

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

December 06, 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, December 06, 2017, at 5:30 p.m.

Members present and composing a quorum of the Board:

Wayne Woodard, Acting Chairman
Lott McIlhenny
David Rose
Jimmy Satel
Sean Caporaletti, Alternate
Hall Hammond, Alternate

Members absent:

Bill Orr, Chairman

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 Woodard at 5:30 p.m.

Mr. McIlhenny arrived at joined quorum at 5:32pm.

Mr. Satel moved to approve the minutes of the October 04, 2017 meeting as presented. Mr. Hammond seconded the motion.

The motion was approved with the following vote:

FOR: Woodard, McIlhenny, Rose, Satel, Hammond

AGAINST: None

Case No. 2267 – 505 Lamont

Application of Randy Rogers of Blue Heron Designs representing Greg and Cheryl Jackson, owners, requesting the following variance(s) in order to replace an existing fence at the front property line and construct a new side yard fence at the property located at 505 Lamont, zoned SF-A:

1. A proposed fence height of 5ft 11½ inches within the minimum 30ft front yard setback instead of the maximum 3ft allowed per Section 3-81(6) of the City's Zoning Code.

Mr. Lutz presented the case. Mr. Rogers addressed the board and spoke regarding the project.

After further discussion and clarification, Mr. Satel moved to approve the variance as requested without setting precedent. Mr. Rose seconded the motion.

The motion was approved with the following vote:

FOR: Woodard, McIlhenny, Rose, Satel, Caporaletti

AGAINST: None

Case No. 2268 – 310 Castano

Application of Jack R Brammell of Keith Zars Pools, Ltd representing Jared and Brooke Meabon, owners, requesting the following variance(s) in order to construct a swimming pool at the property located at 310 Castano, zoned SF-A:

1. A proposed side yard setback of 7 inches to the proposed pool pad and equipment instead of the minimum 3ft required per Section 3-15 of the City's Zoning Code.

Mr. Lutz presented the case noting that fire access was an issue. Jack Brammell addressed the board. The owners were present and addressed the board.

Mr. Satel expressed concerns and an open discussion followed regarding access and the neighboring property.

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

The motion was approved with the following vote:

FOR: Woodard, McIlhenny, Rose, Satel, Caporaletti

AGAINST: None

Case No. 2261 – 611 Alamo Heights

Request by Kris Feldmann, AIA, applicant, for a 90-day extension. The board voted unanimously to approve the 90-day extension.

Mr. Lutz spoke regarding an upcoming project involving construction of a new multi-family building.

There being no further business, Mr. McIlhenny moved to adjourn the meeting, seconded by Mr. Caporaletti, and unanimous vote to support the motion. The meeting was adjourned at 6:18 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.



Wayne Woodard, Acting Chairman
(Board Approval)

1-3-18

Date Signed & Filed



Lety Hernandez, Planner
Community Development Services