

**City of Alamo Heights**  
**BOARD OF ADJUSTMENT**  
**MINUTES**

August 02, 2017

The Board of Adjustment held a regular meeting at the Council Chambers of the City of Alamo Heights located at 6116 Broadway St, San Antonio, Texas on Wednesday, August 02, 2017, at 5:30 p.m.

Members present and composing a quorum of the Board:

Bill Orr, Chairman  
Lott McIlhenny  
Jimmy Satel  
Wayne Woodard  
Hall Hammond, Alternate

Members absent:

None

Staff members present:

Jason B. Lutz, Director of Community Development Services  
Lety Hernandez, Planner  
Eli Briseno, Combination Inspector

\*\*\*\*\*

The meeting was called to order by Chairman Orr at 5:31 p.m.

\*\*\*\*\*

Mr. Hammond moved to approve the minutes of the July 12, 2017 meeting as presented. Mr. McIlhenny seconded the motion.

The motion was approved with the following vote:

FOR: Orr, Hammond, McIlhenny, Satel, Woodard  
AGAINST: None

\*\*\*\*\*

**Case No. 2263 – 216 Claiborne Way**

Application of Troy Jessee Construction, applicant, representing Arther & Lorrie Uhl, owners, requesting the following variance(s) in order to add to the existing single family residence at the property located at 216 Claiborne Way, zoned SF-A:

- 1) Zero (0) covered parking spaces instead of the minimum two (2) required per Section 3-21 of the City's Zoning Code.

Mr. Lutz presented the case. The owners and a representative of the contractor was present and addressed the board.

The contractor spoke regarding the topography of the lot and added that it would be costly to excavate due to rock, etc. An open discussion followed.

Mr. Satel moved to approve the variances as requested. Mr. McIlhenny seconded the motion.

The motion was approved with the following vote:

FOR: Orr, Hammond, McIlhenny, Satel

AGAINST: Woodard

\*\*\*\*\*

**Case No. 2264 – 415 Evans Ave**

Application of Courtney Collins, owner, requesting the following variance(s) in order to construct a fence at the property located at 415 Evans Ave, zoned SF-A:

- 1) A proposed eight (8) foot high fence within the minimum required portion of a front yard instead of the maximum three (3) foot high allowed per Section 3-81(6) of the City's Zoning Code.

Mr. Lutz presented the case. The owners were present and addressed the board.

The board expressed concerns regarding the height at the proposed location. They suggested landscaping to provide privacy instead of utilizing an actual fence structure. Mrs. Collins spoke regarding her existing pool, and pools at the neighboring properties, that are affected due to her lot being lower than the one behind her. She informed that that property owner was concerned with privacy as well due to the removal of the existing fence. She added that there was also a safety concern as the pools required a minimum height per the building code. An open discussion followed between the applicant and the board regarding other options for the fence height and location.

Mr. McIlhenny moved to approve a six (6) foot high fence at fifteen (15) feet from the front property line. Mr. Satel seconded the motion.

The motion was approved with the following vote:

FOR: Orr, Hammond, McIlhenny, Satel, Woodard

AGAINST: None

\*\*\*\*\*

Mr. Hammond spoke regarding the lack of board members. Mr. Lutz responded.

\*\*\*\*\*

There being no further business, Mr. Hammond moved to adjourn the meeting, seconded by Mr. McIlhenny, and unanimous vote to support the motion. The meeting was adjourned at 6:20 p.m.

\*\*\*\*\*

**THE PROCEEDINGS OF THE MEETING ARE ALSO DIGITALLY RECORDED, AND THESE MINUTES ARE ONLY A SUMMARY OF THE MEETING. THESE MINUTES ARE NOT A VERBATIM TRANSCRIPT OF THE PROCEEDINGS AND DO NOT PURPORT TO INCLUDE ALL IMPORTANT EVIDENCE PRESENTED OR STATEMENTS MADE.**



\_\_\_\_\_  
Bill Orr, Chairman  
(Board Approval)

10.4.17

\_\_\_\_\_  
Date Signed & Filed



\_\_\_\_\_  
Lety Hernandez, Planner  
Community Development Services