

DRAFT

BOARD OF ADJUSTMENT MINUTES

March 4, 2024

The Schertz Board of Adjustment convened on March 4, 2024 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
Frank McElroy, Board Member
Ferrando Heyward, Board Member
Alfred Degollado, Board Member-Not Seated
Yvonne Griffen, Board Member

Staff present: Brian James, Deputy City Manager
Emily Delgado, Planning Manager
Tiffany Danhof, Administrative Assistant
Daisy Marquez, Planner
Jim Bruce, Chief Building Official
Erin Noah-Rastgoo, Plans Examiner

1. CALL TO ORDER / ROLL CALL

Mr. Dziewit called the meeting to order at 6:00 P.M.

2. SEAT ALTERNATE TO ACT IF REQUIRED

Yvonne Griffin was seated as the alternate.

3. HEARING OF RESIDENTS

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 October 4, 2023 Regular Meeting.

Motioned by Board Member Frank McElroy, seconded by Board Member Reginna Agee to approve

Vote: 5 - 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.** PLVAR20240018- Conduct a public hearing and consider a request for a variance to Unified Development Code Article 11 - Signs. The variance request is specifically in relation to Section 21.11.9.C. Maximum Number of Signs, to permit a secondary wall sign that is larger than seventy-five percent (75%) of the area of the primary wall sign, located at 650 Roy Richard, City of Schertz, Guadalupe County, Texas.

Mrs. Marquez gave a presentation.

Mr. Dziewit opened the public hearing at 6:11 P.M.

No one spoke.

Mr. Dziewit closed the public hearing at 6:11 P.M.

Motioned by Board Member Frank McElroy, seconded by Board Member Yvonne Griffen to approve

Vote: 5 - 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 Board Member Mr. McElroy.

B. Announcements by City Staff

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

There were no announcements by City Staff.

7. ADJOURNMENT OF THE REGULAR MEETING

Mr. Dziewit adjourned the regular meeting at 6:16 P.M.

Chairman, Board of Adjustment

Recording Secretary, City of Schertz