



AGENDA

**City of Spring Valley Village
Board of Adjustment Meeting
Council Chambers of City Hall
1025 Campbell Road, Houston, Texas 77055
MONDAY, MARCH 7, 2016 AT 7:00 P.M.**

1. CALL THE ROLL AND ANNOUNCE A QUORUM IS PRESENT

2. PUBLIC HEARING

A Public Hearing will be held before the Zoning Board of Adjustment in order to receive input, from all interested parties, regarding the following:

- 2.1 Receive testimony on an appeal of the decision and interpretation by the Spring Valley Village Zoning Official denying a fence permit for the residence located at 9042 Bace Drive, pursuant to City Ordinance 2006-29, Chapter 12, Section 11.01 Fences .01 Permitted Locations (Front lot fences of a property may not extend beyond its front building foundation line or extend across the front of the dwelling). The Board of Adjustment will also receive testimony regarding a variance from the same ordinance provision. The permit application and request for variance have been filed by the property owner, Hans Graff.

- 2.2 Close Public Hearing

3. DISCUSSION ITEMS / ACTION ITEMS

- 3.1 Consideration and possible action regarding a request for variance from and/or appeal of the decision and interpretation of the Spring Valley Village Zoning Official denying a fence permit for the residence located at 9042 Bace Drive, pursuant to City Ordinance 2006-29, Chapter 12 Section 11.01 Fences .01 Permitted Locations.

4. PUBLIC HEARING

- 4.1 Receive testimony on an appeal of the decision and interpretation by the Spring Valley Village Zoning Official denying a fence permit for the residence located at 9047 Bace Drive, pursuant to City Ordinance 2006-29, Chapter 12, Section 11.01 Fences .01 Permitted Locations (Front lot fences of a property may not extend beyond its front building foundation line or extend across the front of the dwelling) and Ordinance 2005-21 (Non-conforming building and structures shall be removed if damaged or destroyed to the extent of fifty percent). The permit application and appeal have been filed by the property owner, Federico Schoenhofer.

- 4.2 Close Public Hearing

5. DISCUSSION ITEMS / ACTION ITEMS

- 5.1 Consideration and possible action regarding an appeal of the decision and interpretation of the Spring Valley Village Zoning Official denying a fence permit for the residence located at 9047 Bace Drive, pursuant to City Ordinance 2006-29, Chapter 12 Section 11.01 Fences .01 Permitted Locations and Ordinance 2005-21

6. **ADJOURNMENT**

I certify that a copy of the March 7, 2016 Board of Adjustment agenda was posted this day, the 3rd day of March, 2016 at 2:00 p.m. pursuant to the Open Meetings Act, Chapter 551 of the Texas Government Code.

Attest:


Roxanne Benitez, TRMC, CCC II
City Secretary

In compliance with the Americans with Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. To better serve attendees, requests for accommodations or interpretive services should be made 48 hours prior to this meeting. Please contact the City Secretary's office at 713-465-8308, Fax 713-461-7969, or Email secretary@springvalleytx.com for further information.