



**NOTICE AND AGENDA
ZONING BOARD OF ADJUSTMENT
FEBRUARY 22, 2023 - 05:30 PM
REGULAR MEETING
CITY HALL-COUNCIL CHAMBERS
415 WEST UNIVERSITY DRIVE
EDINBURG, TEXAS 78541**

1. CALL MEETING TO ORDER, ESTABLISH QUORUM

- A. Prayer
- B. Pledge of Allegiance

2. CERTIFICATION OF PUBLIC NOTICE

3. DISCLOSURE OF CONFLICT OF INTEREST

4. PUBLIC COMMENTS

- A. Public Comments are limited to three (3) minutes. If a resident desires to make a public comment, please notify the Chairperson prior to the start of the meeting. A spokesperson for large groups is required. We ask for everyone's cooperation in following these procedures.

5. THE FOLLOWING ARE THE MEETING PROCEDURES USED BY THE ZONING BOARD OF ADJUSTMENT:

- A. All items are generally considered as they appear on the agenda. As each item is introduced:
- B. Staff will present its findings and recommendation on the item being considered.
- C. The party making the request may make a presentation and may address the Board on any issues arising during the discussion of the item being considered.
- D. Anyone in the audience desiring to speak in favor or in opposition may do so. A 3-5 minute time limit will be given to each person interested in speaking on the item. The use of a spokesperson for large groups of people will be required.
- E. Once the Chair closes the public hearing, the Board may question anyone and maintain any discussion which clarifies the proposal and will then take what action it believes to be appropriate.
- F. A minimum of four votes are required for an item to be approved by the Board.

6. ABSENCES

- A. In Accordance with Chapter 32.04 Paragraph (C) of the Code of Ordinances Boards, Councils Commissions and Committees. Any Member of a Board, Council Commission, or Committee who shall absent such member's self from more than one-third of the meetings of a Board, Council Commission or Committee during one year shall cause such office or position to immediately become vacant.
Discussion and possible action on Mr. Abraham Garcia's absences from the Zoning Board of Adjustment Meetings.

7. OTHER BUSINESS

- A. Consider Appointment for the Zoning Board of Adjustment Chairperson

8. MINUTES

- A. Consider Approval of the Minutes for the January 25, 2023, Regular Meeting

9. PUBLIC HEARINGS

- A. Consider Variance to the City's Unified Development Code, Section 2.206(A)(1), Accessory Use and Structure Standards, Generally, Related and Subordinate to Principal Use, being 3.00 acres out of Lot 7, Block 9, Santa Cruz Gardens Unit No. 3 Subdivision, located at 5007 North Gwin Road, as requested by Silverio Salas, Jr.
- B. Consider Variances to the City's Unified Development Code, Section 2.206(D)(2)(b)(iv)(1), Accessory Use and Structure Standards, General Standards, and Section 2.206(F)(1)(e)(ii), Accessory Use and Structure Standards, Storage and Utility Sheds, Floor Area, a 1.00 acre tract of land, more or less, being a portion of Lot 1, Section 240, Texas-Mexican Railway Company's Survey Subdivision, located at 3301 North Jackson Road, as requested by Rolland Hugh Pursley
- C. Consider Variance to the City's Unified Development Code, Section 3.102(C)(1), Lot and Design Standards, Single-Family Lot and Building Standards, Setbacks, 1.057 acres out of Lot 5, Section 243, Texas-Mexican Railway Company's Survey Subdivision, located at 2900 North Rogiers Road, as requested by Michael Duffey

I hereby certify that this notice of meeting was posted in accordance with the Open Meetings Act, V.T.C.A., Government Code, Section 551.041, at the bulletin board located at the main entrance to the City offices of the City of Edinburg, (415 West University Drive), visible and accessible to the general public after regular working hours, at 5:00 P.M. on February 17, 2023 .



Claudia Mariscal, Administrative Assistant

10. INFORMATION ONLY

- A. Attendance Roster

11. ADJOURNMENT

**MEMBERS WHO ARE UNABLE TO ATTEND ARE ASKED TO NOTIFY THE
PLANNING AND ZONING DEPARTMENT AT 956-388-8202**

NOTICE

PERSONS WITH DISABILITIES WHO NEED TO COMMUNICATE MORE EFFECTIVELY WITH CITY OFFICIALS AND WHO MAY NEED AUXILIARY AIDS OR SERVICES SUCH AS INTERPRETERS FOR PERSONS WHO ARE DEAF OR HEARING IMPAIRED ARE REQUESTED TO CONTACT THE OFFICE OF THE CITY SECRETARY AT (956) 388-8204 THREE WORKING DAYS PRIOR TO ANY MEETING SO THAT APPROPRIATE ARRANGEMENTS CAN BE MADE.