

THE VILLAGE OF SAN LEANNA
AGENDA
PUBLIC HEARING OF THE ZONING COMMITTEE
Tuesday, March 24, 2020
12:00 pm, noon – Video Conference Call

MEETING PARTICIPATION DETAILS:

Topic: Public Hearing - Zoning Committee
Time: Mar 24, 2020 12:00 PM Central Time

<https://zoom.us/join>
Meeting ID: 831 040 918

Dial in by phone: 1-346-248-7799
Meeting ID: 831 040 918

A. MEETING CALLED TO ORDER

Roll call

B. PUBLIC HEARING

1. Presentation of information concerning request for a variance to Zoning Ordinance No. 13-001 allowing the placement of an accessory building within 10' of the property lines at 11611 Sunset Dr.
2. Citizen comments

C. VOTE ON RECOMMENDATION

D. ADJOURNMENT

Posted _____ Saturday, March 21, 2020

Rebecca Howe
Village Administrator

Village of San Leanna

3/19/2020

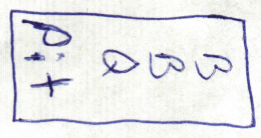
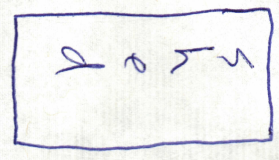
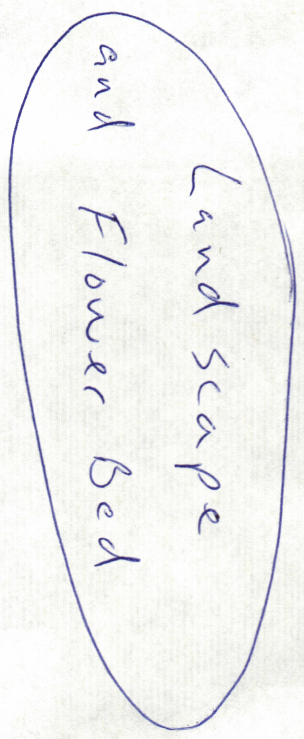
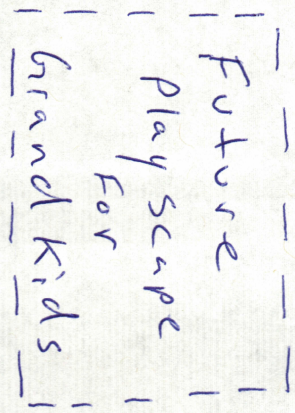
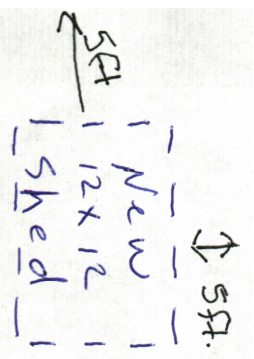
I Larry Gonzales is wanting to put a 12X12 shed in the far back corner of my property. The shed will be placed 5' from both sides of my fence. I'll have plenty of room to access around and the back of the shed. I've discussed this with both of my neighbors and they've both ok'd/approved it.

If I were to have the shed 10' from both sides of my fence that would place the shed almost in the middle of my yard. I have future plans to build a good size play cape for my grandchildren. I also have future plans to upgrade/landscape my back yard.

Thank you,

Larry Gonzales
11611 Sunset Dr.
512.775.1981

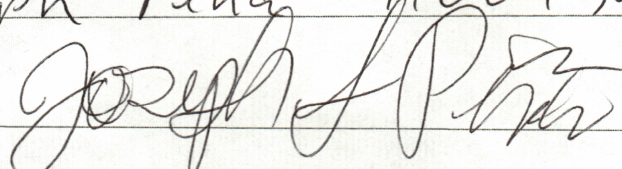
Gonzalez
11611 Sunset Dr.



Letter to Neighbors

I/We Larry Gonzales
11611 Sunset Dr. have
informed our neighbors regarding a request for a
variance to San Leanna's Zoning Ordinances.

Name	Address	Response
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Joseph Pung	11609 Sunset Dr.	O.K.
		

RICHARD CROSBY	11701 CHAPEL LN.	
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Richard W. Crosby		O.K.
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ZONING ORDINANCE STIMPULATION IN QUESTION:

(B) Location: A permanent accessory structure must be located:

(1) on the same lot as the main residence;

(2) in the backyard or behind the main residence;

(3) at least ten (10) feet or more from any side or rear lot line and shall be no taller than sixteen (16) feet in height; and

(4) at least thirty (30) feet or more from the side lot line in the case of a corner lot.

