



Don Tippit, Chair
Douglas Cox
Ray Balusek

Stan Garrett
Danielle Wendeburg

CALL TO ORDER

APPROVAL OF MINUTES

1. Approval of minutes of regular Board of Adjustment meeting on October 1, 2018. [MIN 18-132](#)
Recommended Action: Approval
Attachments: [BOA MR 100118](#)
2. Approval of minutes of Public Hearing held on October 1, 2018. (Thomas) [MIN 18-133](#)
Recommended Action: Approval
Attachments: [BA MH 100118 Thomas 1714Tulsa](#)
3. Approval of minutes of Public Hearing held on October 1, 2018. (Fletcher) [MIN 18-134](#)
Recommended Action: Approval
Attachments: [BA MH 100118 Fletcher 1918 North Carlsbad](#)

NEW BUSINESS

4. Consideration of and action on a request from Timothy Cox for a six (6) foot variance to the rear building line to be constructed at 3729 White Wing Lane. [VAR 18-014](#)
Recommended Action: Hearing can be scheduled for November 5, 2018 at 6:10 p.m.
Attachments: [3729 White Wing 11.05.18](#)

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 a request from Doyle Fletcher for a six (6) foot eight (8) inch variance to the width of a driveway to be constructed at 1918 North Carlsbad Lane.

[VAR 18-013](#)

Recommended Action:

Hearing can be scheduled for November 5, 2018 at 6:15 p.m.

Attachments:

[1918 North Carlsbad Ln 10.01.18](#)

ADJOURN

Shannon Bennett, TRMC
City Secretary

Posted on Bulletin Board
October 11, 2018

City Hall is wheelchair accessible and accessible parking spaces are available. Hearing assistance devices are available. Requests for accommodations 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.



Legislation Details (With Text)

File #: MIN 18-132 **Version:** 1 **Name:**
Type: Minutes **Status:** Agenda Ready
File created: 10/9/2018 **In control:** Board of Adjustment
On agenda: 10/15/2018 **Final action:**
Title: Approval of minutes of regular Board of Adjustment meeting on October 1, 2018.
Sponsors:
Indexes:
Code sections:
Attachments: [BOA_MR_100118](#)

Date	Ver.	Action By	Action	Result
10/15/2018	1	Board of Adjustment		

Approval of minutes of regular Board of Adjustment meeting on October 1, 2018.

Summary:

Fiscal/Budgetary Impact:

Approval

710 EAST SAN AUGUSTINE

DEER PARK, TEXAS 77536

Minutes

of

THE REGULAR MEETING OF THE BOARD OF ADJUSTMENT OF THE CITY OF DEER PARK, TEXAS, HELD AT CITY HALL, 710 EAST SAN AUGUSTINE STREET, DEER PARK, TEXAS ON OCTOBER 1, 2018 BEGINNING AT 6:28 P.M., WITH THE FOLLOWING MEMBERS PRESENT:

DON TIPPIT	CHAIRMAN
RAY BALUSEK	COMMISSIONER
DOUGLAS COX	COMMISSIONER
STAN GARRETT	COMMISSIONER
DANIELLE WENDEBURG	COMMISSIONER

OTHER CITY OFFICIALS PRESENT WERE:

LARRY BROTHERTON	BUILDING OFFICIAL
SHANNON BENNETT	CITY SECRETARY

1. MEETING CALLED TO ORDER – Chairman Tippit called the meeting to order at 6:28 p.m.
2. APPROVAL OF MINUTES – Motion was made by Commissioner Garrett and seconded by Commissioner Cox to approve the minutes as follows:
 - a. Approval of minutes of the regular Board of Adjustment meeting on September 17, 2018.

Motion carried 5 to 0.

