



## BOARD OF ADJUSTMENT

### AGENDA April 04, 2018

The City of Alamo Heights Board of Adjustment will hold its regularly scheduled monthly meeting at the Council Chambers of the City of Alamo Heights, located at 6116 Broadway St, San Antonio, Texas, on Wednesday, April 04, 2018, at 5:30 p.m., to conduct the following business:

**A. CALL MEETING TO ORDER**

**B. APPROVAL OF MINUTES** – January 03, 2018

**C. CASES:**

**Case No. 2270 – 1001 Townsend *Approved as requested***

Application of Brita Pearson of LPA, Inc., applicant, representing Alamo Heights Independent School District (AHISD), owner, requesting the following variance(s) in order to add to construct a new fine arts and music building, revised entry, and new linear park at Cambridge Elementary School at the property located at 1001 Townsend, zoned MF-D:

1. A 3ft side yard setback to the playground instead of the minimum 15ft required per Section 3-45(2)(a)
2. A 6ft rear yard setback to the east of the Fine Arts Building instead of the minimum 25ft required per Section 3-46
3. Proposed off-street parking is not contiguous to the property as required per Section 3-49
4. Proposed off-street parking is not behind the front face of the building as required per Section 3-49(1)
5. No screening fence to proposed off-street parking instead of the minimum 3ft screening fence required to public rights-of-way per Section 3-49(2)
6. A proposed 6ft landscape area instead of the minimum 8ft area required per Section 3-49(4)(a)
7. A proposed 6ft landscape area instead of the minimum 8ft area required per Section 3-50(1)
8. A proposed 16ft front yard landscape area on Townsend instead of the minimum 20ft required per Section 3-50(4)
9. Zero trees proposed for every 25ft in rights-of-way instead of the minimum one required per Section 3-50(5)
10. Zero proposed planting strip in rights-of-way for street trees instead of the minimum 5ft required per Section 3-50(6)
11. The proposed sidewalks are not compliant with the minimum required of 5ft ADA compliant sidewalks in rights-of-way
12. The proposed parking does not meet the minimum special parking regulations per Section 3-84(1)(g) and
13. Zero mitigation fee instead of the required per Section 3-84(8)(a) of the City's Zoning Code.

**D. EXTENSIONS**

None

**E. ADJOURNMENT**

#### DISABILITY ACCESS STATEMENT

This meeting site is wheelchair accessible. The accessible entrance is located at 6116 Broadway St. Accessible visitor parking spaces are located at the rear entrance of City Hall. 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 City Hall of the City of Alamo Heights, Texas, on March 29, 2018 at 2:30 p.m.

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Jennifer Reyna  
City Secretary