

**ZONING BOARD OF ADJUSTMENT
MARCH 3, 2020
MINUTES**

Roll Call:

Members present

Jorge Cisneros, Chair
Sanjay Mathews, Place 2
Ashly Schilling, Place 3
Chris Utchell, Place 4
Corrie Hayward, Place 5

Members absent

Staff

Kay Duffy, Development Manager
James Donovan, City Attorney

1. CALL TO ORDER

Chairman Cisneros called the meeting to order at 6:32 p.m.

2. APPROVAL OF THE NOVEMBER 14, 2019 MEETING MINUTES

Motion: Motion was made by Member Schilling and seconded by Member Utchell to approve.

Motion carried by a vote of 5-0.

3. PUBLIC COMMENT

None

4. EXECUTIVE SESSION

The Board reserves the right to adjourn into executive session, pursuant to Section 551.071(2) of the Texas Government Code, to obtain advice from the city attorney regarding any posted agenda item or a matter in which the duty of the attorney to the Zoning Board of Adjustment under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Government Code.

Motion: Motion was made by Member Hayward and seconded by Member Schilling to convene into Executive Session.

Motion carried by a vote of 5-0.

Chairman Cisneros reconvened into open session. Time 6:49 p.m.

5. PUBLIC HEARING AND CONSIDERATION OF A REQUEST FOR A VARIANCE UNDER SEC. 6.12 OF CHAPTER 90 OF THE CODE OF ORDINANCES, CITY OF RICHLAND HILLS, TEXAS, TO ALLOW FOR AN OVERSIZED ACCESSORY STRUCTURE ON THE PROPERTY LOCATED AT 7073 GLEN HILLS RD. (ZBA CASE # 2020-0113).

Kay Duffy, Development Manager presented a request for a variance to allow for an oversized accessory structure on the property located at 7073 Glen Hills Rd. The 1,488 square foot home is on a half-acre lot and is zoned SF-10. The applicant would like to build a 35'x35' (1225 square foot) accessory structure in the backyard of the property and is seeking a variance to zoning ordinance section 4.02 which limits the area of an accessory structure to 50% of the square footage of the primary structure.

Chairman Cisneros opened the Public Hearing – Time 6:52 p.m.

Ken Keating, the applicant spoke regarding his previous request for a larger structure (40'x50') and his current request which is a smaller structure (35'x35'). Mr. Keating would like the freedom to build on his land.

Chairman Cisneros closed the Public Hearing – Time 6:54 p.m.

Staff and the City Attorney answered questions from the Zoning Board of Adjustment Members.

Motion: Motion was made by Member Hayward and seconded by Member Utchell to deny.

Motion carried by a vote of 4-1. Member Schilling against

6. ADJOURNMENT

Motion: Motion was made by Member Hayward and seconded by Member Utchell to adjourn.

Motion carried by a vote of 5-0.

There being no further business to come before the Zoning Board of Adjustment, Chairman Cisneros declared the meeting adjourned at 7:07 p.m.

ATTEST

Cathy Bourg, City Secretary

APPROVED

Jorge Cisneros, Chairman