3. CONSIDERATION OF AND ACTION ON THE RESULTS OF THE PUBLIC HEARING ON THE REQUEST FROM DOYLE FLETCHER SR. FOR A SIX (6) FOOT EIGHT (8) INCH VARIANCE TO THE WIDTH OF A DRIVEWAY TO BE CONSTRUCTED AT NORTH 1918 CARLSBAD LANE – Motion was made by Commissioner Wendeburg and seconded by Commissioner Cox to reschedule the public hearing on the request from Doyle Fletcher Sr. for a six (6) foot eight (8) inch variance to the width of a driveway to be constructed at 1918 North Carlsbad to November 5, 2018 at 6:15 p.m. Motion carried 5 to 0.
4. CONSIDERATION OF AND ACTION ON THE RESULTS OF THE PUBLIC HEARING ON THE REQUEST FROM WAYNE THOMAS FOR A THREE (3) FOOT VARIANCE TO THE LENGTH OF A CARPORT TO BE CONSTRUCTED AT 1714 TULSA - Motion was made by Commissioner Wendeburg and seconded by Commissioner Balusek to grant the request of Wayne Thomas for a three (3) foot variance to the length of a carport to be constructed at 1714 Tulsa. Motion carried 5 to 0.

5. ADJOURN – Chairman Tippit adjourned the meeting at 6:30 p.m.

ATTEST:

APPROVED:

Shannon Bennett, TRMC
City Secretary

Don Tippit, Chairman
Board of Adjustment



Legislation Details (With Text)

File #: MIN 18-133 **Version:** 1 **Name:**
Type: Minutes **Status:** Agenda Ready
File created: 10/9/2018 **In control:** Board of Adjustment
On agenda: 10/15/2018 **Final action:**
Title: Approval of minutes of Public Hearing held on October 1, 2018. (Thomas)
Sponsors:
Indexes:
Code sections:
Attachments: [BA_MH_100118 Thomas 1714Tulsa](#)

Date	Ver.	Action By	Action	Result
10/15/2018	1	Board of Adjustment		

Approval of minutes of Public Hearing held on October 1, 2018. (Thomas)

Summary:

Fiscal/Budgetary Impact:

Approval

CITY OF DEER PARK
710 EAST SAN AUGUSTINE
DEER PARK, TEXAS 77536

50-

Minutes

of

A PUBLIC HEARING OF THE BOARD OF ADJUSTMENT OF THE CITY OF DEER PARK, TEXAS, HELD AT CITY HALL, 710 EAST SAN AUGUSTINE STREET, OCTOBER 1, 2018 BEGINNING AT 6:20 P.M. RELATING TO THE REQUEST OF WAYNE THOMAS FOR A THREE (3) FOOT VARIANCE TO THE LENGTH OF A CARPORT TO BE CONSTRUCTED AT 1714 TULSA, WITH THE FOLLOWING MEMBERS PRESENT:

DON TIPPIT	CHAIRMAN
RAY BALUSEK	COMMISSIONER
DOUGLAS COX	COMMISSIONER
STAN GARRETT	COMMISSIONER
DANIELLE WENDEBURG	COMMISSIONER

OTHER CITY OFFICIALS PRESENT WERE:

LARRY BROTHERTON	BUILDING OFFICIAL
SHANNON BENNETT	CITY SECRETARY

1. NOTICE OF PUBLIC HEARING – The public hearing was opened by the City Secretary reading the Notice of Public Hearing. (Exhibit A)
2. HEARING OPENED FOR THOSE PERSONS DESIRING TO SPEAK IN FAVOR OF THE REQUEST – Chairman Tippit opened the public hearing for those persons desiring to speak in favor of the request.
 - a. Wayne Thomas, 1714 Tulsa, commented, “I would like a variance to add a carport to my house. My truck is longer than the carport allowance. I want to keep my wife out of the rain also.”
3. HEARING OPENED FOR THOSE PERSONS DESIRING TO SPEAK AGAINST THE REQUEST – Chairman Tippit opened the hearing for those persons desiring to speak against the request. No one spoke.
4. HEARING CLOSED – Chairman Tippit closed the public hearing at 6:23 p.m.

