CITY OF ALAMO HEIGHTS
COMMUNITY DEVELOPMENT SERVICES DEPARTMENT
6116 BROADWAY
SAN ANTONIO, TX 78209
210-826-0516

Board of Adjustment Meeting
Wednesday, December 02, 2026 – 5:30 P.M.

Take notice that a regular meeting of the Board of Adjustment of the City of Alamo Heights will be held on **Wednesday, December 02, 2026, at 5:30pm** in the City Council Chambers, located at 6116 Broadway St, San Antonio, Texas, 78209, to consider and act upon any lawful subjects which may come before it.

Case No. 2482 – 202 Rosemary Ave (*Amended Request*)
Application of Paul Graves, owner, requesting the following ~~*self-identified*~~ variance(s) in order to construct a *new addition to the existing single-family structure and a detached* storage shed ~~*attached to the main structure*~~ on the property located at **CB 5571A BLK 7 Lot 1,2,3 & 4**, 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.*~~ (No Variance Requested)
2. The proposed floor area ratio (FAR) of ~~*0.5103*~~ *0.5254* exceeds the maximum of 0.50 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.*~~ (No Variance Requested)

Plans may be viewed online* (www.alamoheightstx.gov/departments/planning-and-development-services/public-notices) and at the Community Development Services Department located at 6116 Broadway St. You may also contact Garrett Pringle, Planner, (gpringle@alamoheightstx.gov), Tyler Brewer, Senior Planner, (tbrewer@alamoheightstx.gov), or Lety Hernandez, Director, (lhernandez@alamoheightstx.gov) by email or our office at (210) 826-0516 for additional information regarding this case. Please note floor plans will not be available online.

EXISTING CONDITIONS – FRONT



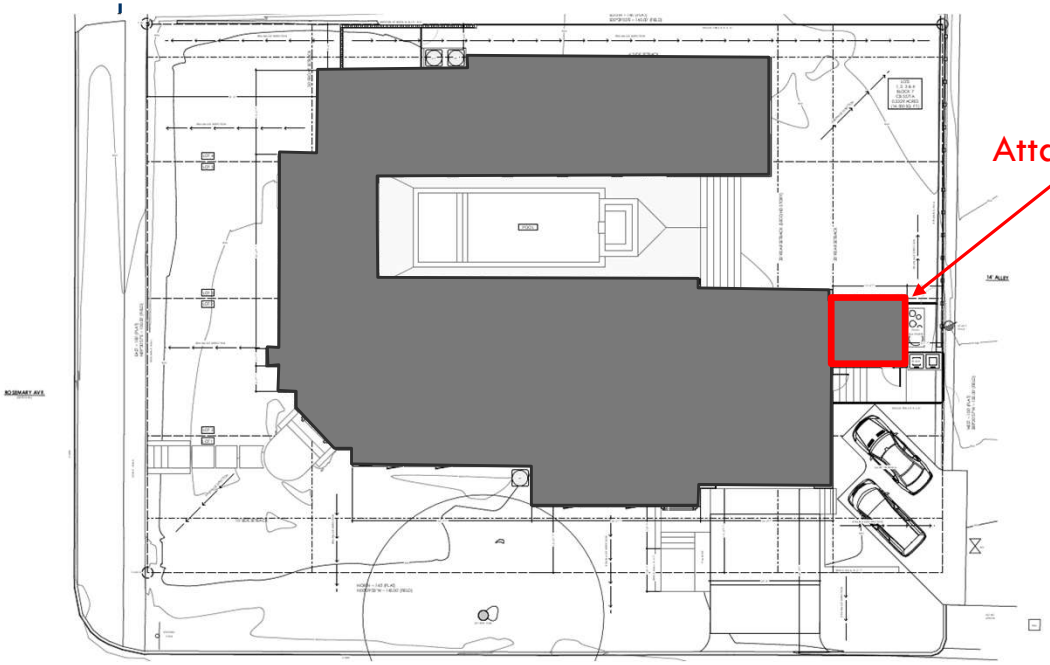


EXISTING CONDITIONS – SIDE (WEST)

