

CITY OF VAN ALSTYNE

MINUTES

Zoning Board of Adjustment

Van Alstyne City Hall

152 N Main Drive

June 11, 2019

6:30 P.M.

Members present: Mayor Steve Riley, Ryan Neal, Marla Butler, Robert Jaska, Lee Thomas and Katrina Arsenault.

Staff present: Lane Jones, Jennifer Gould, Steve White, Ryan Dockery and Judy Kimzey.

AGENDA

1. Call to Order. *Mayor Riley called the meeting to order at 6:30pm.*
2. Invocation. *Recited by Robert Jaska.*
3. Pledges of Allegiance. *US and Texas.*

PUBLIC HEARINGS

4. Conduct a Public Hearing regarding a request by the owner/agent of the property situated in the City of Van Alstyne, County of Grayson, State of Texas, being described as GREERS 1ST ADDN, BLOCK 10, LOT E/2 1 located at 681 Nash Avenue and 558 Arizona Street, currently zoned Single Family Residential District – 1 (SF - 1) for a variance to the Van Alstyne Code of Ordinances, Section 46-73 (d) to reduce the front yard, side yard interior, side yard corner lot street side and rear yard setbacks for the structure at 681 Nash Avenue and reduce the front yard setback and minimum building size for the structure at 558 Arizona Street to allow for a replat into two lots with no modification to the existing structures. *The Public Hearing opened at 6:33pm. Leslie Griffith spoke in representation of the owner/agent and detailed the reason for the request. Currently, there are two single family residential homes on one lot, occupied by two separate families. The owner/agent would like to replat the property to create one lot for each home and sell at least one home. The sale of one home is not possible unless a replat is done. A replat is not possible without variances to the restrictions identified in the request. There being no further public comment, the hearing closed at 6:40pm.*

ITEMS FOR CONSIDERATION

5. Consider and take any action necessary regarding approval of minutes from the May 14, 2019 meeting. *Lee Thomas made a motion to approve the minutes as presented. Robert Jaska seconded the motion and the motion passed unanimously.*
6. Consider and take any action necessary regarding a request by the owner/agent of the property situated in the City of Van Alstyne, County of Grayson, State of Texas, being described as GREERS 1ST ADDN, BLOCK 10, LOT E/2 1 located at 681 Nash Avenue and 558 Arizona Street, currently zoned Single Family Residential District – 1 (SF - 1) for a variance to the Van Alstyne Code of Ordinances, Section 46-73 (d) to reduce the front yard, side yard interior, side yard corner lot street side and rear yard setbacks for the structure at 681 Nash Avenue and reduce the front yard setback and minimum building size for the structure at 558 Arizona Street to allow for a replat into

two lots with no modification to the existing structures. *Robert Jaska made a motion to approve the variances as requested. Lee Thomas seconded the motion and the motion passed unanimously.*

7. Adjournment. *Mayor Riley adjourned the meeting at 6:42pm.*

Steve Riley, Mayor

Jennifer Gould, City Clerk