ATTEST:

APPROVED:

Shannon Bennett, TRMC
City Secretary

Don Tippit, Chairman
Board of Adjustment



Legislation Details (With Text)

File #: MIN 18-134 **Version:** 1 **Name:**
Type: Minutes **Status:** Agenda Ready
File created: 10/9/2018 **In control:** Board of Adjustment
On agenda: 10/15/2018 **Final action:**
Title: Approval of minutes of Public Hearing held on October 1, 2018. (Fletcher)
Sponsors:
Indexes:
Code sections:
Attachments: [BA_MH_100118 Fletcher 1918 North Carlsbad](#)

Date	Ver.	Action By	Action	Result
10/15/2018	1	Board of Adjustment		

Approval of minutes of Public Hearing held on October 1, 2018. (Fletcher)

Summary:

Fiscal/Budgetary Impact:

Approval

CITY OF DEER PARK

50-

710 EAST SAN AUGUSTINE

DEER PARK, TEXAS 77536

Minutes

of

A PUBLIC HEARING OF THE BOARD OF ADJUSTMENT OF THE CITY OF DEER PARK, TEXAS, HELD AT CITY HALL, 710 EAST SAN AUGUSTINE STREET, OCTOBER 1, 2018 BEGINNING AT 6:15 P.M. RELATING TO THE REQUEST OF DOYLE FLETCHER FOR A SIX (6) FOOT EIGHT (8) INCH VARIANCE TO THE WIDTH OF A DRIVEWAY TO BE CONSTRUCTED AT 1918 NORTH CARLSBAD LANE, WITH THE FOLLOWING MEMBERS PRESENT:

DON TIPPIT	CHAIRMAN
RAY BALUSEK	COMMISSIONER
DOUGLAS COX	COMMISSIONER
STAN GARRETT	COMMISSIONER
DANIELLE WENDEBURG	COMMISSIONER

OTHER CITY OFFICIALS PRESENT WERE:

LARRY BROTHERTON	BUILDING OFFICIAL
SHANNON BENNETT	CITY SECRETARY

1. NOTICE OF PUBLIC HEARING – The public hearing was opened by the City Secretary reading the Notice of Public Hearing. (Exhibit A)
2. HEARING OPENED FOR THOSE PERSONS DESIRING TO SPEAK IN FAVOR OF THE REQUEST – Chairman Tippit opened the public hearing for those persons desiring to speak in favor of the request. No one spoke.
3. HEARING OPENED FOR THOSE PERSONS DESIRING TO SPEAK AGAINST THE REQUEST – Chairman Tippit opened the hearing for those persons desiring to speak against the request. No one spoke.
4. HEARING CLOSED – Chairman Tippit closed the public hearing at 6:19 p.m.

ATTEST:

APPROVED:

Shannon Bennett, TRMC
City Secretary

Don Tippit, Chairman
Board of Adjustment



Legislation Details (With Text)

File #: VAR 18-014 **Version:** 1 **Name:**
Type: Variance Request **Status:** Agenda Ready
File created: 10/9/2018 **In control:** Board of Adjustment
On agenda: 10/15/2018 **Final action:**
Title: Consideration of and action on a request from Timothy Cox for a six (6) foot variance to the rear building line to be constructed at 3729 White Wing Lane.
Sponsors:
Indexes:
Code sections:
Attachments: [3729 White Wing 11.05.18](#)

Date	Ver.	Action By	Action	Result
10/15/2018	1	Board of Adjustment		

Consideration of and action on a request from Timothy Cox for a six (6) foot variance to the rear building line to be constructed at 3729 White Wing Lane.

Summary:

Fiscal/Budgetary Impact:

Hearing can be scheduled for November 5, 2018 at 6:10 p.m.

