

CITY OF WEST LAKE HILLS, TEXAS
MINUTES OF A BOARD OF ADJUSTMENT (BOA) REGULAR MEETING
Wednesday, July 14, 2021 at 7:00 PM

1. Call to Order

With a quorum present, Mayor Anthony called the meeting to order at 7:00 p.m. Members in attendance were Mayor Linda Anthony, Mayor Pro Tem Walker, Councilmembers Rhonda McCollough, Brian Plunkett, and Beth South. Councilmember Gordan Bowman was not present for Roll Call but joined the meeting during Item #4

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 June 9, 2021 Regular Meeting Minutes
 - b. **701 S Capital of Texas Hwy Suite G700 (Lee's Kitchen and Cocktails):** 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 – 3 – Business 3 District (West Lake Hills Code Sec. 38.03.038 & Article 38.04). The applicant is Sara Lee.
 - c. **3638 Bee Cave Road Suit 104 (Austin Pizza):** 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 Eshea Cabrera.

Motion for Approval made by Mayor Pro Tem with a Second by Councilmember South

Motion for Approval carried with a vote of 5 ayes to 0 nays, with Councilmember Bowman absent

4. **Land Use 313 Oakridge Drive:** Discuss and Consider Action on an application for a variance request to (West Lake Hills Code Sec. 22.03.281 & 22.03.003). Angelica Nobel agent for Todd and Katrina Ohlmeyer.
- Section 22.03.281 – Encroachment into a building setback;
 - Section 22.03.281 - Increase in the maximum impervious coverage; and
 - Section 22.03.003 - Outdoor lighting in the minimum side-yard setback

a. **Public Hearing:** All Persons Wishing to Speak for or Against Shall be Heard.

Councilmember Bowman joined the meeting

Applicant representative Micah King spoke on this item. Citizens Todd Ohlmeyer, Tom Walton and Angelica Norton spoke on this item

Motion for Denial of the first and second variance as listed and Approval of the third variance made by Mayor Pro Tem Walker with a Second by Councilmember McCollough

Motion for Denial carried unanimously by a vote of 6 ayes to 0 nays

5. **Land Use 110 Skyline Drive:** Discuss and Consider Action on an Application for a Variance Request to (West Lake Hills Code Sec. 22.03.281). James Legeai agent for James Saadi.
- Section 22.03.281 – Encroachment in a building setback;
 - Section 22.03.170(f) – Cut and Fill/Grading in a building setback; and
 - Section 22.03.275 – Building structure in a front yard setback

a. **Public Hearing:** All Persons Wishing to Speak for or Against Shall be Heard.

Applicant Representative James Legai spoke in this item

Motion for Approval made by Mayor Pro Tem Walker with a Second by Councilmember Plunkett

Motion for Approval carried unanimously by a vote of 6 ayes to 0 nays

6. **Land Use 1407 Wildcat Hollow:** Discuss and Consider Action on an Application for a Variance Request to (West Lake Hills Code Sec. 22.03.281 & 22.03.125)). Kristopher White agent for Andrew & Kaitlyn Coney.
- Section 22.03.281 – Encroachment in a building setback; and
 - Section 22.03.125 – Excavating or grading

a. **Public Hearing:** All Persons Wishing to Speak for or Against Shall be Heard.

Applicant Representative Kris White spoke on this issue

Motion for Approval made by Councilmember Plunkett with a Second by Mayor Anthony

Motion for Approval carried unanimously by a vote of 6 ayes to 0 nays

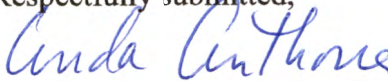
7. Land Use 507 Konstanty Circle: Discuss and Consider Action on a Variance Request for a Sport Court Encroaching the Front Setback (West Lake Hills Code Sec. 22.03.281).
Applicant Hank Smith
• Section 22.03.281 – Encroachment into the 50' front building setback
- a. Public Hearing: All Persons Wishing to Speak for or Against Shall be Heard.

Applicant Hank Smith spoke on this item
Motion for Denial made by Councilmember McCollough with a Second by Mayor Pro Tem Walker
Motion for Denial carried unanimously by a vote of 6 ayes to 0 nays

8. Adjournment

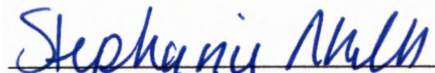
Motion to adjourn the meeting made at 8:10 p.m. by Mayor Pro Tem Walker with a Second by Councilmember Plunkett
Motion to Adjourn carried unanimously by a vote of 6 ayes to 0 nays

Respectfully submitted,



LINDA ANTHONY, MAYOR

ATTEST:



Stephanie Mills, City Secretary

These minutes were approved on August 11, 2021.

