



CITY OF WEST LAKE HILLS, TEXAS
NOTICE OF BOARD OF ADJUSTMENT (BOA) REGULAR MEETING
Wednesday, June 10, 2020 at 7:00 PM

Notice is hereby given that the Board of Adjustment (BOA) of the City of West Lake Hills, Texas, will hold a REMOTE Regular Meeting on the 10th day of June 2020 at 7:00 p.m., at which time the following items will be discussed, to-wit:

REMOTE ACCESS ONLY:

In accordance with the order of the Office of the Governor issued March 16, 2020, the City Council of the City of West Lake Hills will conduct a telephonic meeting in order to advance the public health goal of limiting face-to-face meetings (also called “social distancing”) to slow the spread of the Coronavirus (COVID19).

The public may participate in this meeting by dialing in to the following toll-free number: 1-346-248-7799, Meeting ID 899 5429 7498, Password: 387042

If you wish to speak during the meeting, we will need your name, phone number and the item number you wish to speak on by 1:00 p.m. on Wednesday June 10.

Members of the public who wish to submit their written comments in lieu of speaking shall submit their comments by emailing SMills@Westlakehills.org. Comments must be received by 1:00 P.M. on June 10th.

The meeting will be live streamed here: <http://mixlr.com/cityofwestlakehills/> and the audio will be available on the City’s website the morning after the meeting.

1. Call to Order
2. Citizen Communications The City Council Welcomes Public Comments at this Point on any Issue. If the Issue is Listed on the Agenda, the Speaker May Choose to Comment During the Public Comment Period or When the Specific Agenda item is Taken Up by the Council Later in the Meeting. The Council Cannot Respond to Matters Not Listed on the Agenda Until a Future Meeting. Speakers Shall Limit Their Comments to Five (5) Minutes Each

3. Consent Agenda All Consent Agenda Items Listed are Considered to be Routine by the City Council and Will be Enacted by One (1) Motion. No Separate Discussion or Action on any of the Items is Necessary Unless Desired by a Council Member or Citizen
 - a. Approval of the April 8, 2020 Regular Meeting Minutes
4. Land Use 917 Calithea Road: Discuss and Consider Action of Two (2) Variance Requests in order to Construct a Swimming Pool and Yard Area:
 - 1) Retaining Wall that Encroaches the Side Building Setback, West Lake Hills Code Sec. 22.03.281
 - 2) Retaining Wall Exceeds 6 feet in Height, West Lake Hills Code Sec. 22.03.170Owners/Applicants Cortney & Patrick Johnson.
 - a. Public Hearing: All persons wishing to speak for or against shall be heard
5. Land Use 301 Buckeye Trail: Discuss and Consider Action for Variance Requests for the Construction of a New Garage.
 - 1) Removal of Tree # 217 - 14" Cedar, West Lake Hills Code Sec. 22.03.304
 - 2) Removal of Tree #218 - 16" Double Live Oak, West Lake Hills Code Sec. 22.03.304
 - 3) Encroachment of a New Structure into Side and Rear Building Setbacks, West Lake Hills Code Sec. 22.03.281
 - 4) Exceed Maximum Impervious Cover up to 30.5%, West Lake Hills Code Sec. 22.03.281Owner: Ben Brieger / Applicant: Marc Madely
(This requires dual BOA/City Council action: City Council for the tree variances and BOA for the setback encroachment and impervious cover variances)
 - a. Public Hearing: All persons wishing to speak for or against shall be heard
6. Land Use 119 Redbud Trail: Discuss and Consider Action of Four (4) Variance Requests for the Construction of a Second Driveway
 - 1) Construct a Second Driveway Entrance/exit, West Lake Hills Code Sec. 22.03.175
 - 2) Site Disturbance/excavation up to 24 inches for a Retaining Wall in a Setback, West Lake Hills Code Sec. 22.03.170
 - 3) Removal of Tree # 35 - 18" Crepe Myrtle, West Lake Hills Code Sec. 22.03.304
 - 4) Removal of Tree # 38 - 19" Crepe Myrtle, West Lake Hills Code Sec. 22.03.304Owner Charles Holley/Applicant Scott Cassel.
(This requires dual BOA/City Council action: City Council for tree variances and BOA for construction of second driveway entrance and site disturbance/retaining wall up to 24" in setback)
 - a. Public Hearing: All persons wishing to speak for or against shall be heard
7. Ordinance 701 South Capital of Texas Highway, Suite G700: Discuss and Consider Action to Adopt an Ordinance for a Special Use Permit Application to Allow the Sale of Beer and Wine for On-Site Consumption at Biderman's Deli, Zoned B – 3. (West Lake Hills Code Sec. 38.03.037). Owner/Applicant Zachary Biderman

- a. Public Hearing: All persons wishing to speak for or against shall be heard.
8. Ordinance 903 Redbud Trail: Discuss and Consider Action to Adopt an Ordinance for a Special Use Permit Application to Allow the Construction of a Guest Quarters on a Residential Property Zoned R – 1. (West Lake Hills Code Sec. 38.03.032 (c)(1)). Owners/Applicants Michael and Peggy Presley.
 - a. Public Hearing: All persons wishing to speak for or against shall be heard.
9. Adjournment

Approved by: Linda Anthony, Mayor

Certificate

I certify that the above Notice of the June 10, 2020 Board of Adjustment REMOTE Regular Meeting was posted on the bulletin board at the Municipal Building, 911 Westlake Drive, West Lake Hills, Texas on Friday June 5, 2020 by 5:00 pm. and will remain posted continuously until said meeting is convened.

Signed by: Stephanie Mills, City Secretary

The City of West Lake Hills is committed to compliance with the Americans with Disabilities Act. Reasonable accommodations and equal access to communications will be provided upon request.

All items on the agenda are for discussion and/or action. City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.086 (Economic Development).