CITY OF DEER PARK

Variance



LN- 002047 -2018

PERMIT #: LN- 002047 -2018

ISSUED DATE: October 01, 2018

PROJECT:

EXPIRATION DATE: October 01, 2019

PROJECT ADDRESS: 3729 WHITE WING LN

OWNER NAME: Timothy Cox

CONTRACTOR:

ADDRESS: 3729 White Wing Ln

ADDRESS:

CITY: DEER PARK

CITY:

STATE: TX

STATE:

ZIP: 77536

ZIP:

PHONE:

PROJECT DETAILS

PROPOSED USE:

DESCRIPTION: A Six Foot Variance To The Rear
Building Line

SQ FT:

0

VALUATION:

\$ 0.00

PERMIT FEES

TOTAL FEES: \$ 250.00

PAID: \$ 250.00

BALANCE: \$ 0.00

ALL PERMITS MUST BE POSTED ON THE JOBSITE AND VISIBLE FROM THE STREET

NOTICE

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 1 YEAR AT ANY TIME AFTER WORK IS STARTED. ALL PERMITS ARE SUBJECT TO THE FOLLOWING:

- ALL WORK MUST COMPLY WITH THE BUILDING, ELECTRICAL, PLUMBING, AND MECHANICAL CODES ADOPTED BY THE CITY OF DEER PARK AT THE TIME THE PERMIT IS ISSUED.
- IT IS THE RESPONSIBILITY OF THE OWNER/CONTRACTOR TO COMPLY WITH ALL STATE & FEDERAL DISABILITY REQUIREMENTS.
- ENCROACHMENTS OF EASEMENTS AND RIGHT-OF-WAYS ARE NOT ALLOWED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.

SIGNATURE OF CONTRACTOR OR AUTHORIZED AGENT

DATE

APPROVED BY

DATE

TO SCHEDULE NEXT DAY INSPECTIONS CALL BY 4PM 281-478-7270
ALL REINSPECTIONS ARE SUBJECT TO A \$45.00 REINSPECTION FEE

You can request a morning or afternoon inspection and we will do our best to accommodate you but there are no guarantees, it will depend on the volume of inspections scheduled that day.

710 E San Augustine Deer Park, TX 77536 Fax 281-478-0394
www.deerparktx.gov/publicworks

**TIMOTHY M COX
3729 WHITE WING LN
DEER PARK, TX 77536**

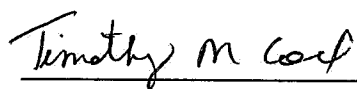
City of Deer Park Texas
Planning & Zoning Commission

10/1/2018

Request for Variance:

