#### THE VILLAGE OF SAN LEANNA AGENDA PUBLIC HEARING OF THE ZONING COMMITTEE Thursday, February 20, 2025 6:30 pm – Community Center - 11906 Sleepy Hollow

## 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 construction of a permanent carport structure over the driveway in front of the main residence at 11614 Sunset Drive.
- 2. Citizen Comments.

#### C. VOTE ON RECOMMENDATION

#### D. ADJOURNMENT

Posted Monday, February 17, 2025

Rebecca Howe Village Administrator



 $\times \times$ 

# Variance request

1 message

#### Charles Rockenbaugh

To: Rebecca Howe <village@sanleannatx.com>, HELEN ROCKENBAUGH <

Wed, Feb 19, 2025 at 11:27 AM

Helen and I would like to request a zoning variance to replace the current shade structure over the driveway with a more permanent structure. It will fit within the footprint of the existing structure and will consist of a wooden frame with a metal roof to match the house. Thanks for your consideration.

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Property owners at 11614 Sunset Drive are requesting an updated variance for the placement of an attached carport in front of their home.

The following variance was granted to the Rockenbaughs on July 21, 2016:

2. Molly Quirk made a motion to approve the variance to Ordinance No. 13-001 regarding location of a permanent accessory structure (shade cloth) in the front yard of 11614 Sunset Drive. Barbara Quarles seconded the motion. Motion carried with a vote of 4 in favor – 0 opposed. Fred Helmerichs abstained.

The updated variance would allow for a permanent structure rather than a cloth shade cover.

# SECTION 11. REQUIREMENTS FOR PERMANENT ACCESSORY STRUCTURES

(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.

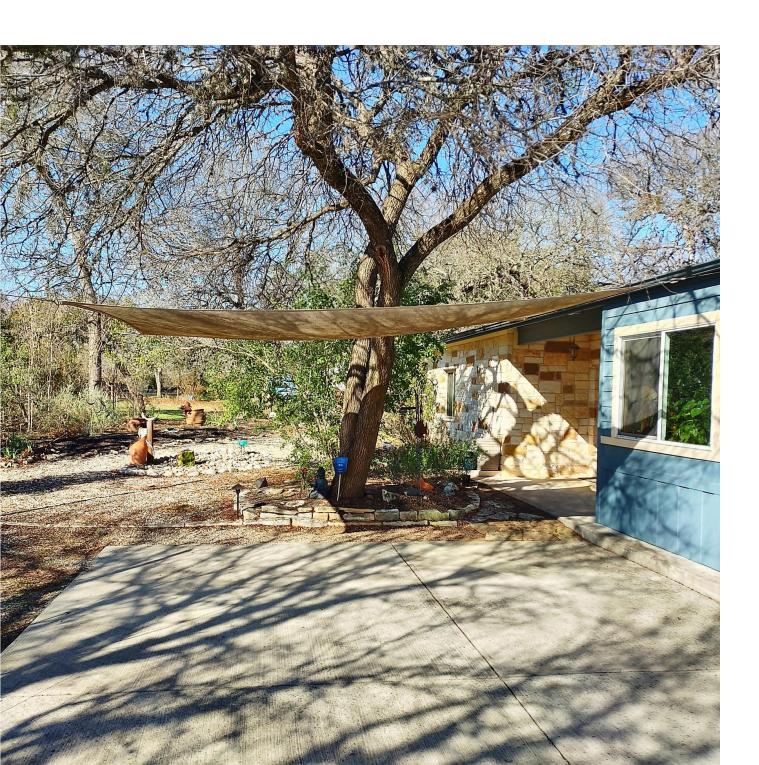
SECTION 14. DECKS AND/OR PORCH OR SHED/PATIO TYPE ROOFS

