BOARD OF ADJUSTMENT
AGENDA
November 04, 2026
RESULTS

Take notice that a regular meeting of the Board of Adjustment of the City of Alamo Heights will be held on **Wednesday, November 04, 2026, at 5:30 p.m.** in the City Council Chamber, located at 6116 Broadway St, San Antonio, Texas, 78209, to consider and act upon any lawful subjects which may come before it.

This supplemental written notice, the meeting agenda, and the agenda packet, are posted online at www.alamoheightstx.gov.

A. CALL MEETING TO ORDER

B. APPROVAL OF MINUTES – October 07, 2026 *Approved as presented*

C. CASES

Case No. 2482 – 202 Rosemary Ave
Application Paul Graves, owner, requesting the following self-identified variance(s) in order construct a storage shed attached to the main structure on the property located at **CB 5571A BLK 7 Lot 1,2,3 & 4# C55-14998**, also known as **202 Rosemary Ave,** zoned SF-A:

1. The proposed 40.37% lot coverage exceeds the maximum 40.00% allowed per Section 3-17 of the City's Zoning Code.
2. The proposed floor area ratio (FAR) of .5103 exceeds the maximum of .50 allowed with bonuses per Section 3-18 of the City's Zoning Ordinance.
3. A proposed 6ft 5-5/8in rear yard setback to the attached shed instead of the minimum 20ft per Section 3-16(1) of the City's Zoning Ordinance. *(Tabled from 10/07/2026 regular meeting.)(Rescheduled for the December 2, 2026 regular meeting)*

Case No. 2483 – 135 Cardinal Ave
Application of Myles Caudill of Caudill Homes, applicant, representing Vincint Sullivan, owner, requesting the following self-identified variance(s) in order to construct an addition and raise the roof of the main structure on the property located at **CB 4024 BLK 160 LOT 17, E 35 FT OF 18**, also known as **135 Cardinal Ave,** zoned SF-A:

1. A proposed 4ft 11in side yard setback to the west side of the main structure instead of the minimum 6ft side yard setback required per Section 3-15(2), and
2. The proposed roof overhang encroaches into the minimum 5ft setback for projections as required per Section 3-82(3)(a), and
3. The proposed 12ft 6in height on the west elevation exceeds the height looming standard for the main structure by 2ft 8in instead of the 9ft 10in allowed for a 4ft 11in side yard setback per Section 3-19(2) of the City's Zoning Code. *Approved as requested.*

D. ADJOURNMENT

The Board of Adjustment reserves the right to adjourn into executive session at any time to discuss any of the matters listed on the agenda as authorized by the Texas Government Code §551.071, (Consultation with Attorney) or any other exception authorized by Chapter 551 of the Texas Government Code.

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, October 26, 2026, at 1:00 p.m.

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Elsa Robles
City Secretary