



**CITY OF HUTTO, TEXAS
ZONING BOARD OF ADJUSTMENT
REGULAR MEETING
Wednesday, October 23, 2019 AT 7:00 PM
CITY HALL - CITY COUNCIL CHAMBERS
500 WEST LIVE OAK STREET**

ZONING BOARD OF ADJUSTMENT

Bryan Dempsey
Thomas McGowan
David Meyer
Wendell Teltow
Maureen Rooker
Randal Clark

AGENDA

1. CALL SESSION TO ORDER
2. ROLL CALL
3. PUBLIC COMMENT
 - 3.A. Remarks from visitors. *(Three-minute time limit.)*
4. AGENDA ITEMS
 - 4.A. Consideration and possible action on the meeting minutes for the Zoning Board of Adjustment regular meeting held on August 28, 2019.
 - 4.B. Consideration of a public hearing and possible action on variance request #1.45 for the property located at 203 Combe Drive, Lot 5, Block E of the Brooklands Section One Subdivision, to reduce the frontage buildout minimum requirement within the T3 District from 70% to 50% as outlined as outlined in Article 6, Table 14(g) of the SmartCode.
 - 4.C. Consideration of a public hearing and possible action on variance request #1.46 for the property located at 205 Combe Drive, Lot 6, Block E of the Brooklands Section One Subdivision, to reduce the frontage buildout minimum requirement within the T3 District from 70% to 50% as outlined as outlined in Article 6, Table 14(g) of the SmartCode.
 - 4.D. Consideration of a public hearing and possible action on variance request #1.47 for the property located at 207 Combe Drive, Lot 7, Block E of the Brooklands Section One Subdivision, to reduce the frontage buildout minimum requirement within the T3 District from 70% to 50% as outlined as outlined in Article 6, Table 14(g) of the SmartCode.
 - 4.E. Consideration of a public hearing and possible action on variance request #1.48 for the property located at 202 Clearlake Drive, Lot 11, Block A of the Brooklands Section One Subdivision, to reduce the frontage buildout minimum requirement within the T3 District from 70% to 50% as outlined as outlined in Article 6, Table 14(g) of the SmartCode.
 - 4.F. Consideration of a public hearing and possible action on variance request #1.49 for the property located at 206 Clearlake Drive, Lot 9, Block A of the

Brooklands Section One Subdivision, to reduce the frontage buildout minimum requirement within the T3 District from 70% to 50% as outlined as outlined in Article 6, Table 14(g) of the SmartCode.

- 4.G. Consideration of a public hearing and possible action on variance request #1.50 for the property located at 217 Timber Brook Drive, Lot 9, Block D of the Brooklands Section One Subdivision, to reduce the frontage buildout minimum requirement within the T3 District from 70% to 50% as outlined as outlined in Article 6, Table 14(g) of the SmartCode.
- 4.H. Consideration of a public hearing and possible action on variance request #1.51 for the property located at 219 Timber Brook Drive, Lot 10, Block D of the Brooklands Section One Subdivision, to reduce the frontage buildout minimum requirement within the T3 District from 70% to 50% as outlined as outlined in Article 6, Table 14(g) of the SmartCode.
- 4.I. Consideration of a public hearing and possible action on variance request #1.52 for the property located at 103 East Live Oak Street, Lot 9 of the McGees 2nd Addition Subdivision, from the Transect Zone (OT-3) Building Form Standards as outlined as outlined in Chapter 10, Section 10.1003.3.1 of the Unified Development Code (UDC).
- 4.J. Consideration of a public hearing and possible action on variance request #1.53 for the property located at 449 Ed Schmidt Boulevard, Lot 1 of the Emory Farms Commercial Subdivision, from the 2,500 square foot maximum building size, as outlined in Chapter 10, Section 10.307.9.3 of the Unified Development Code (UDC), to allow a 12,500 square foot building in the B-1 (local business) zoning district.

5. ADJOURNMENT

6. CERTIFICATION

I certify that this notice of the October 23, 2019 Zoning Board of Adjustment meeting was posted on the City Hall bulletin board of the City of Hutto on October 18, 2019 at 12:50pm



Lynn Trumbul, Senior Assistant City Secretary

The City of Hutto is committed to comply with the Americans Disability Act. The Hutto City Council Chamber is wheelchair accessible. Request for reasonable special communications or accommodations must be made 48 hours prior to the meeting. Please contact the City Secretary at (512) 759-4839 or laclie.hale@huttotx.gov for assistance.