

DRAFT

BOARD OF ADJUSTMENT MINUTES

November 7, 2022

The Schertz Board of Adjustment convened on November 7, 2022 at 6:00 p.m. at the Municipal Complex, Council Chambers, 1400 Schertz Parkway Building #4, Schertz, Texas.

Present: Richard Dziewit, Chair
Reginna Agee, Board Member
Earl Hartzog, Board Member
Ferrando Heyward, Board Member

Absent: Frank McElroy, Board Member
Danielene Salas, Board Member
Yvonne Griffen, Board Member

City Staff: Emily Delgado, Senior Planner
Tiffany Danhof, Administrative Assistant
Samuel Haas, Planner
Mayor Ralph Gutierrez, Council Liaison

1. CALL TO ORDER / ROLL CALL

Mr. Dziewit called the meeting to order at 6:01 P.M.

2. SEAT ALTERNATE TO ACT IF REQUIRED

Mr. Heyward was seated as the alternate.

3. HEARING OF RESIDENTS

Residents who choose to watch the meeting via live stream, but who would like to participate in Hearing of Residents, should email their comments to the Planning Division, at planning@schertz.com by 5:00p.m. on Monday, November 7, 2022, so that the Planning Division may read the public comments into the record under the hearing of residents. In the body of the email please include your name, your address, phone number, agenda item number if applicable or subject of discussion, and your comments.

This time is set aside for any person who wishes to address the Board of Adjustment. Each person should fill out the Speaker's register prior to the meeting. Presentations should be limited to no more than three (3) minutes. Discussion by the Board of any item not on the agenda shall be limited to statements of specific factual information given in response to any inquiry, a recitation of existing policy in response to an inquiry, and/or a proposal to place the item on a future agenda. The presiding officer, during the Hearing of Residents portion of the agenda, will call on those persons who have signed up to speak in the order they have registered.

No one spoke.

4. CONSENT AGENDA:

A. Minutes for the January 31, 2022 Regular Meeting.

Motioned by Board Member Earl Hartzog, seconded by Board Member Reginna Agee to approve the consent agenda

Vote: 4 - 0 Passed

5. PUBLIC HEARING:

The Board of Adjustment will hold a public hearing related to variance requests within this agenda. The public hearing will be opened to receive a report from staff, the applicant, the adjoining property owners affected by the applicant's request, and any other interested persons. Upon completion, the public hearing will be closed. The Board will discuss and consider the application, and may request additional information from staff or the applicant, if required. After deliberation, the Board will act on the applicant's request.

- A.** PLVAR20220141 Hold a public hearing, consider and act upon a request for a variance to Unified Development Code Article 5 Section 21.5.7 Dimensional and Developmental Standards, specifically for Single Family Residential (R-6) zoning district in order to permit a building expansion (enclosed covered patio) into the required twenty-foot (20') rear setback, located at 2397 Mistywood Lane, City of Schertz, Guadalupe County, Texas. *(Public Hearing to Occur / No Action will be taken due to notice error)*

Mrs. Delgado gave a presentation.

Mr. Dziewit opened the public hearing at 6:06 P.M.

No one spoke

Mr. Dziewit closed the public hearing at 6:07 P.M.

Public hearing occurred, and no action made, the public hearing is moved to November 29, 2022.

- B.** PLVAR20220155- Hold a public hearing, consider and act upon a request for a variance to Unified Development Code Article 9, Section 21.9.8 Screening and Fencing, specifically subsection 21.9.8.B.3 in order to not require an eight foot (8') masonry screening wall between nonresidential and single family zoned properties, located at 1065 Live Oak Road, City of Schertz, Guadalupe County, Texas.

Mrs. Delgado gave a presentation.

Mr. Dziewit opened the public hearing at 6:18 P.M.

Mr. Harry Bennett-applicant and chair of the Church of the Good Shepherd

Mayor Ralph Gutierrez- 1016 Silver Tree

Mr. Dziewit closed the public hearing at 6:23 P.M.

There was a discussion on:

- Masonry screening cost and how many meals per dollar

Motioned by Board Member Earl Hartzog, seconded by Board Member Ferrando Heyward to approve

Vote: 4 - 0 Passed

6. ANNOUNCEMENTS:

A. Announcements by Members

- City and community events attended and to be attended
- Continuing education events attended and to be attended

There were announcements by Mr. Dziewit.

B. Announcements by City Staff

- City and community events attended and to be attended
- Continuing education events attended and to be attended
- Committee of Committees Advisory Board Meeting Summaries

There were no announcements by City Staff.

7. ADJOURNMENT OF THE REGULAR MEETING

Mr. Dziewit adjourned the regular meeting at 6:27 P.M.

Chairman, Board of Adjustment

Recording Secretary, City of Schertz