

City of Alamo Heights
BOARD OF ADJUSTMENT
MINUTES

October 04, 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, October 04, 2017, at 5:30 p.m.

Members present and composing a quorum of the Board:

Bill Orr, Chairman
Lott McIlhenny
David Rose
Jimmy Satel
Sean Caporaletti, Alternate

Members absent:

Wayne Woodard
Hall Hammond, Alternate

Staff members present:

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

The meeting was called to order by Chairman Orr at 5:30 p.m.

Mr. McIlhenny moved to approve the minutes of the August 02, 2017 meeting as presented.
Mr. Satel seconded the motion.

The motion was approved with the following vote:

FOR: Orr, McIlhenny, Rose, Satel, Caporaletti
AGAINST: None

The board introduced and welcomed the new members – David Rose and Sean Caporaletti, Alternate.

AGAINST: None
FOR: Orr, McIlhenny, Rose, Satel, Caporaletti
The motion was approved with the following vote:

Mr. Satel moved to approve the variances as requested. Mr. McIlhenny seconded the motion.
Mr. Lutz presented the case. The owners were present and addressed the board.

1. A proposed side yard setback on the west side of 2ft 7-3/8inches instead of the minimum 6ft required per Section 3-15(2)
 2. A proposed west side eave/overhang setback of 7-3/8inches instead of the minimum 4ft required per Section 3-81(6)(a) and
 3. The proposed west addition does not meet looming standards per Section 3-19(2)(a) of the City's Zoning Code.
- Application of Mr. & Mrs. Denham, owners, requesting the following variance(s) in order to add to the rear of the existing main structure at the property located at 328 Blue Bonnet, zoned SF-A:

Case No. 2266 – 328 Blue Bonnet

AGAINST: None
FOR: Orr, McIlhenny, Rose, Satel, Caporaletti
The motion was approved with the following vote:

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

Mr. Lutz presented the case. John Grable, FAIA, was present and addressed the board. The owners were also present. Mr. Grable spoke regarding the preservation of the existing 22-inch Oak tree and spoke to the history of the German masonry home that remained adding that the Balthrop wanted to preserve it. Mr. Grable went on to say they were trying to recreate the porch while preserving the tree in order to accomplish.

1. A proposed 22 foot 10-15/16 inch front yard setback instead of the minimum 30ft required per Section 3-14 of the City's Zoning Code.
- Application of John Grable, FAIA, applicant, representing William and Sue Balthrop, owners, requesting the following variance(s) in order to add to the front of the proposed main structure at the property located at 415 La Jara, zoned SF-A:

Case No. 2265 – 415 La Jara

Chairman Orr asked about training for the new members adding that he would like to be involved. Mr. Lutz responded.

Mr. Lutz informed that there would be an Open House for the proposed amendments to the current sign code. He provided dates and times.

There being no further business, Mr. SateI moved to adjourn the meeting, seconded by Mr. McIlhenny, and unanimous vote to support the motion. The meeting was adjourned at 5:50 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.

Kevin A. Steward for Bill Orr
Bill Orr, Chairman
(Board Approval)

12/6/17
Date Signed & Filed

[Signature]
~~Lety Hernandez, Planner~~
Community Development Services