

**REGULAR MEETING OF THE BOARD OF ADJUSTMENTS  
HICKORY CREEK TOWN HALL  
1075 RONALD REAGAN, HICKORY CREEK, TEXAS  
TUESDAY, NOVEMBER 15, 2022**

**MINUTES**

**Call to Order**

Meeting called to order at 7:00 p.m. by Chairman Crawford.

**Roll Call**

**PRESENT**

Chairman Larry Crawford  
Vice-Chairman Joey Hernandez  
Member David Jones  
Member Jan Bowman  
Member Brian Engle  
Alternate 2 Dennis Day

**ABSENT**

Alternate 1 Alex Valderrey

**ALSO PRESENT**

Trey Sargent, Town Attorney  
Ian Theodore, Council Liaison  
Chris Chaudoir, Administrative Assistant

**Pledge of Allegiance to the U.S. And Texas Flags**

Pledge of Allegiance to the U.S. and Texas flags led by Chairman Crawford.

**Invocation**

Invocation given by Councilman Theodore.

**Public Comment**

No Public Comment.

**Consent Agenda**

1. May 17, 2022 Meeting Minutes

Motion to approve the minutes as presented made by Member Jones, Seconded by Vice-Chairman Hernandez.

Voting Yea: Chairman Crawford, Vice-Chairman Hernandez, Member Jones, Member Bowman, Member Engle. Motion passed unanimously.

**Regular Agenda**

2. Discuss, consider and act on the appointment of Board of Adjustments Chair and Vice-Chair.

Chairman Crawford and Vice-Chairman Hernandez voted to remain in office.

3. Conduct a public hearing regarding a request from John and Robin Thompson for a variance of Chapter 14, Article IX SF-3 Residential District, Section 3 (2) and (3) for the construction of a carport in the required rear and side yards and consider and act on the same. The property is located at 68 Lakewood Drive and legally is described as Lakewood Gardens, Block A, Lot 34.

Public hearing opened at 7:05 p.m.

John and Robin Thompson, 68 Lakewood Drive, explained the project and its location. Mrs. Thompson stated the carport was constructed in the spring and they began receiving notices and citations in August. It was not until after the 2nd citation was received that they realized a permit was still required. She apologized for not getting the permit first and explained they lived in a wooded area, so the carport was needed to protect their cars. There are several other carports in the area.

Ms. Chaudoir explained the setback requirements and the configuration of the alleys along Lakewood.

Public hearing closed at 7:11 p.m.

Motion to approve the variance as presented made by Member Jones, Seconded by Member Bowman.

Voting Yea: Vice-Chairman Hernandez, Member Jones, Member Bowman, Member Engle.  
Voting Nay: Chairman Crawford. Motion passed.

4. Conduct a public hearing regarding a request from Jonathan Davidson for a variance of Chapter 14, Article IX SF-3 Residential District, Section 3 (2) and (3) for the construction of a carport in the required rear and side yards and consider and act on the same. The property is located at 20 Red Oak Circle and legally is described as Red Oak Addition, Block L, Lot 10.

Public Hearing opened at 7:14 p.m.

Jonathan Davidson, 20 Red Oak Circle, gave an overview of the history of his carport project. The previous carport was removed, and they wish to rebuild in the same place. The carport will drain to the interior of the lot through the pitch of the roof and be built over existing concrete. The final structure has not been determined but will blend with the existing structure.

Chairman Crawford asked why the carport could not be moved toward the house within the setback requirement. Mr. Davidson explained they were trying to utilize the existing

concrete slab instead of pouring additional concrete. Moving the structure to the north and east would place the posts in the existing drive and encroach on the house.

Commissioners Bowman and Engle asked clarifying questions about the site plan regarding the carport placement and a depicted shed. Alternate Commissioner Day made a statement that, based on the measurements provided, the carport could possibly be moved.

William Mino, 5 Red Oak Circle, stated, after the carport was built the first time, it had barely any appearance from the street above the fence. He is in support of the variance.

Debbie Mino, 5 Red Oak Circle, stated the carport is an extension of the driveway and would not be noticeable once the gate is closed. The concrete extension has been there for 40 years. If the carport is moved over, the posts would have to be in the middle of the driveway. They have talked to several neighbors, none of which had any objection. She asks that the variance be granted.

Public Hearing closed at 7:31 p.m.

Motion to approve the variance as presented made by Vice-Chairman Hernandez, Seconded by Member Bowman.

Voting Yea: Vice-Chairman Hernandez, Member Jones, Member Bowman, Member Engle.

Voting Nay: Chairman Crawford. Motion passed.

### **Adjournment**

Motion to adjourn made by Member Engle, Seconded by Vice-Chairman Hernandez. Voting Yea: Chairman Crawford, Vice-Chairman Hernandez, Member Jones, Member Bowman, Member Engle. Motion passed unanimously.

Meeting adjourned at 7:32 p.m.

Approved:

Attest:

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Larry Crawford, Chairman  
Position 2  
Board of Adjustments

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Chris Chaudoir,  
Administrative Assistant  
Board of Adjustments