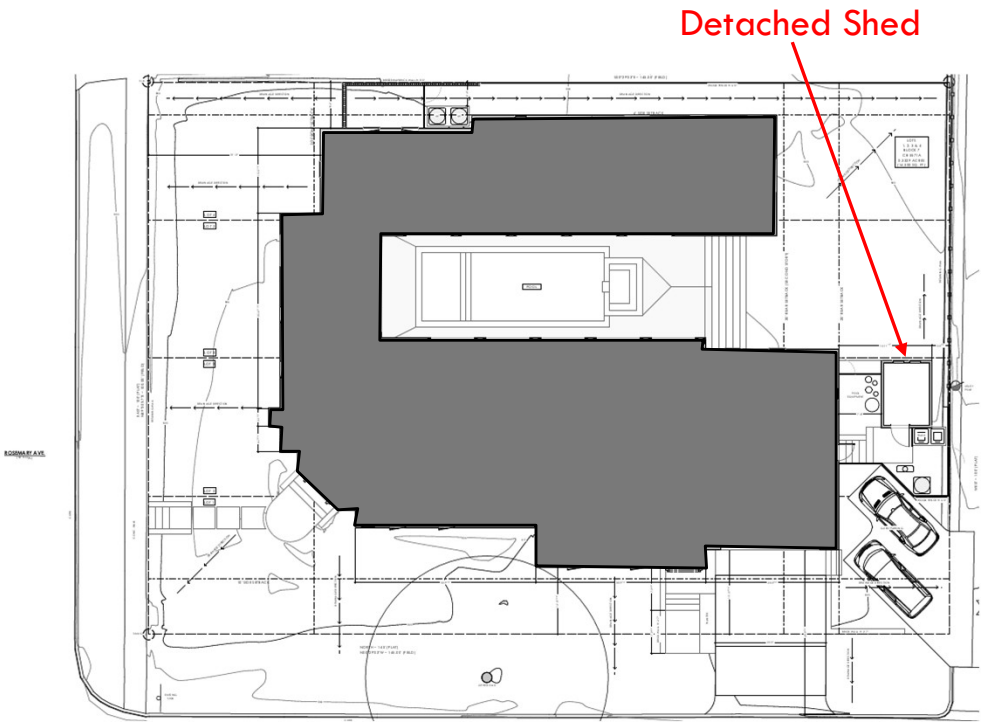




SITE PLAN

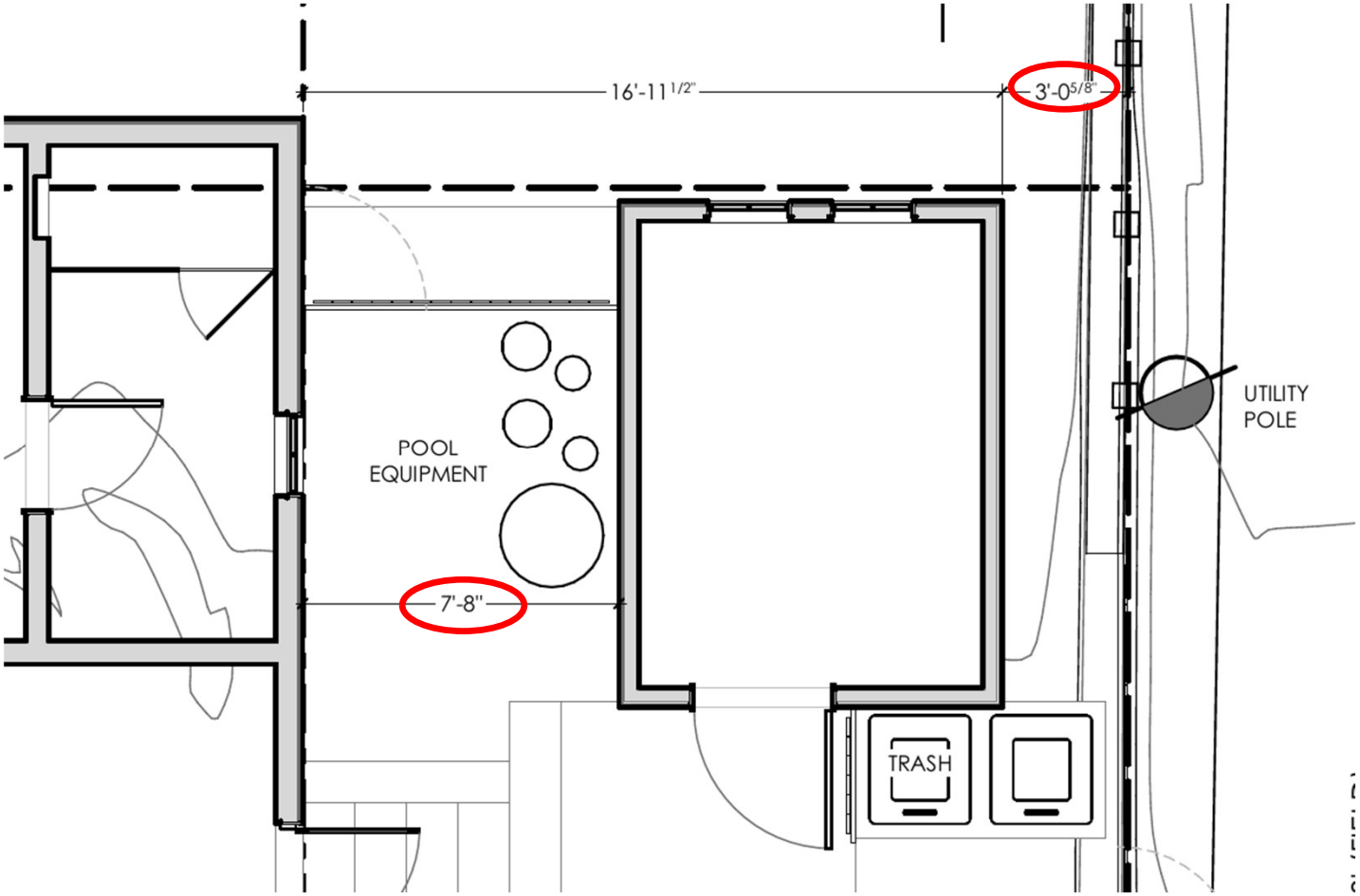


