



**NOTICE AND AGENDA
ZONING BOARD OF ADJUSTMENT
APRIL 28, 2021 – 4:00 P.M.
REGULAR MEETING
EDINBURG CITY HALL
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. 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.

4. 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.

5. ABSENCES

- A. Consider excusing the absence of Chairperson Juan Lopez from the March 31, 2021 Regular Meeting.

ZONING BOARD OF ADJUSTMENT
REGULAR MEETING
APRIL 28, 2021
PAGE 2

- B.** Consider excusing the absence of Vice-Chairperson Dr. Samuel Simon from the March 31, 2021 Regular Meeting
- C.** Consider excusing the absence of Board Member Andre Maldonado from the March 31, 2021 Regular Meeting
- D.** Consider excusing the absence of Board Member Jorge Ortegon from the March 31, 2021 Regular Meeting
- E.** Consider excusing the absence of Board Member Mario Escobar from the March 31, 2021 Regular Meeting.

6. MINUTES

- A.** Consider approval of the Minutes for the March 31, 2021 Regular Meeting

7. PUBLIC HEARINGS

- A.** Consider Variance to the City's Unified Development Code, Article 3, Section 3.505 Easements & Utilities, being Lot 48, Santa Cruz Estates Phase II Subdivision, located at 3307 Francis Lane, as requested by Evelyn Rodriguez
- B.** Consider Variance to the City's Unified Development Code, Article 2, Section 2.301 (D) Fences Abutting A Golf Course, being Lot 88, Los Lagos Phase III Subdivision, located at 3302 Los Lagos Drive, as requested by Yolanda Amezcua
- C.** Consider Variance to the City's Unified Development Code, Article 3, Section 3.505, Easement & Utilities, being Lot 30, Sugar Oaks Subdivision, located at 1817 Red River Avenue, as requested by Frank Gonzalez
- D.** Consider Variance to the City's Unified Development Code Article 3, Section 3.301, Single Family Residential Bulk Standards, Setbacks, being Lot 32, Santa Gloria Subdivision, located at 4716 Uranus Street, as requested by Oralia Diaz Moreno
- E.** Consider Variance to the City's Unified Development Code, Article 3, Section 3.505, Easements & Utilities, being Lots 1-7 & 57-63, The Heights On Wisconsin Phase II Subdivision, as requested by Julio Carranza
- F.** Consider Variance to the City's Unified Development Article 3, Section 3.301, Single Family Residential Bulk Standard, Setbacks, being lot 58, The Heights On Wisconsin Phase II Subdivision, located at 1505 E Mayhem Drive, as requested by Julio Carranza

**ZONING BOARD OF ADJUSTMENT
REGULAR MEETING
APRIL 28, 2021
PAGE 3**

8. ADJOURNMENT

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 this 23rd day of April, 2021

Nikki Marie Cavazos, Urban Planner I

**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.