

City Council Chambers 317 W. College Street Grand Prairie, Texas

AGENDA

MEETING NOTICE ZONING BOARD OF ADJUSTMENTS AND APPEALS CITY OF GRAND PRAIRIE MONDAY, NOVEMBER 15, 2010

* BRIEFING 6:30 P.M.

The staff will brief the Board and preview the cases on tonight's agenda. The Board members will have the opportunity to ask questions that may facilitate the meeting and the presentation of the cases. No action will be taken during the briefing.

* CALL TO ORDER 7:00 P.M.

The Zoning Board of Adjustments and Appeals is appointed by the City Council to consider variances, exceptions and appeals as prescribed by the City of Grand Prairie's Unified Development Code. In accordance with Section 211.009 of the Local Government Code of the State of Texas and Article 1 of the Unified Development Code of the City of Grand Prairie, the concurring vote of seven members of the Board is necessary to decide in favor of an applicant on any matter on which the Board has jurisdiction. Members of the public may address the Board on items listed on the agenda under Public Hearing Items.

- A. Invocation
- B. Review of Minutes for October 18, 2010
- C. PUBLIC HEARING
 - 1. CASE NUMBER BA101101 317 Parkvale Lane, is platted as Lot 5, Block 14 of Lake Park Village No. 3 (Council District 2). Consideration of a variance to the onsite parking requirements, as stipulated in the Schedule of On-Site Parking Requirements located in Article 10, "Parking and Loading Standards," of the Unified Development Code, to permit a previously converted residential garage into a habitable space for a property in a Single Family-Three (SF-3) zoning district. The subject property is generally located east of Corn Valley Road and north of E. Warrior Trail.
 - 2. CASE NUMBER BA101102 1104 Maria Drive, is platted as Lot 1, Block H of

Pioneer Ridge, Phase 1 (City Council District 3). Consideration of a variance to the side yard setback when adjacent to a street as stipulated in Planned Development District No. 263 (Ordinance 6542) and by Article 6, "Density and Dimensional Requirements," of the Unified Development Code for the purpose of permitting a previously constructed covered porch. The subject property is generally located east of S. Belt Line Road and south of E. Pioneer Parkway.

- 3. CASE NUMBER BA101103 1338 Lakeview Drive, is platted as Lot 26, Block 2 of Lakeland Heights Addition (Council District 3). Consideration of variances to the requirements for accessory structures as stipulated in Article 6, "Density and Dimensional Requirements," of the Unified Development Code for the purpose of constructing a detached covered patio in a Single Family-Four (SF-4) District. The subject property is located at the northwest corner of S.E. 14th Street and Lakeview Drive. [Case to be Postponed]
- 4. CASE NUMBER BA101104 2445 Avenue A, is platted as Lot 21 A, Block 18 of Mountain Lakeview, No. 3 Addition (Council District 3). Consideration of a variance to the on-site parking requirements, as stipulated in the Schedule of On-Site Parking Requirements located in Article 10, "Parking and Loading Standards," of the Unified Development Code, for the purpose of converting a residential garage into a habitable space for a property in a Single Family-Four (SF-4) zoning district. The subject property is generally located south of Lakeview Drive and east of S.E. 14th Street.
- 5. CASE NUMBER BA101105 514 N.E. 23rd Street, is platted as Lot 15, Block S of Bluebonnet Addition (Council District 5). Consideration of a special exception for a carport in a single-family zoning district as stipulated by Article 6, "Density and Dimensional Requirements," of the Unified Development Code for the purpose of constructing a carport in a Single Family-Four (SF-4) zoning district. The subject is generally located south of Graham Street and west of N. Bagdad Road.
- D. CITIZENS COMMENT
- E. **COMMENTS BY BOARD**
- F. ADJOURNMENT

In accordance with Chapter 551, Subchapter 6 of the Texas Government Code, V.T.C.A., the Zoning
Board of Adjustment and Appeals agenda was prepared on the day of 2010 at 5:00 p.m.
Posted By:

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