Previous Proposal



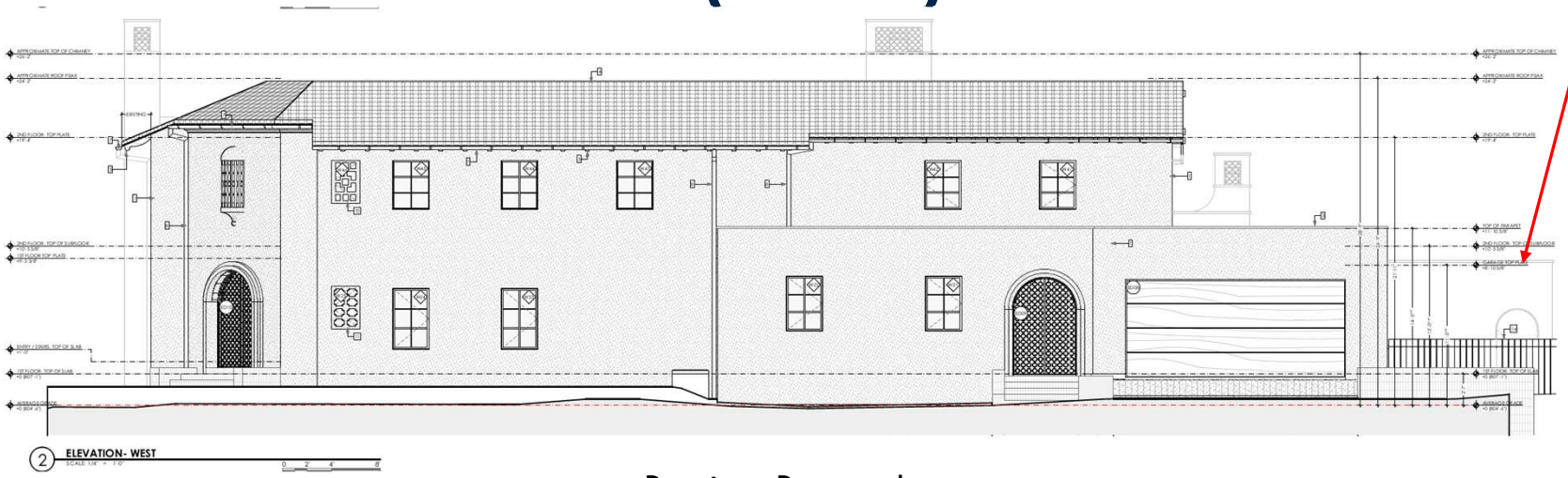
New Proposal