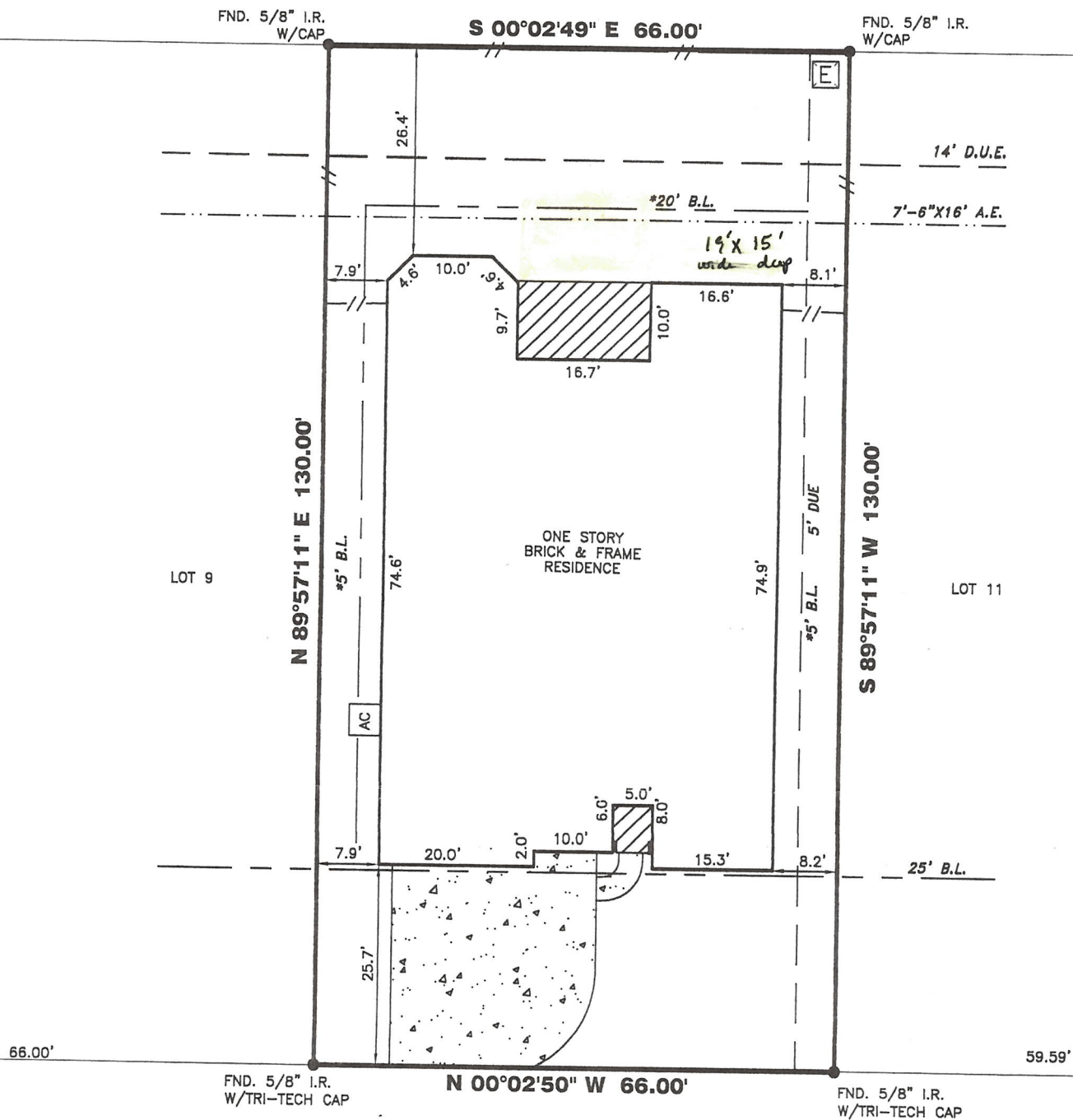
Six foot variance for a fifteen foot extension to existing back patio at 3729 White Wing Lane.

Please see attached drawing.

A handwritten signature in black ink that reads "Timothy M Cox". The signature is written in a cursive style and is positioned above a horizontal line.

Timothy M Cox

SUNDANCE DRIVE (60' R.O.W.)
VOLUME 675, PAGE 227 HCMR



**WHITE WING LANE
(50' R.O.W.)**

3729 White Wing Lane
3729 WHITE WING LANE



Legislation Details (With Text)

File #: VAR 18-013 **Version:** 1 **Name:**

Type: Variance Request **Status:** Agenda Ready

File created: 10/9/2018 **In control:** Board of Adjustment

On agenda: 10/15/2018 **Final action:**

Title: Consideration of and action on a request from Doyle Fletcher for a six (6) foot eight (8) inch variance to the width of a driveway to be constructed at 1918 North Carlsbad Lane.

Sponsors:

Indexes:

Code sections:

Attachments: [1918 North Carlsbad Ln 10.01.18](#)

Date	Ver.	Action By	Action	Result
10/15/2018	1	Board of Adjustment		

Consideration of and action on a request from Doyle Fletcher for a six (6) foot eight (8) inch variance to the width of a driveway to be constructed at 1918 North Carlsbad Lane.

Summary:

Fiscal/Budgetary Impact:

Hearing can be scheduled for November 5, 2018 at 6:15 p.m.

