



ZONING BOARD OF ADJUSTMENT MEETING: June 16, 2022

LOCATION: 1400 Main Street, Southlake, Texas
 Regular Session - City Council Chambers of Town Hall

Members Present: Board members: Chairman Jeff Medici, Vice Chair David Treichler, Trey Verbick – Place 3, and Clinton Snead -Alternate 3

Members Absent: Board members Michael Quinones – Place 1, Heather King -Place 4, Britton Wells – Alternate 1, Robert Kemins -Alternate 2

Staff Present: Dennis Killough, Deputy Director of Planning & Development Services, Reagan Rothenberger, Principal Planner, and Tiffany Cooper, Board Secretary

REGULAR SESSION:

1. Call to Order: Chairman Medici called the Regular Session to order at 6:30 P.M.

2A. Executive Session: Chairman Medici announced that the Board would go into Executive Session pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Section 551.071 consultation with the city attorney. The Executive Session started at 6:35 P.M. and ended at 7:08 P.M.

2B. Reconvene

Chairman Medici reconvened the meeting at 7:08 P.M. The action following the Executive Session was to table item ZBA22-0008 for June 30, 2022 regular meeting.

3. Approval of the Minutes: Chairman Medici opened the discussion of the minutes of the Zoning Board of Adjustment meeting held on May 26, 2022.

A motion was made to **approve** the minutes of the Zoning Board of Adjustment meeting held on May 26, 2022.

Motion: Snead

Second: Verbick

Ayes: Verbick, Snead, Treichler, Medici

Nays: None

Abstain: None

Vote: 4-0-0

4. Administrative Comments: Dennis Killough, Deputy Director, announced that there will be a meeting on June 30, 2022.

5. Consider: ZBA22-0008, Variance to Ordinance No. 480, as amended, Section 22.5(d), requiring a rear yard of ten (10) feet on property described as Players Circle Addition, Lot 6, an addition to the City of Southlake, Tarrant County, Texas, and located at 220 Players Circle,

Southlake, Tarrant County, Texas. Current Zoning: "C-3" – General Commercial District **PUBLIC HEARING** *This item was tabled at the May 26, 2022 meeting.*

Planner Rothenberger presented details of the case with a slide show presentation to the Board. The applicant, Joshua Berger of Berger Equity Group, 220 Players Circle, Southlake, Texas, is requesting approval of a Variance to Ordinance No. 480, as amended, Section 22.5(d), requiring a rear yard of ten (10) feet to allow a portion of a commercial building that encroaches approximately three (3) feet into the setback in error to remain.

Chairman Medici asked if there were those in the audience who wished to speak in support of the request.

There being none, Chairman Medici asked if there were those in the audience who wished to speak in opposition to the request.

There being none, Chairman Medici closed the public hearing and opened the item for discussion from the Board.

A motion was made to **table** case ZBA22-0008.

Motion: Snead

Second: Verbick

Ayes: Verbick, Snead, Treichler, Medici

Nays: None

Abstain: None

Vote: 4-0-0

Motion: Tabled

6. ZBA22-0009, Variance to Ordinance No. 480, as amended, Sections 15.1 and 14.5.c requiring a side yard of not less than fifteen (15) feet on property described as Lot 6, Block 4, Vista Trails Addition, an addition to the City of Southlake, Tarrant County, Texas, and located at 720 Cimarron Trail, Southlake, Tarrant County, Texas. Current Zoning: "SF-20B" – Single Family Residential District **PUBLIC HEARING**

Planner Rothenberger presented details of the case with a slide show presentation to the Board. The applicants, Jeffery & Onisa Triebs, Southlake, Texas, are seeking approval of a Variance to Ordinance No. 480, as amended, Sections 15.1 and 14.5.c requiring a side yard of not less than fifteen (15) feet to allow an addition of the home to remain in the setback at approximately 5' 1". The addition was constructed without a permit.

Chairman Medici asked if there were those in the audience who wished to speak in support of the request.

There being none, Chairman Medici asked if there were those in the audience who wished to speak in opposition to the request.

There being none, Chairman Medici closed the public hearing and opened the item for discussion from the Board.

A motion was made to **approve** case ZBA22-0009.

Motion: Verbick
Second: Treichler
Ayes: Verbick, Snead, Treichler, Medici
Nays: None
Abstain: None
Vote: 4-0-0

Motion: Approved

7. Consider: ZBA22-0010, Special Exception Use, per Ord. No. 480, as amended, Section 44.12(1) for a Domestic Employee or Family Quarters on property described as Lot AR2, Block 4, Burger Addition, an addition to the City of Southlake, Tarrant County, Texas, and located at 1355 N. Peytonville Ave. Southlake, Tarrant County, Texas. Current Zoning: "SF-1A" – Single Family Residential District **PUBLIC HEARING.**

Planner Rothenberger presented details of the case with a slide show presentation to the Board. On behalf of Murray and Wendy Starkei, Jeff Polk is seeking approval of a Special Exception Use per Ord. No. 480, as amended, Section 44.12(1) for a Domestic Employee or Family Quarters on property described as Lot AR2, Block 1, Burger Addition, Southlake, Tarrant County, Texas, and located at 1355 N. Peytonville Ave., Southlake, Texas. Current Zoning: "SF-1A" Single Family Residential District.

Chairman Medici asked if there were those in the audience who wished to speak in support of the request.

There being none, Chairman Medici asked if there were those in the audience who wished to speak in opposition to the request.


There being none, Chairman Medici closed the public hearing and opened the item for discussion from the Board.

Motion: Treichler
Second: Verbick
Ayes: Verbick, Snead, Treichler, Medici
Nays: None
Abstain: None
Vote: 4-0-0

Motion: Approved

8. Meeting Adjournment: Chairman Jeff Medici adjourned the meeting at 8:25 P.M.

****A recording of this meeting will be permanently retained in the City Secretary's Office.***



Jeff Medici, Chairman

ATTEST:



Tiffany Cooper, Board Secretary