NEW SITE PLAN - ZOOM



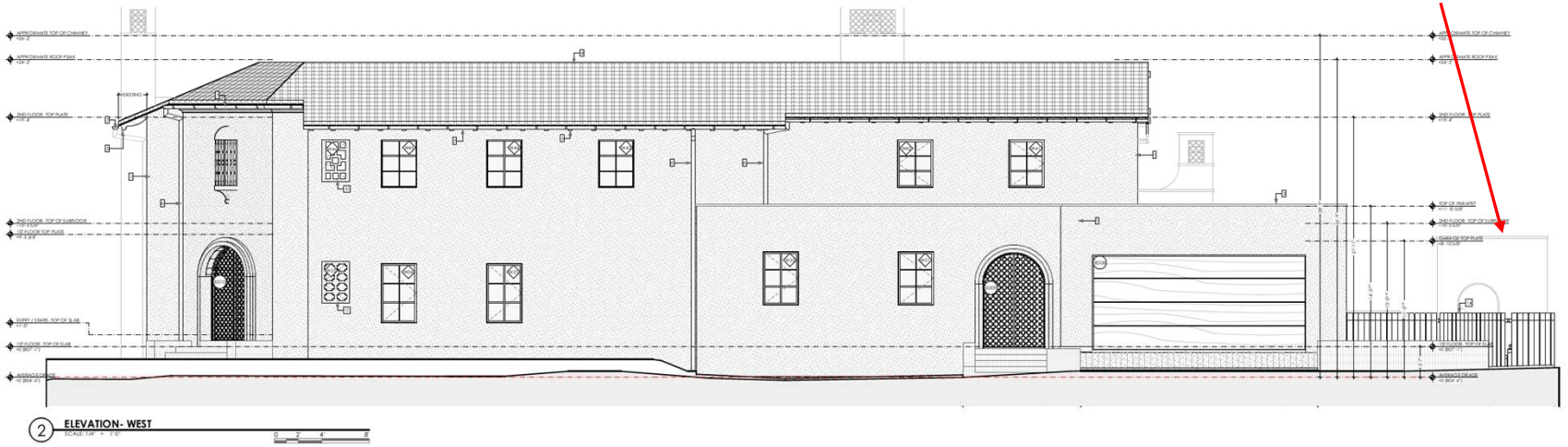
ELEVATION – SIDE (WEST)

