

City of San Antonio



AGENDA Board of Adjustment

Development and Business Services
Center
1901 South Alamo

Monday, December 3, 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

Roger Martinez – District 10, Vice-Chair

Alan Neff – District 2, Pro-Tem Chair

Vacant - District 9,

Dr. Lisa Zottarelli – District 1 Mary Rogers – District 7

Vacant – District 3 George Britton – District 4

Maria Cruz – District 5 Seth Teel – District 6

Donald Oroian – District 8 Henry Rodriguez – District - Mayor

Alternate Members

Kimberly Bragman Jorge Calazo

Arlene B. Fisher Eugene A. Polendo

Roy F. Schaufele Cyra M. Trevino

1:00 - Public Hearing - Call to Order

Pledge of Allegiance

1. [18-6611](#) (POSTPONED) A-18-173: A request by Arturo and Elizabeth Lopez for an appeal of the Director's decision to deny nonconforming use rights, located at 5745, 5679, 5682, 5650, and 5550 Easterling Road. (Council District 6)

2. [18-6612](#) (POSTPONED) BOA-18-900007: A request by James Griffin for 1) a waiver from the 12 month time limitation on subsequent applications, 2) a special exception to allow a predominately open fence to be 8' tall along all property lines, 3) a 12' variance from the 15' Type B landscape bufferyard along the east and south property lines to allow for a bufferyard to be as narrow as 3', 4) a 7' variance from the 10' Type A landscape bufferyard along the north property line to allow for a bufferyard to be as narrow as 3', and 5) to waive the planting requirement for shrubs along the front bufferyard to allow the bufferyard to contain native vegetation only. (Council District 1)
3. [18-6548](#) BOA-18-900006: A request by Claudia Silveira for a special exception to allow the operation of a beauty/barber shop in a home, located at 127 Middlebury Drive. Staff recommends Approval. (Council District 10)
4. [18-6610](#) BOA-18-900011: A request by Maximiliano Garcia for an 866 square foot variance from the minimum 6,000 square foot lot size to allow a lot size to be 5,134 square feet, located at 11307 Gaylord Drive. Staff recommends Approval. (Council District 4)
5. [18-6604](#) A-18-170: A request by Rene Yazguirre for a 4' variance from the 5' side setback requirement to allow a carport to be 1' from the side property line, located at 142 Shasta Avenue. Staff recommends Denial with an Alternate Recommendation. (Council District 3)
6. [18-6606](#) A-18-181: A request by Robert A. Herrera for a special exception to allow a predominantly open steel fence to be 7' tall in the south side and rear yard, located at 5000 South Flores Street. Staff recommends Approval. (Council District 3)
7. [18-6547](#) BOA-18-900005: A request by Raul Martinez for a 4' variance from the 5' side setback requirement to allow a carport to be 1' from the side property line, located at 944 Ruiz Street. Staff recommends Denial with an Alternate Recommendation. (Council District 1)
8. [18-6605](#) BOA-18-900009: A request by Reyes Montemayor for a special exception to allow 1) a 4'3" privacy fence on the side property line within the front yard, and 2) a 6' privacy fence on the side property line within the front yard, located at 6911 Brookfield Drive. Staff recommends Approval. (Council District 6)

9. [18-6608](#) BOA-18-900008: A request by Peter J. DeWitt, Adapt Architecture and Construction LLC for 1) a 7' variance from the 10' Type A landscape bufferyard along the west property line to allow for a 3' deep bufferyard, 2) a 12' variance from the 15' Type B landscape bufferyard along the east property line to allow for a 3' deep bufferyard, 3) a 21' variance from the 30' rear setback requirement to allow a structure to be 9' away from the rear property line, 4) a 20' variance from the required maximum 35' front setback to allow a structure to be 55' away from the front property line, and 5) a request for a variance to allow for parking spaces to be located in front of the structure, located at 106 East Sunset Road. Staff recommends Approval. (Council District 10)

10. [18-6609](#) BOA-18-900010: A request by Eloy Rosales for 1) a special exception to allow a privacy fence to be 8 feet tall on both side property lines and on the rear property line and, 2) a variance from the restriction against corrugated metal as a fencing material to allow for the use of corrugated metal fencing, and 3) a request for a variance from the Clear Vision standards to allow a fence to be within the Clear Vision field, located at 235 Dashiell Street. Staff recommends Denial. (Council District 2)

11. [18-6607](#) Consideration and approval of the November 19, 2018 Board of Adjustment Minutes.

Director's Report: Statement regarding review of complaint.

Adjournment

Spanish interpreters are available at all the meetings. Interpreters for other languages must be requested 48 hours prior to the meeting. For more information or to request an interpreter, call (210) 207-6310. This service is at no cost to our citizens.

Hay servicios de traducción simultánea para español disponibles. Interpretes para otros idiomas deben ser pedidos con 48 horas de anticipación. Para más información o para servicios de traducción, llame al (210) 207- 6310. Esto es un servicio gratis.

ACCESSIBILITY STATEMENT - The Cliff Morton Development and Business Service Center, located at 1901 South Alamo Street, is wheelchair-accessible to persons with disabilities. Accessible parking is located at the front of the building. Auxiliary Aids and Services are available upon request (Interpreters for the Deaf must be requested forty-eight [48] hours prior to the meeting). For Assistance, Call (210) 207-7720 Voice/TTY or 711 (Texas Relay Service for the Deaf).

DECLARACIÓN DE ACCESIBILIDAD - The Cliff Morton Development and Business Service Center está localizado en 1901 South Alamo Street. Este lugar de la reunión es accesible a personas incapacitadas. Se hará disponible el estacionamiento. Ayudas auxiliares y servicios y interpretes para los sordos se deben pedir con cuarenta y ocho [48] horas de anticipación al la reunión. Para asistencia llamar (210) 207-7720) o al 711 (servicio de transmitir para sordos)