SECTION 19. VARIANCES

(A) The Board, upon receiving a recommendation from the Zoning Commission, may in a specific case authorize a variance to the requirements in this Ordinance by:

(1) permitting the reconstruction of a structure which was being used in nonconformance with this Ordinance at the time of its passage; or

(2) permitting the extension of a non-conforming use of a structure upon the lot occupied by the structure at the time of the passage of this Ordinance; or

(3) authorizing in special cases variances from the requirements of this Ordinance that: (a) will not be contrary to the public interest; and (b) due to special conditions, literal enforcement of requirements of this Ordinance will result in unnecessary hardship; and (c) the spirit of this Ordinance shall be observed and substantial justice done.

(B) The Board may not grant a variance authorizing a use other than those permitted in the district for which the variance is sought. The Board is not authorized to grant use variances other than those required for specific compliance with applicable state law.

(C) The Board will not authorize a variance unless there is:

(1) public notice posted on the three bulletin boards designated by the Village and a hearing with the Zoning Commission who recommend a course of action at the next regularly scheduled meeting of the Board of Aldermen, who make the final decision; and

(2) all adjacent neighbors have the opportunity to voice their opinion, if possible, in writing to the Zoning Commission; and

(3) appropriate conditions and safeguards; and

(4) in the Board's judgment, no substantial or permanent injury to the public convenience, safety and welfare. 21

(D) A request for a variance must be submitted by the property owner in writing, and the Board's approval or rejection of a variance must be in writing.



ZOOM INSTRUCTION GUIDE

WEBSITE and TELEPHONE

*DUE TO CORONAVIRUS COVID-19 RESIDENTS ARE ENCOURAGED
TO ATTEND THE CITY COUNCIL MEETING VIA THE APPLICATION, ZOOM UNTIL FURTHER NOTICE.*

ZOOM MEETING INFORMATION:

WEBSITE: <https://zoom.us/join>

MEETING ID: -SEE AGENDA-

CALL IN PHONE NUMBER: -SEE AGENDA-

IMPORTANT INFORMATION

ZOOM can be accessed by telephone or computer. You must have a computer or mobile phone app to see the PowerPoint slides.

For those participating by computer only, you must have a microphone enabled computer to communicate verbally. Otherwise you will have to call in via the telephone as well.



TO ACCESS VIA TELEPHONE:

1. Call Phone Number
2. Enter Meeting ID
3. Press # to confirm you are a participant and enter the meeting.
4. To state a public comment, "raise hand": *9
(You will be called on in order received)



TO ACCESS VIA WEBSITE:

1. Access website at: <https://zoom.us/join>
2. A set of dialogue boxes will appear (as seen below)

Step 1:

Join a Meeting

Meeting ID or Personal Link Name

Join

[Join a meeting from an H.323/SIP room system](#)

Step 2:

Open Zoom?

https://zoom.us wants to open this application.

Open Zoom Cancel

Launching...