Attached Shed



Previous Proposal

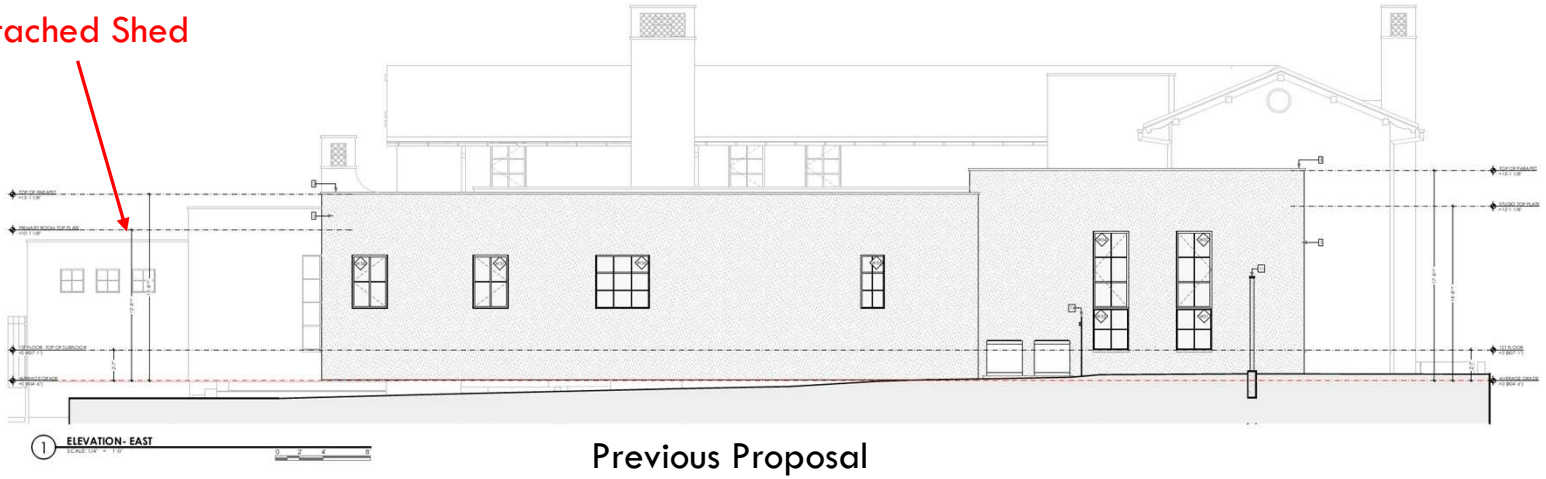
Detached Shed



New Proposal

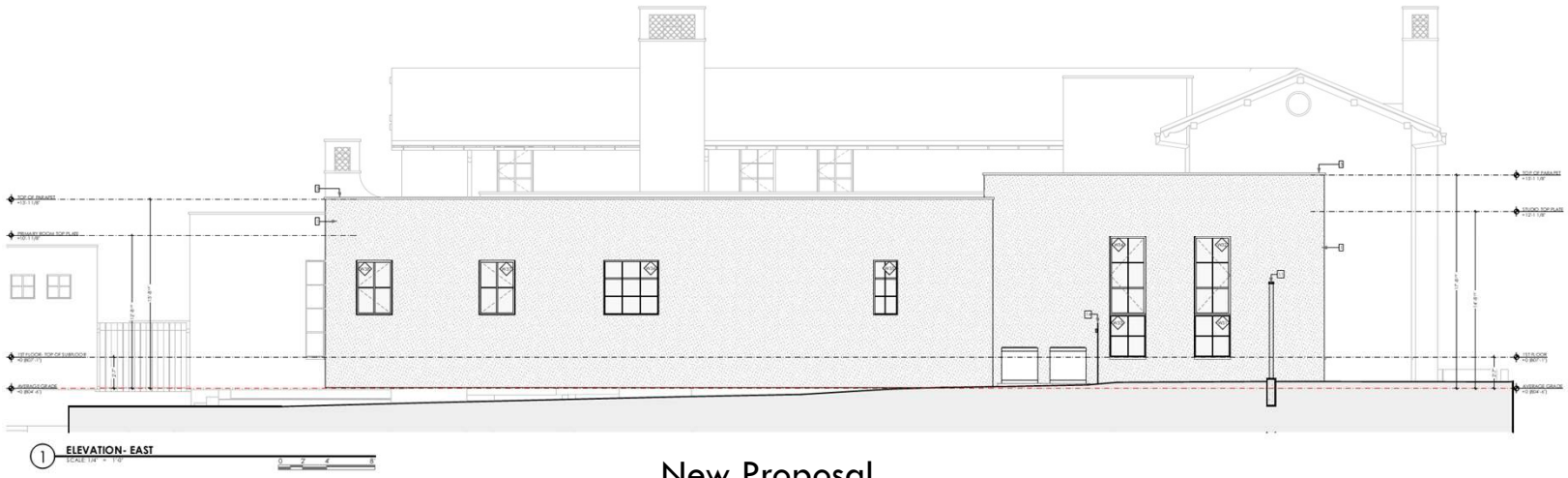
ELEVATION – SIDE (EAST)

