

City of San Antonio



AGENDA Board of Adjustment

Development and Business Services
Center
1901 South Alamo

Monday, January 8, 2018

1:00 PM

1901 S. Alamo

At any time during the meeting, the Board of Adjustment may meet in executive session regarding any of the matters posted above for attorney-client consultation in compliance with the Texas Open Meetings Act.

BOARD OF ADJUSTMENT MEMBERSHIP

Mary Rogers - District 7, Chairman

John Kuderer – District 9, Vice-Chair

Roger Martinez – District 10, Pro-Tem Chair

Dr. Lisa Zottarelli – District 1

Alan Neff – District 2

Denise Ojeda – District 3

George Britton – District 4

Maria Cruz – District 5

Jesse Zuniga – District 6

Donald Oroian – District 8

Henry Rodriguez – District Mayor

Alternate Members

Richard Acosta

Jay C. Gragg

Jeffrey Finlay

Paul E. Klein

Seth P. Teel

Edward P. Magallanes

1:00 - Public Hearing - Call to Order

Pledge of Allegiance

1. [18-1265](#) Consideration, discussion, and possible action on proposed amendments to Chapter 35 in response to a Council Consideration Request regarding short term rentals.

2. [18-1204](#) (POSTPONED) A-18-018: A request by Our Casas Resident Council, Inc for 1) an 8.48 foot variance from the 20 foot rear setback to allow homes to be built with an 11.52 foot rear setback and 2) a 250 square foot variance from the 4,000 square foot minimum lot size to allow a home to be built on a 3,750 square foot lot, located at 1814, 1818, and 1822 Santiago Street. (Council District 5)

3. [18-1188](#) A-18-026: A request by Paul D. Easley for 1) a 25 foot variance from the 50 foot front setback along Highway 151 to allow the setback to be 25 feet and 2) a variance from the requirement that landscape bufferyards within the “GC-2” Overlay contain canopy trees to allow a landscaped bufferyard containing only native grass and wildflowers and 3) a variance from the “GC-2” bufferyard standards that require a fence be located on the building side of the landscaped bufferyard to allow a fence on the property line and 4) a variance from the “GC-2” requirement that uses shall be completely screened from view at ground level at a minimum of six feet to allow the use of chain link fencing, located in the 9800 block of West Commerce Street. Staff recommends Approval. (Council District 6)

4. [18-1185](#) A-18-008: A request by Henneke Financial Group, LLC for a special exception to allow a six foot tall solid screen fence in a portion of the front yard, located at 1121 East Crockett Street. Staff recommends Approval. (Council District 2)

5. [18-1258](#) A-18-016: A request by Virginia Hernandez for a special exception to allow a one-operator beauty/barber shop within a single-family home, located at 926 North Pine Street. Staff recommends Approval. (Council District 2)

6. [18-1186](#) A-17-213: A request by Mariana Munante for a four foot and ten inch variance from the five foot side setback to allow a house to be two inches from the side property line, located at 601 and 603 Coleman Street. Staff recommends Denial. (Council District 2)

7. [18-1187](#) A-18-013: A request by Leticia and Luis Reyes for 1) an eight foot variance from the ten foot front setback to allow a carport to remain two feet from the front property line and 2) a four foot and six inch variance from the five foot side yard setback to allow a carport six inches from the side property line and 3) a request for a variance from the prohibition against corrugated or sheet metal fencing to permit unauthorized fencing materials and 4) a special exception to allow a seven foot tall solid screen fence in the front and rear yard of the property, located at 716 Naylor Street. Staff recommends Denial with an Alternate Recommendation. (Council District 3)

8. [18-1199](#) A-18-012: A request by Nataly Jennings for 1) a one foot variance from the five foot side setback requirement to allow a home addition to be four feet from the side property line and 2) a 3'8" variance from the ten foot rear setback to allow a home addition to be 6'4" from the rear property line, located at 318 Refugio Street. Staff recommends Approval. (Council District 1)

9. [18-1207](#) A-18-015: A request by Luciano and Olga Medina for a four foot and eleven inch variance from the five foot side setback to allow a carport to be one inch from the side property line, located at 130 West Green Way Avenue. Staff recommends Denial. (Council District 5)

10. [18-1259](#) A-18-002: A request by Roi Biton for a four foot variance from the five foot side setback to allow a carport to be one foot from the side property line, located at 210 Furnish Avenue. Staff recommends Denial with an Alternate Recommendation. (Council District 5)

11. [18-1283](#) Election of Officers

12. [18-1261](#) Approval of the December 18, 2017 Board of Adjustment meeting minutes

Director's Report: None

Adjournment

Language interpreters are available at the meeting.
For more information call (210) 207-6044.

Hay servicios de traducción simultánea disponibles.
Para más información llame al (210) 207-6044.

This meeting site is accessible to persons with disabilities. Accessible parking is located at the front of the building. Auxiliary Aids and Services, and interpreters for the deaf are also available and must be requested 48 hours prior to the meeting. For assistance, call (210) 207-7720 or 711 (Texas Relay Service for the Deaf).

Este edificio tiene acceso y estacionamiento para personas discapacitadas. Hay Asistencia y servicios auxiliares, y interpretes para los sordos. Estos servicios deben ser pedidos con 48 horas de anticipación. Para asistencia, llame al (210) 207-7720 o al 711 (servicio de transmisión para sordos).