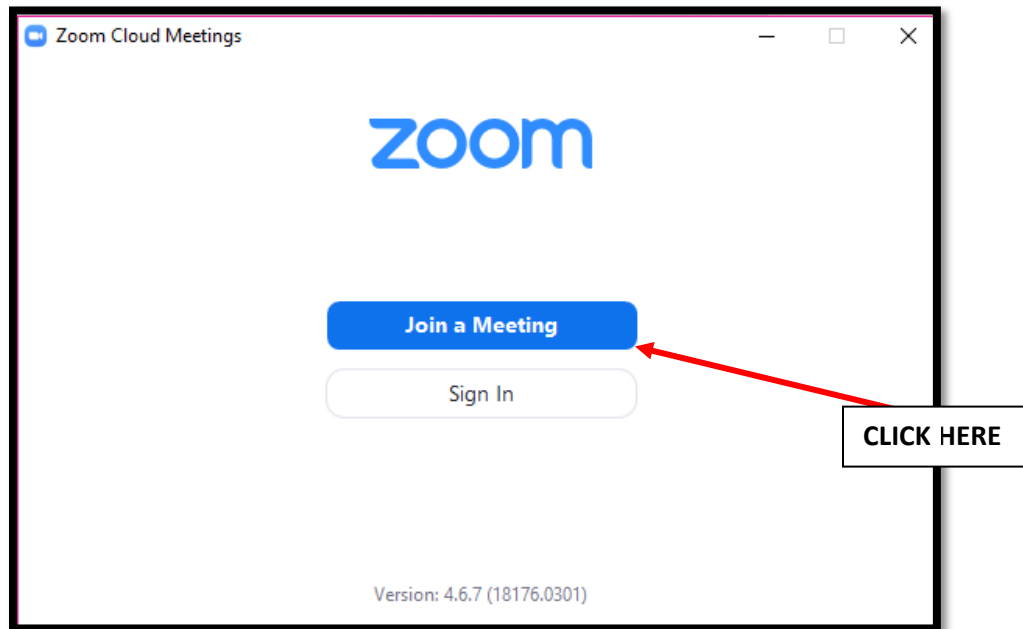
CLICK HERE

Please click Open Zoom Meetings if you see the system dialog.

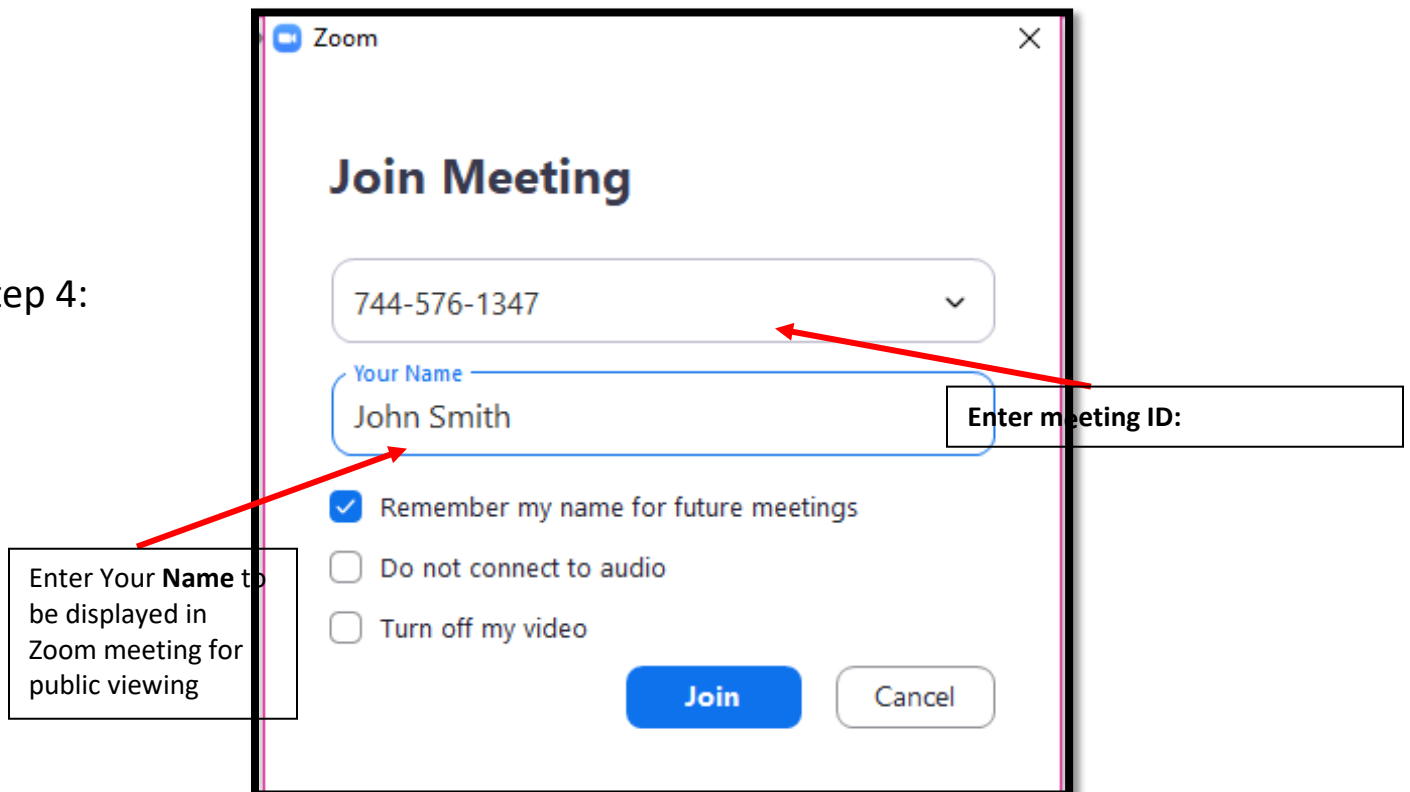
If nothing prompts from browser, [click here](#) to launch the meeting, or [download & run Zoom](#).



