



The City Of

San Angelo, Texas

Planning Division

52 West College Avenue, 76903

NOTICE OF A PUBLIC MEETING

**AN AGENDA OF A REGULAR MEETING OF
THE ZONING BOARD OF ADJUSTMENT
FOR THE CITY OF SAN ANGELO, TEXAS**

1:30 p.m. – Monday, January 6, 2014

**McNease Convention Center, in Council Chambers
(or South Meeting Room)
500 Rio Concho Drive**

THE MCNEASE CONVENTION CENTER IS ACCESSIBLE TO PERSONS WITH DISABILITIES. ACCESSIBLE ENTRIES AND SPECIALLY MARKED PARKING SPACES ARE AVAILABLE AT BOTH MAIN ENTRANCES ON SURBER DRIVE AND RIO CONCHO DRIVE. IF ADDITIONAL ASSISTANCE IS NEEDED TO OBSERVE OR COMMENT, PLEASE NOTIFY THE PLANNING DIVISION OFFICE AT (325) 657-4210 OR IN SAN ANGELO'S DEVELOPMENT SERVICES BUILDING AT 52 WEST COLLEGE AVENUE, AT LEAST 24 HOURS PRIOR TO THE MEETING.

ALL MATTERS LISTED ON THE AGENDA ARE SUBJECT TO INDIVIDUAL DISCUSSION AND ACTION BY THE ZONING BOARD OF ADJUSTMENT.

- I. **Call to order and establish that a quorum is present.**
- II. **Election of a chair and vice-chair to serve for the 2014 calendar year.**
- III. **Approval of meeting schedule for 2014.**
- IV. **Review and take any action related to minute record of the scheduled regular meeting held on November 4, 2013.**
- V. **Consideration of requested variance from zoning regulations.**

A. ZBA 13-37: Rey Hernandez.....Rowland

A request for approval to allow an increase in the floor area of an accessory building, above the required 50 percent of the total square footage of the principal structure as outlined in Section 501, in a Single-Family Residential (RS-1) zoning district by an additional 20 percent, equaling 70 percent of the size of the principle structure, on the following the property:

3013 Red Bluff Circle, located approximately 950 feet southeast of the intersection of Red Bluff Circle and Red Bluff Lane; more specifically occupying the Lake Nasworthy, Group Red Bluff, Block 3, Section 3, Lot 58, in southwest San Angelo.

B. ZBA 13-39: Louis Blaneck Jr.....Woodfin

A request for approval of a complete variance from Section 502.B of the Zoning Ordinance, which requires a minimum building setback of 10 feet to the rear in non-residential zoning districts abutting residential zoning districts or residential uses, in a Heavy Commercial (CH) and General Commercial/Heavy Commercial (CG/CH) Zoning District on the following property:

609 and 617 Glenna Street, located directly west of the intersection at Glenna Street and TLC Way; more specifically occupying Poulter Highland Acres, the north 100' of S. 703.27' of Lots 36 & 37, less the E. 5' to City, -AND- Poulter Highland Acres, N. 100' of S. 603.27' of Lots 36 & 37 Less E. 5' to City, in west San Angelo.

VI. Presentation on recent trends of code enforcement in the city.

VII. Next meeting agenda.

The next regular meeting of the Zoning Board of Adjustment is scheduled to begin at 1:30 p.m. on Monday, February 3rd of 2014 in the McNease Convention Center.

VIII. Adjournment.

This notice of meeting was posted on the bulletin board at the City of San Angelo's City Hall before 1:30 p.m. on the 2nd day of January 2014, in accordance with Chapter 551 in the Government Code of the State of Texas.


A J Fawver, Planning Manager and
Secretary to Zoning Board of Adjustment