



CITY OF BANDERA  
**BOARD OF ADJUSTMENT PUBLIC HEARING**

Bandera City Hall, 511 Main Street, Bandera, Texas  
Tuesday, September 21, 2021 at 5:45 PM

---

511 Main St. • PO Box 896 • Bandera, Texas 78003 • P: (830) 796-3765 • F: (830) 796-4247

---

**MINUTES**

**1. Call to order.**

Board member Schauman called the meeting to order at 5:45 pm.

**PRESENT**

Christine Morse, Toni Kunz, Darcy Hasty, Jerry Russe, Suzanne Schauman, Rebeca Gibson (via Zoom)

Also present was City Administrator David Jordan (via Zoom), City Secretary Jill Shelton (via Zoom), City Treasurer Amber Kinsey, Marshal Will Dietrich, Code Enforcement Officer Deputy Earl Heidelberg, and Administrative Assistant Keely Hansen.

**2. Public Hearing.**

**1. The purpose of this Public Hearing is to receive citizen comments for or against a request for a 3 foot 7 inch variance from the 10 foot minimum distance required for setback for property zoned B3 - Commercial District at 574 Hwy 16 S (Legal description: RIVERVIEW ADDITION 1 BLK 1 LOT 1 2 PT 0.378 ACRES).**

**2. Consideration, discussion, and possible action on a request for a 3 foot 7 inch from the 10 foot minimum distance required for setback for property zoned B3 - Commercial District at 574 Hwy 16 S (Legal description: RIVERVIEW ADDITION 1 BLK 1 LOT 1 2 PT 0.378 ACRES).**

Mr. Dwaine Markham, business owner at 574 Hwy 16 S, explained to the board his intentions to build a smokehouse/bar-b-que pit behind the building but would be in violation of the current setbacks in place by the zoning ordinance.

There was discussion about the placement of the smokehouse, the permission given by the property owner and the placement of the building in the floodway.

Board member Schauman recessed the open meeting at 5:58 pm to enter into executive session pursuant to Texas Government Code Section 551.071, consultation with attorney.

There was discussion about the property being in the floodway and that no permanent structure is permitted to be built based on federal guidelines.

Motion to deny the request for a variance. Motion made by Kunz, Seconded by Hasty. Voting Yea: Morse, Kunz, Hasty, Russe, Schauman, Gibson

Variance was denied.

**3. Adjourn.**

The meeting was adjourned at 6:10 pm.

/s/ Jill Shelton

Jill Shelton, *City Secretary*