

## AGENDA

**ZONING BOARD OF ADJUSTMENT AND APPEALS MEETING  
WEDNESDAY, MAY 5, 2010 - 5:30 PM  
MCALLEN CITY HALL - 1300 HOUSTON AVENUE  
CITY COMMISSION CHAMBERS, 3<sup>RD</sup> FLOOR**

### CALL TO ORDER –DAVID SALINAS, CHAIRMAN

#### 1. MINUTES:

Submission of minutes of meeting of April 21, 2010

#### 2. PUBLIC HEARINGS:

- a) Request of Tammy Bostater for a variance to allow a 9.15 foot by 35.8 foot encroachment into the 10 foot rear yard setback for Lot 1, Sycamore Heights Subdivision, Hidalgo County, Texas; 1712 Sycamore Avenue. **ZBA2010-0007**
- b) Request of Adan Jimenez for a variance to Section 138-43 (1) to allow a building encroachment of 3 foot by 23.3 foot into the 7 foot side yard setback for Lot 3, Block 4, West Addition, Hidalgo County, Texas; 2109 Erie Avenue. **ZBA2010-0008**
- c) Request of AVL LP for a special exception to reduce the parking requirement from 54 to 13 parking spaces for restaurant uses located on Lot 10A, Block 45, North McAllen Addition, Hidalgo County, Texas; 210 North Main Street. **ZBA2010-0009**
- d) Request of Maria Martinez for a variance to Section 138-368(f) Side Yards to allow 1.5 feet by 24.6 feet into the North 3 ½ foot side yard setback and 1 foot by 28.1 feet into the South 3 ½ foot side yard setback and a variance to allow a minimum lot size of 3,500 square feet instead of 5,600 square feet for a single family residence in an R-2 (Duplex-Fourplex Residential) District, North ½ of Lot 5, Block 11, Young Subdivision, Hidalgo County, Texas; 116 South 24<sup>th</sup> Street. **ZBA2010-0011**
- e) Request of Magdalena Aguayo for a variance to allow a 20 foot by 11 foot 4 inches carport encroachment into the 25 foot front yard setback on Lot 94, Idela Park Unit 3 Subdivision, Hidalgo County, Texas; 4905 South 34<sup>th</sup> Street. **ZBA2010-0013**
- f) Request of Fred Harms/Titus LTD for a variance to allow a 21 foot 2 inches by 38 foot building encroachment into the 20 foot rear yard building setback for Lots 1 and 2, Barrio Antiguo Subdivision, Hidalgo County, Texas; 516 Cottonwood Avenue. **ZBA2010-0014**

#### 3. OTHER BUSINESS:

#### ADJOURNMENT

**IF ANY ACCOMMODATION FOR A DISABILITY IS REQUIRED, NOTIFY THE PLANNING DEPARTMENT AT 681-1250 SEVENTY-TWO (72) HOURS PRIOR TO THE MEETING DATE. WITH REGARD TO ANY ITEM, THE ZONING BOARD OF ADJUSTMENT AND APPEALS MAY TAKE VARIOUS ACTIONS INCLUDING BUT NOT LIMITED TO RESCHEDULING AN ITEM IN ITS ENTIRETY FOR A FUTURE DATE OR TIME.**

**NOTICE OF REGULAR MEETING TO BE HELD BY  
THE MCALLEN ZONING BOARD OF ADJUSTMENT AND APPEALS**

**DATE:** Wednesday, May 5, 2010

**TIME:** 5:30 p.m.

**PLACE:** McAllen Municipal Building  
1300 Houston Avenue  
Commissioners' Room - 3rd Floor  
McAllen, Texas 78501

***SUBJECT MATTERS: SEE FOREGOING AGENDA***

**C E R T I F I C A T I O N**

I, the undersigned authority, do hereby certify that the attached agenda of the meeting of the Zoning Board of Adjustments and Appeals is a true and correct copy and that I posted a true and correct copy of said notice on the bulleting board in the municipal building, a place convenient and readily accessible to the general public at all times, and said notice was posted on the 30<sup>th</sup> day of April, 2010 at 11:00 am 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.

Dated this the 30<sup>th</sup> of April, 2010

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**Dulce Ocanas, Secretary**