BOARD OF ADJUSTMENT
AGENDA - *Amended*
August 6, 2014

The City of Alamo Heights Board of Adjustment will hold its regularly scheduled monthly meeting at the City's *temporary offices located at 1248 Austin Hwy #220*, San Antonio, Texas, on Wednesday, August 6, 2014, at 5:30 p.m., to conduct the following business:

A. CALL MEETING TO ORDER

B. APPROVAL OF MINUTES – July 2, 2014

C. EXECUTIVE SESSION

The Board of Adjustment will convene into a closed meeting as authorized by Section 551.071 (2) of the Texas Government Code to consult with its attorney on a matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Open Meetings Act.

D. CASES:

Case No. 2218 – 123 Alta Ave.
Application of Artisans at Work, applicant, requesting the following variance(s) to replace a front porch at the property located at 123 Alta Ave., zoned SF-B:

1) A front yard setback of 22.08 ft instead of the minimum 25 ft required per Section 3-14,
2) A side yard setback of 3.42 ft instead of the minimum 6 ft required per Section 3-15(2), and
3) The proposed does not meet height looming standards per Section 3-19(2)(a) of the City's Zoning Code.

Case No. 2217 – 804 Patterson Ave.
Application of Walter J. Buzzini, III, owner, requesting the following variance(s) to construct an accessory structure at the property located at 804 Patterson Ave., zoned SF-A:

1) The accessory structure is not subordinate to the main structure as per Section 3-2(A) of the City's Zoning Code. *Rescheduled for September 03, 2014 meeting at applicant's request.*

Case No. 2216 – 108 Morton St.
Application of Frances McDougall, applicant, requesting the following variance(s) to construct stairs in the front setback at the property located at 108 Morton St., zoned SF-A:

1) A 9.5ft front yard setback instead of the minimum 30 ft front yard setback as per Section 3-14 and
2) The impervious coverage within the front yard setback exceeds the maximum 30% required per Section 3-18 of the City's Zoning Code.

Case No. 2219 - 4600 Broadway
Application of Patrick Christensen, applicant, representing University of the Incarnate Word, owner, to construct a new commercial building at the property located at 4600 Broadway, zoned B-1:

1) A 4ft landscape area on the south side of the property (Burr Rd) instead of the minimum 8 ft landscape area required as per Section 3-70(1),

2) A 4.5ft landscape area on the west side of the property (Broadway St) instead of the minimum 8 ft landscape area required as per Section 3-70(1),
3) A 0ft landscape area on the western half of the north side of the property instead of the minimum 8ft landscape area required as per Section 3-70(1),
4) An 8ft landscape area on the eastern half of the north side of the property instead of the minimum 15ft landscape area required per Section 3-70(2), and
5) An 8ft landscape area on the east side of the property instead of the minimum 15ft landscape area required per Section 3-70(2) of the City's Zoning Code.

Case No. 2220 - 4600 Broadway
Application of Patrick Christensen, applicant, representing University of the Incarnate Word, owner, to authorize the use of some compact parking spaces in lieu of standard (9' x 20') parking spaces and a reduction in the required number of parking spaces in the event applicant does not receive a sufficient reduction in landscape buffers to accommodate 43 parking space required per Section 3-84(2) of the City's Zoning Code.

E. GENERAL DISCUSSION ITEM(S)

None

F. ADJOURNMENT

The Board of Adjustment reserves the right to retire to closed session whenever it is considered necessary and legally justified under the Texas Government Code, Subchapter D, Sections 551.071 et. seq., including, but not limited to consultation with attorney, real property, prospective gifts, personnel matters, exclusion of witnesses, security devices and economic development matters.

DISABILITY ACCESS STATEMENT

This meeting site is wheelchair accessible. The accessible entrance is located at 1248 Austin Hwy #220. Accommodations or interpretive services are available upon request and must be made seventy-two [72] hours prior to the meeting. For assistance, call the City Secretary at (210) 832-2209.

CERTIFICATE

I certify that the above notice of meeting was posted on the bulletin board at the temporary offices at *1248 Austin Hwy #220* of the City of Alamo Heights, Texas, on July 31, 2014 at 4:30 p.m.

Jennifer Reyna

Jennifer Reyna
City Secretary