



Troy Cothran, Chairman  
Mitchell Craft, Vice Chairman  
Don Tippit, Secretary

Denise Bryan  
Alisha Melton

---

## CALL TO ORDER

## INVOCATION

## COMMENTS FROM AUDIENCE

1. Welcome new member Elizabeth Delgado as BOA Alternate.

[APT 25-004](#)

**Recommended Action:** Board welcomes Ms. Delgado

## APPROVAL OF MINUTES

2. Approval of minutes of the regular Board of Adjustment meeting on May 5, 2025 and minutes of the Public Hearing held on May 5, 2025. (Mouton), (Delgado) (Backus).

[MIN 25-046](#)

**Recommended Action:** Approval

**Attachments:** [BA\\_MH\\_050525](#)  
[BOA\\_MR\\_050525](#)

## NEW BUSINESS

3. Consideration of and action on the result of the public hearing for Wayne Hunt and American Awning and Carport Company for a six (6) foot variance to the front building line to construct an awning at 1108 E. 13th Street.

[VAR 25-025](#)

**Recommended Action:** Grant or deny request

4. Consideration of and action on the result of the Public Hearing for Mario Perez Ledezma and Debora Reyes for a variance for a carport not attached to a garage that was constructed at 1937 Kingsdale Drive.

[VAR 25-026](#)

**Recommended Action:** Grant or deny request.

---

*The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.*

5. Consideration of and action on the result of the Public Hearing for Mario Perez Ledezma and Debora Reyes for a four (4) foot variance to the length of a carport that was constructed at 1937 Kingsdale Drive. [RES 25-147](#)  
**Recommended Action:** Grant or deny request.
6. Consideration of and action on calling a Public Hearing on July 7, 2025 at 6:20 pm. on the request from Ignacio Ramirez for a seven (7) foot variance to the height of an accessory structure to be constructed at 2040 Oklahoma Avenue. [VAR 25-019](#)  
**Recommended Action:** Approve setting the public hearing for July 7, 2025 at 6:20 pm.
7. Consideration of and action on calling a Public Hearing on July 7, 2025 at 6:20 pm. on the request from Lisa Boucher for a fourteen (14) foot variance to the width of a driveway to be constructed at 718 Princeton Lane. [VAR 25-020](#)  
**Recommended Action:** Approve setting the public hearing for July 7, 2025 at 6:20 pm.
8. Consideration of and action on calling a Public Hearing on July 7, 2025 at 6:20 pm. on the request from Jose Guerrero for a two (2) foot variance to the length of parking space requirements pertaining to a new parking lot to be constructed at 5114 Railroad Street. [VAR 25-021](#)  
**Recommended Action:** Approve calling a Public Hearing on July 7, 2025 at 6:20 pm.
9. Consideration of and action on calling a Public Hearing on July 7, 2025 at 6:20 pm. on the request from Jose Guerrero for a 0.10 acre -feet per acre detention rate variance for a new parking lot to be constructed at 5114 Railroad Street. [VAR 25-022](#)  
**Recommended Action:** Approve calling a Public Hearing on July 7, 2025 at 6:20 pm.
10. Consideration of and action on calling a Public Hearing on July 7, 2025 at 6:20 pm. on the request from Frank Preston for a twenty (24) four percent rear yard lot coverage overage variance to construct an accessory structure at 1201 E. Pasadena Blvd. [VAR 25-023](#)  
**Recommended Action:** Approve calling a Public Hearing on July 7, 2025 at 6:20 pm.
11. Consideration of and action on calling a Public Hearing on July 7, 2025 at 6:20 pm. on the request from Frank Preston for a fifteen (15) foot variance to the height of an accessory structure to be constructed at 1201 E. Pasadena Blvd. [VAR 25-024](#)  
**Recommended Action:** Approve calling a Public Hearing on July 7, 2025 at 6:20 pm.
12. Consideration of and action on the Election of Officers for 2025-2026. [OFC 25-001](#)  
**Recommended Action:** Approve election of officers
- 

*The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.*

**ADJOURN**

*I, City Secretary, certify that a copy of the June 2, 2025 agenda was posted in the glass case outside City Hall convenient and accessible to the general public at all times and to the City's website at [www.deerparktx.gov](http://www.deerparktx.gov) in compliance with Chapter 551, Texas Government Code.*

*Date and time posted \_\_\_\_\_ Date removed \_\_\_\_\_*

---

*Angela Smith, TRMC, CMC  
City Secretary*

*City Hall is wheelchair accessible and accessible parking spaces are available. Hearing assistance devices are available. Requests for accommodation services must be made 72 hours prior to any meeting. Please contact the City Secretary's office at 281-478-7248 for further information.*

---

*The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.*