Attached Shed



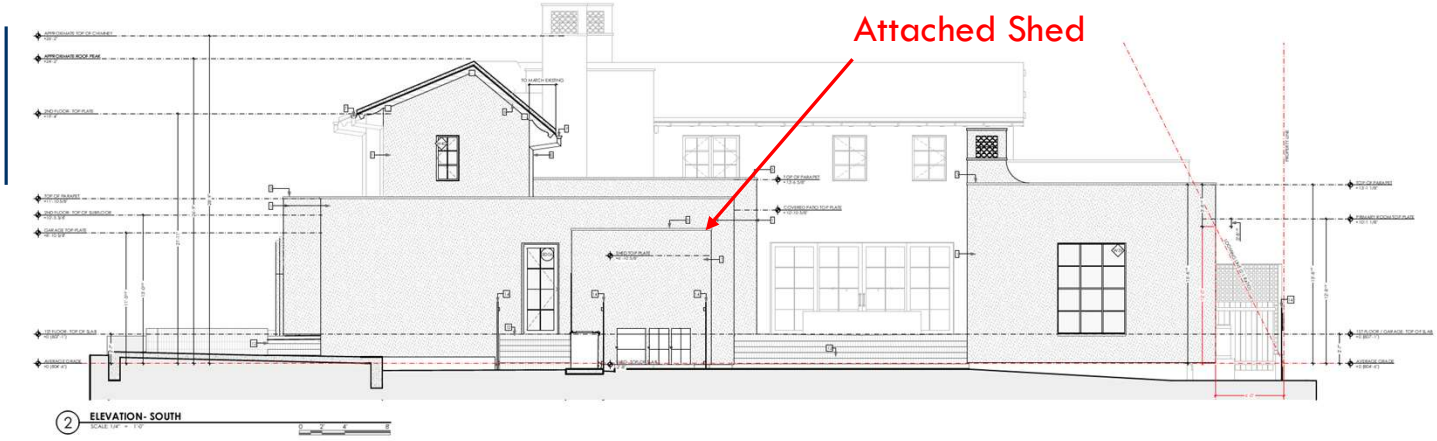
Previous Proposal

Detached Shed

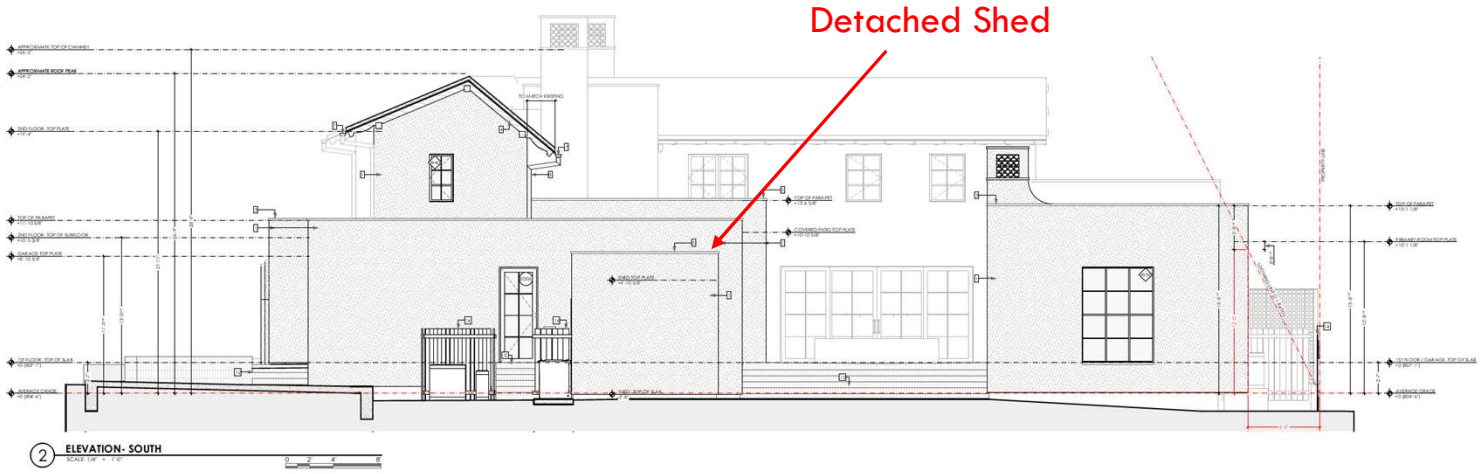


New Proposal

ELEVATION – REAR

