



CITY OF HILL COUNTRY VILLAGE
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MINUTES
BOARD OF ADJUSTMENT
CITY OF HILL COUNTRY VILLAGE
116 ASPEN LANE
HILL COUNTRY VILLAGE, TEXAS 78232
October 29, 2019
6:00 P.M.

The Board of Adjustment for the City of Hill Country Village, Texas, conducted a public hearing on Tuesday, October 29, 2019 at 6:00 p.m. at City Hall, 116 Aspen Lane.

Members Present:

Lonnie Wulfe, Chair (*Chair Wulfe joined the meeting at 6:17 p.m.*)
Doug Boom
Matt Riley
Hal Bonewits
Jay Eddy
Robert Myers

Members Not Present:

John Dulske

City Staff Present:

Frank Morales, City Administrator
Administrative Assistant, Ismael Urias

1. Call to order.

Mr. Boom called the meeting to order at 6:02 p.m.

2. Discussion and possible action regarding approval of the meeting minutes of August 10, 2017.

Mr. Riley made a motion to approve the meeting minutes of August 10, 2017, seconded by Mr. Mr. Boom. Motion passed unanimously.

3. Citizens to be heard.

At this time, citizens who have filled out a registration form prior to the start of the meeting may speak on any topic they wish to bring to the attention of the governing body so long as that topic is not on the agenda for this meeting. Citizens may speak on specific agenda items when that item is called for discussion. During the Citizens to be Heard

section no board action may take place and no board discussion or response is required to the speaker. However, the Board Chair or the City Administrator may make a statement of specific factual information in response to an inquiry or recite existing policy in response to an inquiry. A time limit of two minutes per speaker is permitted; the board may extend this time at their discretion.

Mr. Paul Laursen of 421 Tower Drive signed up to speak but wanted to be heard under item #4.

4. A public hearing, discussion, and possible action regarding a request by Mr. and Mrs. Steven Pawelek, 418 Tower Drive, for a variance to Chapter 78 Zoning Code, Section 78-16 (b) (2), which states the following: Every dwelling unit shall be a single, detached one-family dwelling, not less than 1,800 square feet in gross floor area, and not more than two stories or 30 feet in height. Said property is located at 418 Tower Drive, Hill Country Village, Texas: Lot 60, Block 1, Hill Country Estate, Unit 2 in the R-1 Residential District.

Mr. Boom closed the regular meeting at 6:05 p.m.

Mr. Boom opened the public hearing at 6:05 p.m.

Project Architect, Mr. Brian Voges of Voges Design was there to make his presentation along with Builder, Mr. Kyle Pawelek. Both men took questions and provided answers for members of the audience as well as the board. Mr. Paul Laursen of 421 Tower Drive asked questions regarding the height of the new home and whether it could be seen. Mr. Pawelek assured him that the home would be hidden by existing trees on the property. The board as well as the audience were shown plans of the home and computer renderings of what the home would look like.

Mr. Boom closed the public hearing at 6:16 p.m.

Mr. Boom opened the regular meeting at 6:16 p.m.

Mr. Doug Boom motioned to approve a variance to Chapter 78 Zoning Code, Section 78-16 (b) (2), which states the following: Every dwelling unit shall be a single, detached one-family dwelling, not less than 1,800 square feet in gross floor area, and not more than two stories or 30 feet in height. Said property is located at 418 Tower Drive, Hill Country Village, Texas: Lot 60, Block 1, Hill Country Estate, Unit 2 in the R-1 Residential District, seconded by Mr. Riley. Motion passed unanimously.

5. Adjourn.

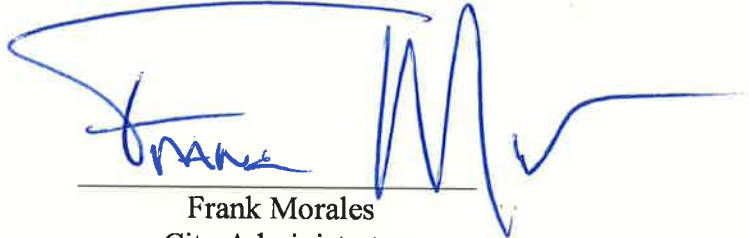
The meeting was adjourned at 6:22 p.m.

PASSED AND APPROVED THE 17th DAY OF MARCH 2020.



Lonnie Wulfe
Chair

ATTEST:



Frank Morales
City Administrator