



## CITY COUNCIL AGENDA ACTION FORM

<b>AGENDA DATE:</b>	11/08/2022		
<b>AGENDA SUBJECT:</b>	Discussion, consideration and possible action by the Board of Adjustment at the request of Jaime Robles, owner, for a variance from the 25' front, back and side (for corner lots) yard setbacks, in order to place a manufactured home at the southwest corner of Webster and 4th Streets, Lot 6 of Block 4 of the J. J. Farr Addition and identified as Parcel No. R11028 by the Somervell County Appraisal District.		
<b>PREPARED BY:</b>	Building/Planning/Code Enforcement Assistant Holthe	<b>DATE SUBMITTED:</b>	11/01/2022
<b>EXHIBITS:</b>	<div style="display: flex; flex-wrap: wrap;"> <div style="width: 50%;">           1. Request for BOA Hearing Application            2. Property Notification Letter            3. Property Return Letter            4. 200' Surrounding Property map            5. Current Zoning Map.         </div> <div style="width: 50%;">           6. Future Land Use Map            7. B-2 General Commercial District            8. BOA Determination            9. Authority of Board of Adjustments         </div> </div>		
<b>BUDGETARY IMPACT:</b>	<b>Required Expenditure:</b>	\$00.00	
	<b>Amount Budgeted:</b>	\$00.00	
	<b>Appropriation Required:</b>	\$00.00	
<b>CITY ADMINISTRATOR APPROVAL:</b>			
<b>SUMMARY:</b> <ul style="list-style-type: none"> <li>10/03/2022 – Variance Request Application was received</li> <li>10/14/2022 - Notice of Public Hearing was posted in the local newspaper</li> <li>10/17/2022 - 15 Property owner letters were sent representing 17 properties.</li> </ul> <p>09 Letters have been confirmed as received            05 Letters unconfirmed as received            01 Letters were returned            00 Favorable response has been returned            00 Opposition response has been returned.</p> <p>The applicant is requesting a reduction from the 25' minimum front, back, and side (for corner lots) yard setbacks for an R-3 District to 7' minimum setbacks on all sides of the property. The Board of Adjustment only has authority to act as described in the attached section from the City's Code of Ordinances. The 25' side yard setback requirement for a corner lot in conjunction with the 7' other side yard setback does leave this lot with only 18' of width available for a building.</p>			
<b>RECOMMENDED ACTION:</b>			