

# **ZONING BOARD OF ADJUSTMENT**

## **MEETING MINUTES**

**MAY 17, 2023, 7:00 PM**



**ZONING BOARD OF ADJUSTMENT REGULAR MEETING**

**HISTORIC CHURCH BUILDING - 403 N 7TH STREET, SANGER, TEXAS**

### **CALL THE REGULAR MEETING TO ORDER AND ESTABLISH A QUORUM**

There being a quorum Phillip Surles called the Planning and Zoning meeting to order at 6:01 P.M.

### **BOARD MEMBERS PRESENT**

Commissioner, Place 1	Shane Stone
Commissioner, Place 2	Sally Amendola
Commissioner, Place 3	Jackie Turner
Commissioner, Place 4	Allen McAlister
Commissioner, Place 6	Jason Miller
Commissioner, Place 5	Matt Fuller
Commissioner, Place 7	Phillip Surles

### **BOARD MEMBERS ABSENT**

### **STAFF MEMBERS PRESENT:**

Director of Development Services Ramie Hammonds, and Secretary Stefani Dodson

### **CITIZENS COMMENTS**

No citizens came forward.

### **CONSENT AGENDA**

1. Consideration and possible action of the minutes from April 14, 2023, meeting.

Commissioner Fuller makes a motion to approve the consent agenda  
Commissioner Stone seconded the motion.

Voting Yea: Commissioner Surles, Commissioner Amendola, Commissioner McAlister, Commissioner Turner, Commissioner Miller. The motion passes unanimously.

## **PUBLIC HEARING ITEMS**

2. Conduct a Public Hearing on a request for a variance from Chapter 14, Section 57.3 minimum front yard setback of 20 feet and allowing for a front yard setback of 17 feet for new residential townhome structures to be constructed on Blk A, Lots 2-11, Lots 13-18, Kits 21-30, Blk B, Lots 2-11, Lots 12-17, Lots 19-23, and Blk C, Lots 1-10 of the Sanger Circle Phase 6 subdivision and generally located on the north and south side of Avion Drive.

Commissioner Surles opens the public hearing at 7:01 P.M.

Stefani Dodson let the board know that the applicant is needing to change the setback as the townhomes that are being built need additional room for the porch.

Tommy Crutcher spoke to the board and let them know that most of the lots have a different size and that the townhomes they are building are almost 1900 sq. feet and they really don't want to reduce the size of the townhomes.

Commissioner Surles closes the public hearing at 7:05 P.M.

## **ACTION ITEMS**

3. Consideration and possible action on a request for a variance from Chapter 14, Section 57.3 minimum front yard setback of 20 feet and allowing for a front yard setback of 17 feet for new residential townhome structures to be constructed on Blk A, Lots 2-11, Lots 13-18, Kits 21-30, Blk B, Lots 2-11, Lots 12-17, Lots 19-23, and Blk C, Lots 1-10 of the Sanger Circle Phase 6 subdivision and generally located on the north and south side of Avion Drive.

Commissioner Fuller makes a motion to approve the variance to allow a 17-foot front yard setback for the townhomes on Avion Dr.

Commissioner Miller seconded the motion.

Voting Yea: Commissioner Surles, Commissioner Amendola, Commissioner McAlister, Commissioner Turner, Commissioner Stone. The motion passes unanimously.

## **FUTURE AGENDA ITEMS**

No items were discussed.

## **ADJOURN**

There being no further items Commissioner Surles adjourns the meeting at 7:07 P.M.