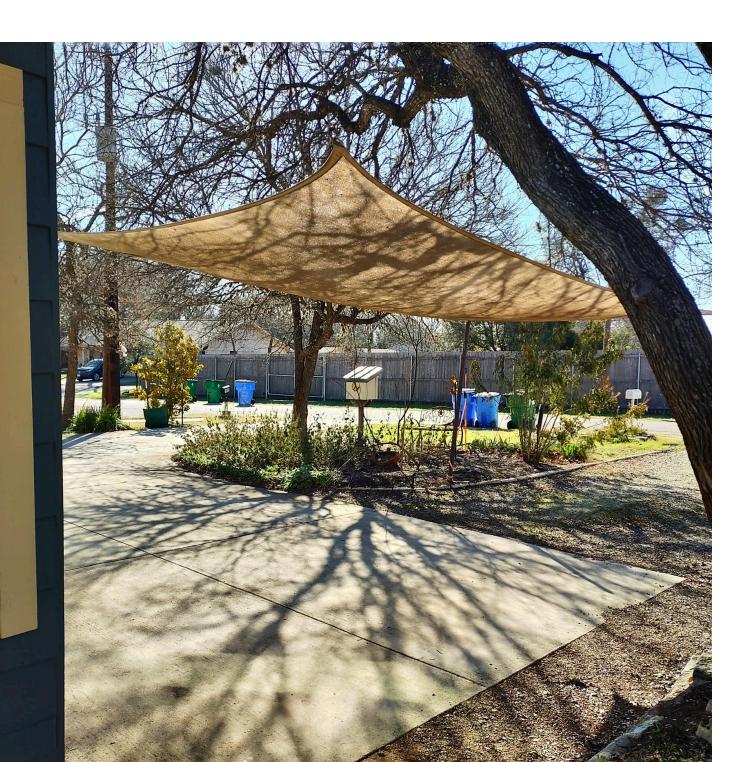
(A) Decks and/or porch or shed/patio type roofs, when attached to a residence or an accessory building, require a permit. They will be inspected for structural soundness.

(B) Patio type roofs, when used as carports, require a permit (see accessory buildings).

(C) Decks, when used as an above-ground pool surround, not attached to any building, do not require an additional permit or inspection. However, they must be secured firmly to the ground, just as an accessory building.









# Fwd: car port

From HELEN ROCKENBAUGH < Date Sat 2/15/2025 11:40 AM tpreble@austin.rr.com < То

2 attachments (918 KB) 1000009099.jpg; 1739641078885.jpeg;

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From: HELEN ROCKENBAUGH
Sent: Saturday, February 15, 2025 11:39:41 AM
To: Ben Hogue Delisa Gonzales
Fred Heimenichs
Subject: car port

Hi y'all ,

We want to replace the sun shade we have with a better car port. It will be in same place. It will look similar to the attached Pic. It will not be orange.

Charles and his new car will appreciate it.

Thank you, we will be requesting a variance at meeting this week.

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White Dental

Moshelle 11610 Surget Dr.

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99*	Compose	_	5	5 of many							
Mail 👋	Inbox	157	HELEN ROCKENBAUGH to Rebecca		Sun, Feb 16, 12:32 AM (3 days ago)						
Chat	Starred										
	Snoozed		Helen Rockenbaugh								
Meet	Sent		From: Ben Hogue	<>							
	Drafts	95	Sent: Saturday, February 15, 2025 10:36	6 PM							
	More		To: HELEN ROCKENBAUGH <	~~~~	Þ						
	Labels Susan and I have no objections. Matter of fact, we may want to add a carport ourselves one day.							1.			
	[Mailstrom]	1	Ben								
	Chilled	On Sat, Feb 15, 2025 at 9:27 PM HELEN ROCKENBAUGH									
			I forgot ask you to respond.								
				variance to replace our sail with a better carport.							
			It will be similar to picture. It will not be oran	ige.							
			Charles and his new car will appreciate it. ThanksHelen								
			Powered by Cricket Wireless Get Outlook for Android								
				rom: Rebecca Howe < <u>village@sanleannatx.com</u> > ent: Saturday, February 15, 2025 8:31:40 PM							
				To: HELEN ROCKENBAUGH							
			Subject: Re: car port								