



**ZONING BOARD OF ADJUSTMENT  
REGULAR MEETING  
New Braunfels City Hall, Council Chambers  
550 Landa Street, New Braunfels, Texas  
Thursday, March 23, 2017  
6:00 P.M.  
AGENDA**

At any time during the meeting, the Zoning Board of Adjustment may meet in executive session for attorney-client consultation regarding any of the matters posted on this agenda in compliance with the Texas Open Meetings Act.

**1. CALL TO ORDER**

**2. ROLL CALL**

**3. APPROVAL OF MINUTES**

February 23, 2017 Regular Meeting

**4. PUBLIC HEARINGS**

**(A) Z-17-004** Hold a public hearing and consider a request for a variance to Section 5.1-1(e)(1) to allow a parking lot to be unpaved rather than surfaced with concrete, asphaltic concrete or asphalt, located at 1310 IH 35 South.

*(Applicant: Jimmy Owens; Case Manager: Benjamin Campbell)*

**(B) Z-17-005** Hold a public hearing and consider a request for a variance to Section 5.4(b) to allow a proposed greenhouse to encroach up to 3 feet into the required 60-foot front setback for detached accessory buildings and a variance to the plat restriction created by zoning for an encroachment of up to 15 feet into the 25-foot corner setback in the "R-2" Single Family and Two Family District, addressed at 505 Dallas Street.

*(Applicant: Melinda Poss; Case Manager: Matthew Simmont)*

**5. ITEMS FOR INDIVIDUAL CONSIDERATION**

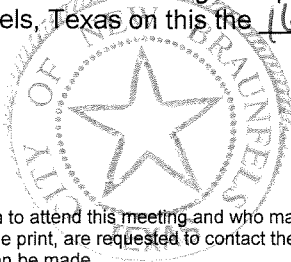
**(A)** Discuss and consider a recommendation to City Council to direct Staff to amend or revise the Zoning Ordinance regarding the measurement of building height in relation to setback requirements. (Michael Fredrickson)

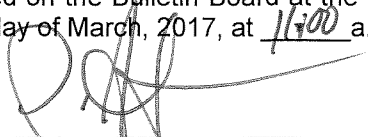
**(B)** Identify code sections or topics the Board may want to discuss on a future agenda to consider a recommendation to City Council to direct Staff to initiate process to amend or revise.

**6. ADJOURNMENT**

**CERTIFICATION**

I hereby certify that the above Notice of Meeting was posted on the Bulletin Board at the New Braunfels Municipal Building, New Braunfels, Texas on this the 16<sup>th</sup> day of March, 2017, at 11:00 a.m.



  
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Patrick Aten, City Secretary  
City of New Braunfels

NOTE: Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at 221-4010 at least two work days prior to the meeting so that appropriate arrangements can be made.

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