

AGENDA

**ZONING BOARD OF ADJUSTMENT AND APPEALS MEETING
WEDNESDAY, JANUARY 7, 2009 5:00 P.M
McALLEN CITY HALL - 1300 HOUSTON AVENUE
CITY COMMISSION CHAMBERS, 3RD FLOOR**

CALL TO ORDER – BRETT MILLAN, CHAIRMAN

1. MINUTES:

- a) Submission of minutes of meeting of December 3, 2008. (Tabled 12/17/2008)
- b) Submission of minutes of meeting of December 17, 2008.

2. PUBLIC HEARINGS:

- a) Request by Juan Ramon Alonso for variances to allow: (1) a building encroachment of 4 feet by 12 feet into the front yard setback, and (2) a carport encroachment of 4 feet by 40 feet into the side yard setback of Lot 7, Block 8, Colonia Hermosa #2 Subdivision, Hidalgo County, Texas; 2021 Diaz Avenue.
- b) Request of Jack Pollack for a variance to allow a 4.9 foot encroachment into the 15 foot rear yard setback for Lot 35, Plantation Gap Subdivision Phase 2, Hidalgo County, Texas; 6806 North 44th Lane.
- c) Request of Raul Ruiz for a variance to allow a side yard setback of 0 feet instead of the required 6 feet for Lot 1, Block 1, El Rancho Cruz Subdivision Phase IV, Hidalgo County, Texas; 3109 South McColl Road. (Tabled 12/17/2008)
- d) Request of Jose Luis Garcia for a special exception to reduce the parking requirement from 11 to 4 parking spaces for Lot 35, Block 2, Balboa Acres Subdivision, Hidalgo County, Texas; 4512 South 23rd Street. (Tabled 12/17/2008)
- e) Request of J. Francisco Ochoa for a special exception to Section 138-397 of the McAllen Code of Ordinances to exceed the 500 foot maximum distance required that parking spaces may be located from a nonresidential building for Lot 3, Jackson Heights Subdivision, Hidalgo County, Texas; 1010 South 10th Street. (Tabled 12/17/2008)

3. OTHER BUSINESS

4. EXECUTIVE SESSION, CHAPTER 551, TEXAS GOVERNMENT CODE, SECTION 551.071 (CONSULTATION WITH ATTORNEY).

- a) Consultation with City Attorney regarding Cause No. C-2543-08-D; Steve Mahan, Sylvia Mahan, and Julian Lopez Construction, Inc. vs. City of McAllen Zoning Board of Adjustments & Appeals. (Section 551.071, T.G.C.)

ADJOURNMENT

C E R T I F I C A T E

I hereby certify that the above notice of meeting was posted on the bulletin board at the City Hall of the City of McAllen, Texas on the 2th Day of January, 2009 at 11:00 a.m.

Dulce Ocanas, Secretary