

City of San Antonio



AGENDA

Board of Adjustment

Development and Business Services
Center
1901 South Alamo

Monday, August 16, 2021

1:00 PM

(In Person) 1901 S. Alamo

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

**Livestream: www.sanantonio.gov/DSD/Boards/MeetingVideos
Telephone Access: 210-206-LIVE (5483)**

BOARD OF ADJUSTMENT MEMBERSHIP

Donald Oroian – District 8, Chair

Andrew Ozuna – Mayor, Vice-Chair

Seth Teel – District 6, Pro-Tem

Vacant – District 1 Vacant – District 2

Abel Menchaca Jr – District 3 George Britton – District 4

Maria Cruz – District 5 Phillip Manna – District 7

Kimberly Bragman - District 9 Jonathan Delmer – District 10

Alternate Members

Vacant Vacant

Arlene B. Fisher Kevin W. Love

Vacant Cyra M. Trevino

Vacant

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

1. Submit written comments by email or mail by 4pm the day before the meeting to the case manager or drop off written comments at 1901 S Alamo by 10am on the day of the Meeting. Please include your full name, home or work address, item # and / or address of the request. Written comments will be part of the official written record only.
2. Leave a voice message of a maximum two minutes by dialing 210-206-(ZBOA) 9262 by 10am the day of the meeting. 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

*Note: Comments may be submitted in Spanish. Written comments and voice mails must be received the day prior to the meeting, at 10am to give time for translation.

11:00 am: Work Session - Tobin Room - Briefing on House Bill 1475

Pledge of Allegiance

1. [21-4730](#) (WITHDRAWN) BOA-21-10300068: A request by Michael Starnes for 1) 8' variance to the maximum 16' sign height to allow for a sign height of 24', and 2) a 75 sq. ft. variance from the maximum 75 sq. ft. sign size to allow a 150 sq. ft. sign, located at 5534 University Heights. (Kayla Leal, Senior Planner, (210) 207-0197, Kayla.Leal@sanantonio.gov, Development Services Department)
2. [21-5159](#) BOA-21-10300092: A request by Eric Schneeman for an Appeal to an Administrative Official (OHP) Decision, located at 1907 West Kings Highway. Staff recommends Denial. (Council District 1) (Kayla Leal, Senior Planner (210) 207-0197, kayla.leal@sanantonio.gov, Development Services Department)
3. [21-5152](#) (Continued from 08/02/2021) BOA-21-10300073: A request by Javier Martinez for 4' 11" variance from the minimum 5' side setback to allow an attached carport to be 1" from the side property line, located at 1018 Vanderbilt Street. Staff recommends Denial with an Alternate Recommendation. (Council District 3) (Roland Arsate, Planner (210) 207-3074, Roland.Arsate@sanantonio.gov, Development Services Department)

4. [21-5155](#) BOA-21-10300072: A request by Catherine Garza for a 2' special exception from the maximum height of 6' to allow a side and rear yard fence to be 8' tall, located at 13202 Creek Dawn. Staff recommends Approval. (Council District 8) (Kayla Leal, Senior Planner (210) 207-0197, kayla.leal@sanantonio.gov, Development Services Department)
5. [21-5156](#) BOA-21-10300082: A request by Geoffrey Schnipper for a 2' special exception from the 6' fence height maximum to allow an 8' wooden privacy fence along the side and rear property lines, located at 2645 Pebble Valley. Staff recommends Approval. (Council District 10) (Roland Arsate, Planner (210) 207-3074, Roland.Arsate@sanantonio.gov, Development Services Department)
6. [21-5160](#) BOA-21-10300091: A request by Maria & Vicki Lira for a variance from the permitted fencing material to allow a corrugated metal fence, located at 3002 Briarfield Drive. Staff recommends Denial. (Council District 1) (Roland Arsate, Planner (210) 207-3074, Roland.Arsate@sanantonio.gov, Development Services Department)
7. [21-5154](#) BOA-21-10300085: A request by Henry Banowsky for a 251 square foot variance from the minimum lot size requirement of 4,000 square feet to allow a lot size of 3,749 square feet, located at 1301 South Hamilton Street. Staff recommends Approval. (Council District 5) (Roland Arsate, Planner (210) 207-3074, Roland.Arsate@sanantonio.gov, Development Services Department)
8. [21-5157](#) BOA-21-10300078: A request by Doronio Filamor for a 9' 9" variance from the minimum 10' front setback to allow a carport to be 1" away from the front property line, located at 10318 Coral Village. Staff recommends Approval. (Council District 4) (Kayla Leal, Senior Planner (210) 207-0197, kayla.leal@sanantonio.gov, Development Services Department)
9. [21-5153](#) BOA-21-10300081: A request by Mary McGehee for 4' 11" variance from the minimum 5' side setback to allow an attached carport to be 1" from the side property line, located at 223 West Mayfield Boulevard. Staff recommends Denial with an Alternate Recommendation. (Council District 3) (Roland Arsate, Planner (210) 207-3074, Roland.Arsate@sanantonio.gov, Development Services Department)

10. [21-5158](#) BOA-21-10300088: A request by Rene LaFuente for 1) a 4' 6" variance from the minimum 5' side setback to allow an attached carport to be 6" away from the side property line, 2) a 3' variance from the minimum 10' front setback to allow an attached carport to be 7' away from the front property line, and 3) a special exception to allow a predominately open front yard fence to be 6' 8" tall, located at 1710 West Olmos Drive. Staff recommends Denial with an Alternate Recommendation. (Council District 1) (Kayla Leal, Senior Planner (210) 207-0197, kayla.leal@sanantonio.gov, Development Services Department)

11. [21-5161](#) BOA-21-10300093: A request by Edward Ramirez for a 3' variance from the minimum 5' side setback to allow an attached carport with 4" gutters to be 2' from the side property line, located at 3815 West Houston Street. Staff recommends Denial with an Alternate Recommendation. (Council District 5) (Roland Arsate, Planner (210) 207-3074, Roland.Arsate@sanantonio.gov, Development Services Department)

12. [21-5162](#) Consideration and approval of August 2, 2021 Board of Adjustment meeting minutes.

Director's Report: Update on Board of Adjustment appointments

Adjournment

ACCESSIBILITY STATEMENT - 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). 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).

DECLARACIONES DE ACCESIBILIDAD - Los intérpretes para sordos deben solicitarse cuarenta y ocho [48] horas antes de la reunión. Para obtener asistencia, llame al (210) 207-7720 Voice/TTY o 711 (Servicio de Retransmisión de Texas para sordos). 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).

Simultaneous translation services for Spanish are available. Interpreters for other languages must be ordered 48 hours in advance. For more information or for translation, call (210) 207-0121.
This is a free service.

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- 0121. Esto es un servicio gratis.

En cualquier momento durante la reunión, la Comisión de Zonificación puede reunirse en sesión ejecutiva para consultar con la Oficina del Fiscal de la Ciudad en relación con asuntos de abogados y clientes bajo el Capítulo 551 del Código del Gobierno de Texas.