

City of San Antonio



AGENDA

Board of Adjustment

Development and Business Services

Center

1901 South Alamo

Monday, July 6, 2020

1:00 PM

Videoconference

Livestream: www.sanantonio.gov/DSD/Boards/MeetingVideos

Telephone Access: 210-206-(LIVE) 5483

**NO IN-PERSON PUBLIC ACCESS TO THIS MEETING. READ BELOW FOR MULTIPLE
WAYS TO PARTICIPATE AND PROVIDE COMMENT.**

BOARD OF ADJUSTMENT MEMBERSHIP

Roger Martinez – District 10, Chair

Dr. Lisa Zottarelli – District 1, Vice-Chair

Donald Oroian – District 8, Pro-Tem

Vacant – District 2 Abel Menchaca Jr – District 3

George Britton – District 4 Maria Cruz – District 5

Seth Teel – District 6 Phillip Manna - District 7

Kimberly Bragman – District 9 Andrew Ozuna - Mayor

Alternate Members

Anne Englert Vacant

Arlene B. Fisher Kevin W. Love

Seymour Battle III Cyra M. Trevino

Jonathan Delmer

To protect the health of the public and limit the potential spread of COVID 19, the Board of Adjustment will hold this meeting via videoconference. These meeting standards are based upon the various suspended provisions of Open Meetings Act issued by the Texas Governor in response to the COVID 19 crisis. These modified standards shall remain in place until further notice or until the state disaster declaration expires or is otherwise terminated by the Texas Governor.

To watch and listen to this meeting, visit www.sanantonio.gov/DSD/Boards/MeetingVideos. To listen to audio only, call 210-206-LIVE (5483)

Members of the public may provide comment on any agenda item, consistent with procedural rules governing the Board of Adjustment meetings and state law. Public comment may be provided as follows:

1. Submit written comments by email or mail by 4pm the day before the meeting to the case manager, these will be read at the time the item is heard, as requested. Please include your full name, home or work address, item # and / or address of the request. These will be read at the time the item is heard.
2. Drop-off a written statement at 1901 S Alamo by 10am. The written statement can be up to 300 words. Please include your full name, home or work address, item # and / or address of the request. These will be read at the time the item is heard.
3. Leave a voice message of a maximum two minutes by dialing 210-206-(ZBOA) 9262 by 10am. Your message will be played during the meeting. Please include your full name, home or work address, item # and / or address of the request and / or address of the request.
4. Sign up to give your comments live during the meeting by leaving your name, telephone number, item # on which you would like to speak on at 210-206-(ZBOA) 9262 by 10am. City staff will call you when your item is up for discussion but cannot guarantee a specific time after 1 pm. Once you join the call, you will be given two minutes to provide your comments.

*Note: Comments may be submitted in Spanish. Written comments, voicemails, and requests to make comments during the meeting live must be received by Thursday, July 2, at 10am to give time for translation.

1:00 - Public Hearing - Call to Order

1. [20-3902](#) (POSTPONED) BOA-19-10300162: A request by David Ranjbar for 1) a 5' variance from the 10' Type A landscape bufferyard requirement to allow a bufferyard to be 5' along the south property line, 2) a 5' variance from the 15' Type B landscape bufferyard requirement to allow a bufferyard to be 10' along the north property line, 3) a 5' variance from the 15' Type B landscape bufferyard requirement to allow a bufferyard to be 10' along the east property line, 4) a 10' variance from the 15' Type B landscape bufferyard requirement to allow a bufferyard to be 5' along the west property line, and 5) a 5' variance from the required 10' side setback to allow a structure to be built 5' from the west property line, located at 105 Stratford Court. (Council District 3) (Dominic Silva, Senior Planner (210) 207-0120, Dominic.Silva@sanantonio.gov, Development Services Department)

2. [20-3995](#) (Continued from 06/15/2020) BOA-20-10300032: A request by Silvia Torres Castaneda for 1) a 6' variance from the required 10' front setback for a carport to be 4' away from the front property line, and 2) a 3'7" variance from 5' required side setback for a carport to be 1'5" away from the side property line, located at 1002 S Pine Street. Staff recommends Denial. (Council District 2) (Azadeh Sagheb, Planner (210) 207-5407, Azadeh.Sagheb@sanantonio.gov, Development Services Department)

3. [20-3920](#) BOA-20-10300054: A request by Fabian Carrillo for a special exception to allow a registration of a one-operator beauty/barber shop within a single-family residence, located at 219 Vista Del Sur Street. Staff recommends Approval. (Council District 5) (Azadeh Sagheb, Planner (210) 207-5407, Azadeh.Sagheb@sanantonio.gov, Development Services Department)

4. [20-3988](#) BOA-20-10300042: A request by Maria Luisa Cantu for a special exception to allow one (1) Type 2 Short Term Rental, located at 215 Terry Court. Staff recommends Denial. (Council District 1) (Kayla Leal, Senior Planner (210) 207-0197, kayla.leal@sanantonio.gov, Development Services Department)

5. [20-3903](#) BOA-20-10300040: A request by Debra Sharp from the Beacon Hill Neighborhood Conservation design standards for 1) a 11'11" variance from the maximum 12' driveway width to allow a 23'11" driveway width, 2) a 14' variance from the maximum 15' curb cut width to allow a maximum of a 29' curb cut, and 3) a 20% variance from the 50% front yard impervious cover limitation to allow 70% of the front yard to be impervious cover, located at 902 West Gramercy Place. Staff recommends Denial. (Council District 1) (Dominic Silva, Senior Planner (210) 207-0120, Dominic.Silva@sanantonio.gov, Development Services Department)

6. [20-3918](#) BOA-20-10300053: A request by Orange Bison Enterprises, LLC for 1) a 663 square foot variance from the 4,000 square foot minimum lot size limitation to allow a lot size to be 3,337 square feet and 2) a 4'6" variance from the 10' minimum rear setback to allow a structure to be 5'6" from the rear property line, and 3) a 2'6" variance from the required 20' minimum separation between garage entrance to property line to allow a garage entrance to be located 17'6" away from the front property line, located at 110 Kearney Street. Staff recommends Approval. (Council District 1) (Azadeh Sagheb, Planner (210) 207-5407, Azadeh.Sagheb@sanantonio.gov, Development Services Department)

7. [20-4003](#) Consideration and Approval of the June 15, 2020 Board of Adjustment Meeting Minutes

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).