



AGENDA

FOR THE

SEAGOVILLE BOARD OF ADJUSTMENTS

Meeting scheduled to begin at 6:30 p.m.,

Monday, July 23, 2012

in the Council Chambers of City Hall,

located at 702 North U.S. Highway 175 - Seagoville, Texas

CHAIRPERSON	BILL CHAMBLISS
VICE-CHAIRPERSON	MIKE FRUIN
BOARD MEMBER	JONATHAN EPPS
BOARD MEMBER	MELVIN SANTIAGO
BOARD MEMBER	HAROLD REDD
ALTERNATE #1	(VACANT)
ALTERNATE #2	(VACANT)

I. **CALL TO ORDER**

II. **INVOCATION & PLEDGE OF ALLEGIANCE**

III. **APPROVAL OF MINUTES**

A. Approval of the Minutes for the Housing Standards Commission meeting held on January 5, 2012.

IV. **PUBLIC HEARINGS**

A. **#V2012-03:** Conduct a public hearing to consider a variance request to Section 25.02.224(f) of the Zoning Ordinance for the construction of an overhang (awning) past the maximum extension of 3½ feet into the rear yard. The subject property is located on Heritage Court approximately 20 feet northwest of North Kaufman Street in Seagoville, Texas (Property Physical Address: 101 Heritage Court; Property Legal Description: Lot 1, Block A of the Heritage Place Townhomes Addition, as recorded in Instrument No. 20090263041 of the Deed Records of Dallas County, Texas; Total Acreage:

0.063± acre; Zoning District: Townhouse).

Applicant: DGR LLC.

1. Open public hearing and receive staff report and public comments;
2. Close public hearing;
3. Discuss and take action on Variance Request #V2012-03.

B. **#V2012-04:** Conduct a public hearing to consider a variance request to Section 25.02.153(b) of the Zoning Ordinance for the construction of a carport in the side yard. The subject property is located on the southeast corner of Quinette Drive and Shady Lane in Seagoville, Texas (Property Physical Address: 750 Quinette Drive; Property Legal Description: Lot 16A, Block 5 of the North Side Addition, 2nd Installment Revised, as recorded in Volume 86044, Page 4025 of the Deed Records of Dallas County, Texas; Total Acreage: 0.214± acre; Zoning District: Residential-5).

Applicant: Paul E. Massie.

1. Open public hearing and receive staff report and public comments;
2. Close public hearing;
3. Discuss and take action on Variance Request #V2012-04.

C. **#V2012-05:** Conduct a public hearing to consider a variance request to Section 25.02.474(c)(9) of the Zoning Ordinance for the construction of a six-foot wrought iron fence in front of the building line. The subject property is located on the southwest corner of U.S. Highway 175 Service Road and Glenn Road in Seagoville, Texas (Property Physical Address: 2701 North U.S. Highway 175; Property Legal Description: Lot One, Block One of the Best Mechanical Addition and part of the Herman Heider Survey, Abstract No. 541, Page 510, Tract 5 as recorded in Instrument No. 201100294597 of the Deed Records of Dallas County, Texas; Total Acreage: 1.5± acres; Zoning Districts: Commercial and U.S. Highway 175 Overlay).

Applicant: Joe Torres Jr.

1. Open public hearing and receive staff report and public comments;
2. Close public hearing;
3. Discuss and take action on Variance Request #V2012-05.

V. **REQUESTS AND PRESENTATIONS**

None.

VI. **ADJOURNMENT**

Persons with disabilities who plan to attend this meeting and who may need special assistance should contact the City Secretary's Office or Planning Technician Cindy Kintz at 972-287-2050 at least two (2) business days prior to the meeting so that appropriate accommodations can be made.

This is an Open Meeting of the Board of Adjustments and attendees may include member(s) of City Council attending in the capacity of interested citizens. A Council quorum is not expected nor sought. No City Council deliberations will be conducted nor will any City Council action take place at this meeting.

CERTIFICATION

I, the undersigned authority, do hereby certify that the attached agenda of meeting of the Seagoville Board of Adjustments is a true and correct copy and that I posted a true and correct copy of said notice on the glass entry way of Seagoville City Hall, facing outward, a place readily accessible to the general public at all times, and said Notice was posted on the 18th day of July 2012, before 12:00 p.m. and will remain so posted continuously for at least 72 hours preceding the scheduled time of said meeting in accordance with Chapter 551 of the Texas Government Code.

**CINDY KINTZ, PLANNING TECHNICIAN
AND BOARD OF ADJUSTMENTS LIAISON**

I certify that the attached agenda of items to be considered by the Board of Adjustments was removed by me from the Seagoville City Hall glass entryway on the _____ day of _____, 2012.

_____ Title: _____