

CITY OF WEST LAKE HILLS, TEXAS
MINUTES OF A BOARD OF ADJUSTMENT (BOA) REGULAR MEETING
Wednesday, February 10, 2021 at 7:00 PM

1. Call to Order

With a quorum present, Mayor Anthony called the meeting to order at 7:09 p.m. Members in attendance were Mayor Linda Anthony, Mayor Pro Tem Jim O'Connor, Councilmembers Rhonda McCollough, Brian Plunkett, Beth South and Darin Walker.

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

Mayor Anthony opened the meeting for public comments. Hearing none, the public comment section was closed

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 January 13, 2021 Regular Meeting Minutes
 - b. **3663 Bee Cave Rd # 4D (Resign Wine):** Adopt an Ordinance for a Special Use Permit Request to Allow the Sale of Alcoholic Beverages in a Restaurant for On-Site and Off-Site Consumption for Property Zoned B – 2 – Business 2 District (West Lake Hills Code Sec. 38.03.038 & Article 38.04). Applicant Tiffany Resig.
 - c. **900 Live Oak Circle:** Adopt an Ordinance for a Special Use Permit Request to Allow the Construction of an Accessory Home Office/Home-Based Business for a Property Zoned R – 1 – One-Family Residential (West Lake Hills Code Sec. 38.04.032(c)(2) and Sec. 38.04.034). Applicant R. Burton Baldrige/Owners Jason & Jessica Karp.
 - d. **613 Rocky River Road:** Approve a Request for a Special Use Permit to Allow for a Home to be Utilized as a Short-Term Rental for a Property Zoned R – 1 – One-Family Residential (West Lake Hills Code Sec. 38.04.032(c)(2) and Sec. 38.04.034). Applicant Kristin Armstrong.

**Motion for Approval of the Consent Agenda with the Removal of Item D made by Councilmember Walker with a Second by Councilmember McCollough
Motion for Approval as Amended carried unanimously by a vote of 5 ayes to 0 nays**

Item D 613 Rocky River Road was taken as a stand-alone item. The Board recessed into Executive Session for this item at 7:43 p.m. and reconvened in Open Session at 8:11 p.m.

Public Comments were made by the Applicant Kristin Armstrong and by Robert Douthit, Duke Kimbrough, Harry Kierns, Margaret Conna, Nate Nickerson, Pat Epstein, and Greg Dunham

Motion for Approval of Item D was made by Councilmember Walker with a Second by Mayor Pro Tem O'Connor

Motion for Approval as Amended carried unanimously by a vote of 5 ayes to 0 nays

4. Land Use 200 Blue Ridge Trail: Discuss and Consider Action on a Variance Request to Construct a New Garage Encroaching the Side Building Setback (West Lake Hills Code Sec. 22.03.281). Owners/Applicants Stephanie & Jonathan Mandle.

Motion for Approval made by Councilmember Plunkett with a Second by Mayor Pro Tem O'Connor

Motion for Approval carried unanimously by a vote of 5 ayes to 0 nays

5. Land Use 1407 Wildcat Hollow: Discuss and Consider Action on a Variance Request to Alter the Roofline and Remodel Exterior Walls of an Existing Non-Conforming Home that Encroaches the Side Building Setback (West Lake Hills Code Sec. 22.03.281). Owners Andrew & Kaitlyn Coney/Applicant Kristopher White - Dick Clark & Associates.

Motion for Approval made by Councilmember Walker with a Second by Mayor Pro Tem O'Connor

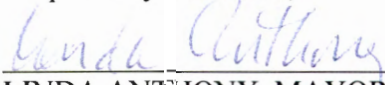
Motion for Approval carried unanimously by a vote of 5 ayes to 0 nays

6. Adjournment

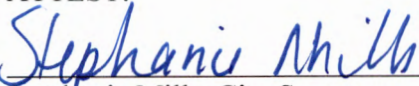
Motion to adjourn the meeting made at 8:23 p.m. by Councilmember Walker with a Second by Councilmember South

Motion for Approval carried unanimously by a vote of 5 ayes to 0 nays

Respectfully submitted,


LINDA ANTHONY, MAYOR

ATTEST:


Stephanie Mills, City Secretary

These minutes were approved on Apr. 14, 2021.

MINUTES OF A CITY COUNCIL
REGULAR MEETING