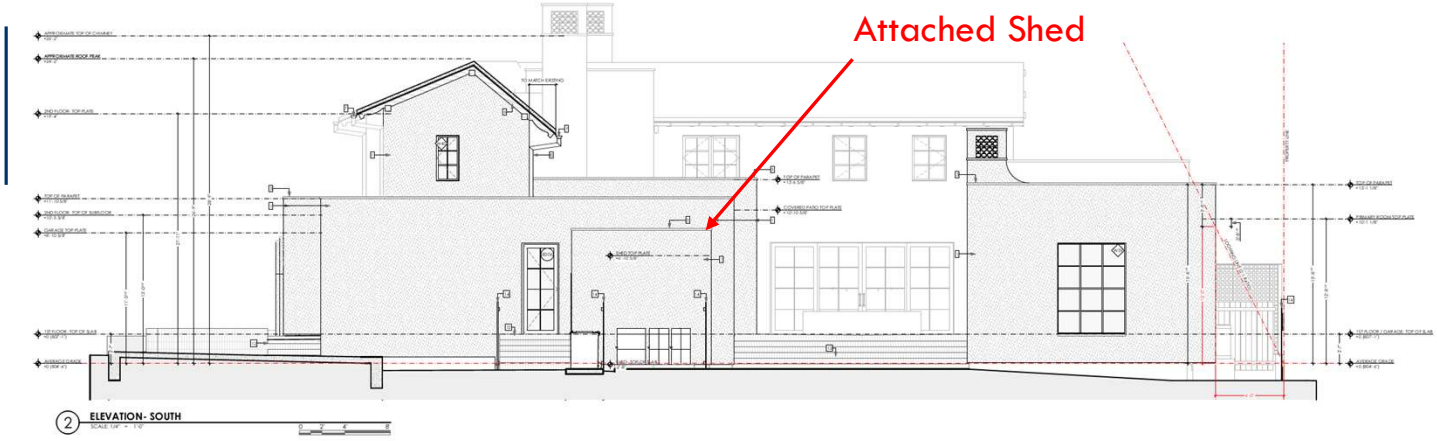


Previous Proposal

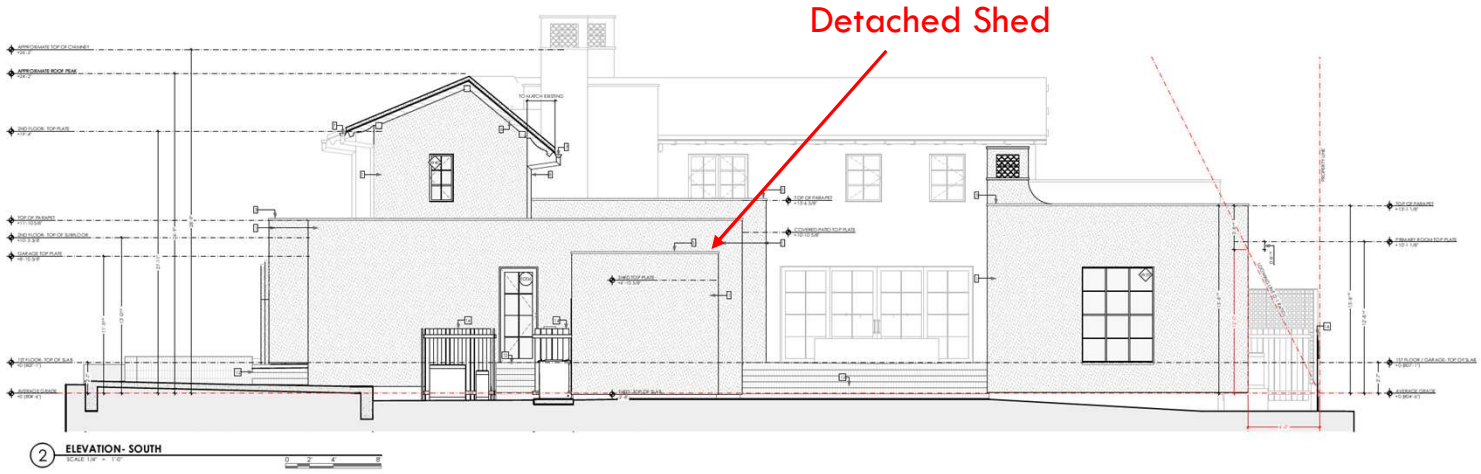


New Proposal

ELEVATION – REAR



Previous Proposal



New Proposal