

STATE OF TEXAS §
COUNTIES OF POTTER §
AND RANADALL §
CITY OF AMARILLO §

On the 14th day of October 2010, the Zoning board of Adjustment of the City of Amarillo met at 4:00pm in a work session in Room 306 of City Hall. They reviewed the agenda items for the regular meeting. The Board adjourned the work session and convened to the regular meeting in the City Commission Chamber of City Hall at 4:30pm, with the following members present:

Regular Members

	Present	# Meeting Held	# Meeting Attended
Tom Higley	Yes	81	70
Matt Thomas	Yes	25	22
Sandera Dear-DeWeese	No	17	12
Richard Walton	Yes	5	4

Alternate Members

	Present	# Meeting Held	# Meeting Attended
Larry Mills	No	12	10
Wayne Osteen	Yes	13	9
Betty Ferrell	No	12	8

ADMINISTRATIVE MEMBERS PRESENT

Scott McDonald, Building Official
Steve Rodriguez, ZBA Secretary
Cris Valverde, Senior Planner
Jesse Dorsey, Administrative Tech

Tom Higley called the regular meeting to order at 4:30pm. Mr. Higley recited the procedural rules and swore in those who planned to give testimony.

Item 1: Approval of the minutes of the November 12, 2009 meeting. Richard Walton moved to approve the minutes. The motion was seconded by Wayne Osteen and passed on a 4:0 vote.

Item 2: V-01-10 **Location:** 4116 Paramount Blvd **Zoned:** R-1
Legal Description: Lot 8, Block 56, Pramount Terrace Unit #10 Addition
Property Owner: Laura N. Heath
Applicant: John W Cooley
Variance Requested: Reduce the required rear yard setback from 10' to 1', for an attached garage addition to an existing residence.

Mr. John Cooley applicant for Laura Heath and resident of the property in question, appeared before the Board to explain the variance request. Mr. Cooley explained that he and the owner wish to build an addition to an existing garage that will bring to building up to 1' from the rear property line and within the existing fence line. The garage will have access on the side street (Julie St.). The applicant stated that there are other properties in the same area enjoying similar conditions.

Mr. Higley asked for staff recommendation. Steve Rodriguez stated that the Staff recommends approval of this request. The property directly across the street (Julie St.) has original building with 3' setback. In addition, the ZBA has approved previous variances in the same area for similar rear yard setbacks. The

variance would not adversely affect the land use pattern of the area; and it appears that the variance will be of no material detriment to the public safety or welfare or injury to the use, enjoyment or value of the property in the vicinity.

Matt Thomas asked the applicant if the overhang of the garage would cross the property line. Mr. Cooley explained that the building will have a flat roof with no overhang.

Mr. Higley called for a motion. Wayne Osteen moved to approve the request as the reduction of the rear yard setback would not adversely affect the land use pattern of the area; and the variance will be no material detriment to the public safety or welfare or injury to the use of adjoining property. The motion was seconded by Richard Walton and passed on a vote of 4:0.

Mr. Higley referred to Item 3 on the agenda, a Variance request from the City regarding the setback of Monument Signs. Mr. Higley stated that this issue would be tabled until a special meeting of the ZBA could be called because it had been added to the agenda late and did not have sufficient public notice.

As there was no further business to discuss, Mr. Higley called for a motion to adjourn. Wayne Osteen moved that the meeting be adjourned. Richard Walton seconded the motion. The motion passed on a vote of 4:0. Mr. Higley adjourned the meeting at 4:38pm


Steve Rodriguez
Secretary to the Board

On the 22th day of October, 2010, I caused the minutes to be filed in the original minute records of the Zoning Board of Adjustment, which are in file in the office of the Building Official.