



**NOTICE AND AGENDA
ZONING BOARD OF ADJUSTMENT
MAY 25, 2022 - 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. MINUTES

- A. Consider approval of the Minutes for the April 27, 2022 Regular Meeting

7. PUBLIC HEARINGS

- A. Consider Variance to the City’s Unified Development Code, Section 2.301(C)(2) Storage and Utility Sheds, Building type, Lot 1, Dogwood Subdivision, located at 1000 South 6th Avenue, as requested by Imelda Peña Cain
- B. Consider Variance to the City’s Unified Development Code, Section 3.505, Easements and Utilities, Lot 38, The Boardwalk Subdivision, located at 3103 Scotland Drive, as requested by Avinash Samtani
- C. Consider Variance to the City’s Unified Development Code, Section 3.303 Multifamily Lot and Building Standards, Setbacks, Lots 1 – 39, Newcastle Subdivision, located at 2601 West Wisconsin Road, as requested by Red Rock Real Estate Development Group, LTD
- D. Consider Variances to the City’s Unified Development Code: 1) Section 2.301(B)(2) (c) Accessory Structures, Side Yards and 2) Section 3.505, Easements and Utilities, Lot 29 and the North 1/2 of Lot 28, Chateau Estates Subdivision, located at 2906 Chateau Street, as requested by Steve Sandoval on behalf of Steve & Adhara Sandoval

8. DIRECTOR'S REPORT

- A. Unified Development Code Update

9. INFORMATION ONLY

- A. Attendance Roster

10. 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 4:30 P.M. on this Friday, May 20, 2022 .



Claudia Mariscal, Administrative Assistant

**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.