Step 3:



Step 4:





Step 5A:

Computer Audio

Choose ONE of the audio conference options

Phone Call Computer Audio

Join with Computer Audio

Failed to detect your microphone. Please make sure your microphone is properly connected.
[Test Speaker and Microphone](#)

☒ Automatically join audio by computer when joining a meeting

CLICK HERE

Step 5B:

Phone Call

Choose ONE of the audio conference options

Phone Call Computer Audio

Dial: +1 929 205 6099
+1 313 626 6799
+1 301 717 3592
+1 346 777 7799
+1 661 901 5833
+1 253 215 8782

Meeting ID: 744 576 1347

Participant ID: 13

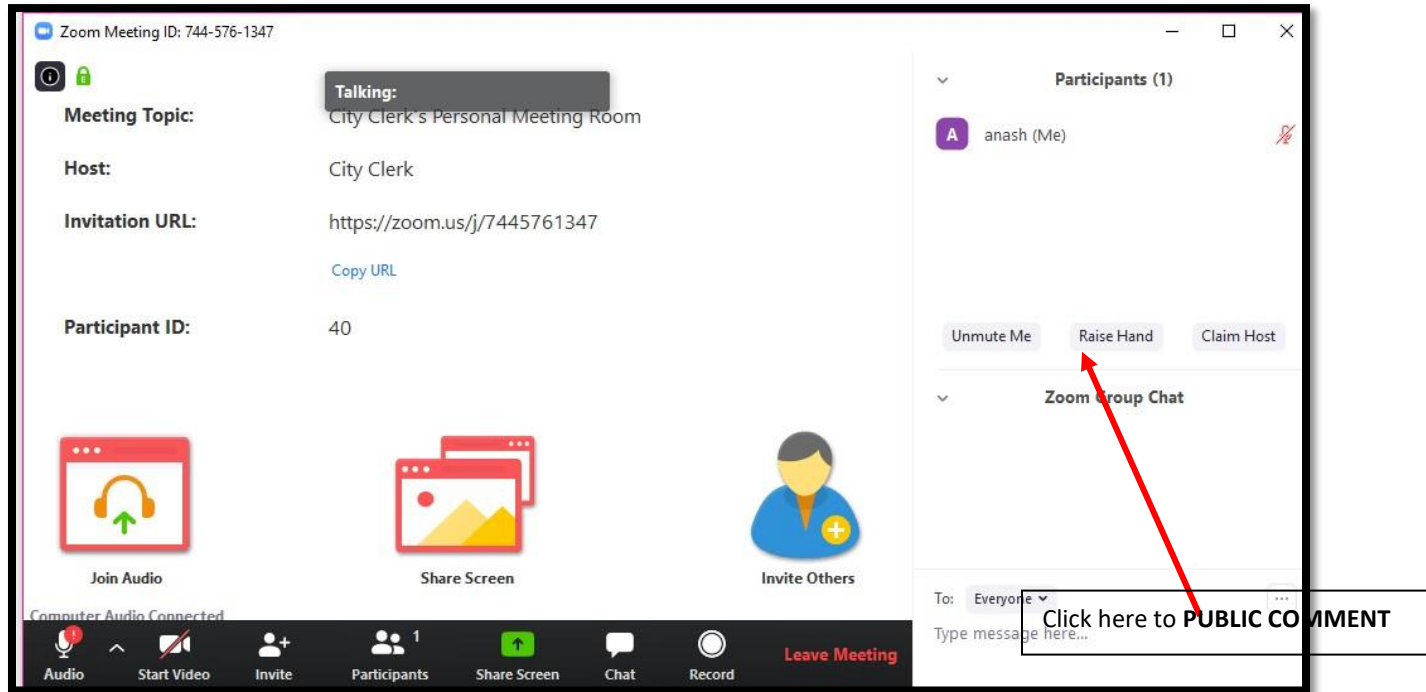
Done



Call



Step 6:



3. Use icon **RAISE HAND** to provide Public Comments. You will be unmuted and called upon on in the order received.

SEE WEBSITE LINKS BELOW FOR MORE TUTORIALS

<https://support.zoom.us/hc/en-us/articles/201362193>

<https://support.zoom.us/hc/en-us>

https://www.youtube.com/embed/vFhAEoCF7jg?rel=0&autoplay=1&cc_load_policy=1