August 21, 2018

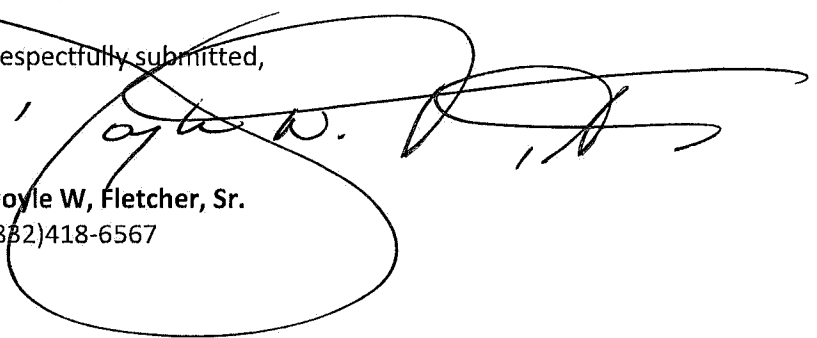
Doyle W. Fletcher, Sr.
1918 North Carlsbad Lane
Deer Park, Texas 77536

City of Deer Park Planning & Zoning Commission

I am requesting a Six(6)foot, Eight(8)inch variance to the width of our driveway to be constructed at 1918 North Carlsbad Lane, Deer Park, Texas by A. R. Construction(Art Rodriquez).

My current driveway is Sixteen(16)feet, Three(3)inches wide and I would like to extend/add Ten(10)feet, Five(5)inches to the width all the way to the street.

Respectfully submitted,



Doyle W, Fletcher, Sr.
(832)418-6567

CITY OF DEER PARK

Variance



LN-001750-2018

PERMIT #: LN-001750-2018

ISSUED DATE: August 20, 2018

PROJECT:

EXPIRATION DATE: August 20, 2019

PROJECT ADDRESS: 1918 N CARLSBAD LN

OWNER NAME: Doyle Fletcher

CONTRACTOR:

ADDRESS: Po Box 1792

ADDRESS:

CITY: Deer Park

CITY:

STATE: TX

STATE:

ZIP: 77536

ZIP:

PHONE:

PROJECT DETAILS

PROPOSED USE:

DESCRIPTION: 6'8" Variance To The Width Of A Driveway

SQ FT:

0

VALUATION:

\$ 0.00

PERMIT FEES

TOTAL FEES: \$ 250.00

PAID: \$ 250.00

BALANCE: \$ 0.00

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SIGNATURE OF CONTRACTOR OR AUTHORIZED AGENT

DATE

APPROVED BY

DATE

TO SCHEDULE NEXT DAY INSPECTIONS CALL BY 4PM 281-478-7270
ALL REINSPECTIONS ARE SUBJECT TO A \$45.00 REINSPECTION FEE

You can request a morning or afternoon inspection and we will do our best to accommodate you but there are no guarantees, it will depend on the volume of inspections scheduled that day.

710 E San Augustine Deer Park, TX 77536 Fax 281-478-0394
www.deerparktx.gov/publicworks

DATE: 8/20/18

TO: City of Deer Park Planning & Zoning

Property

Owner: Doyle W. Fletcher, Sr.

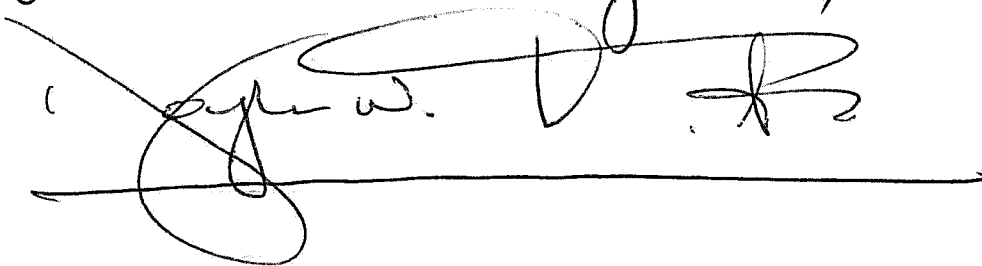
Address: 1918 - N. CARLSBAD LANE
DEER PARK, TX 77536.

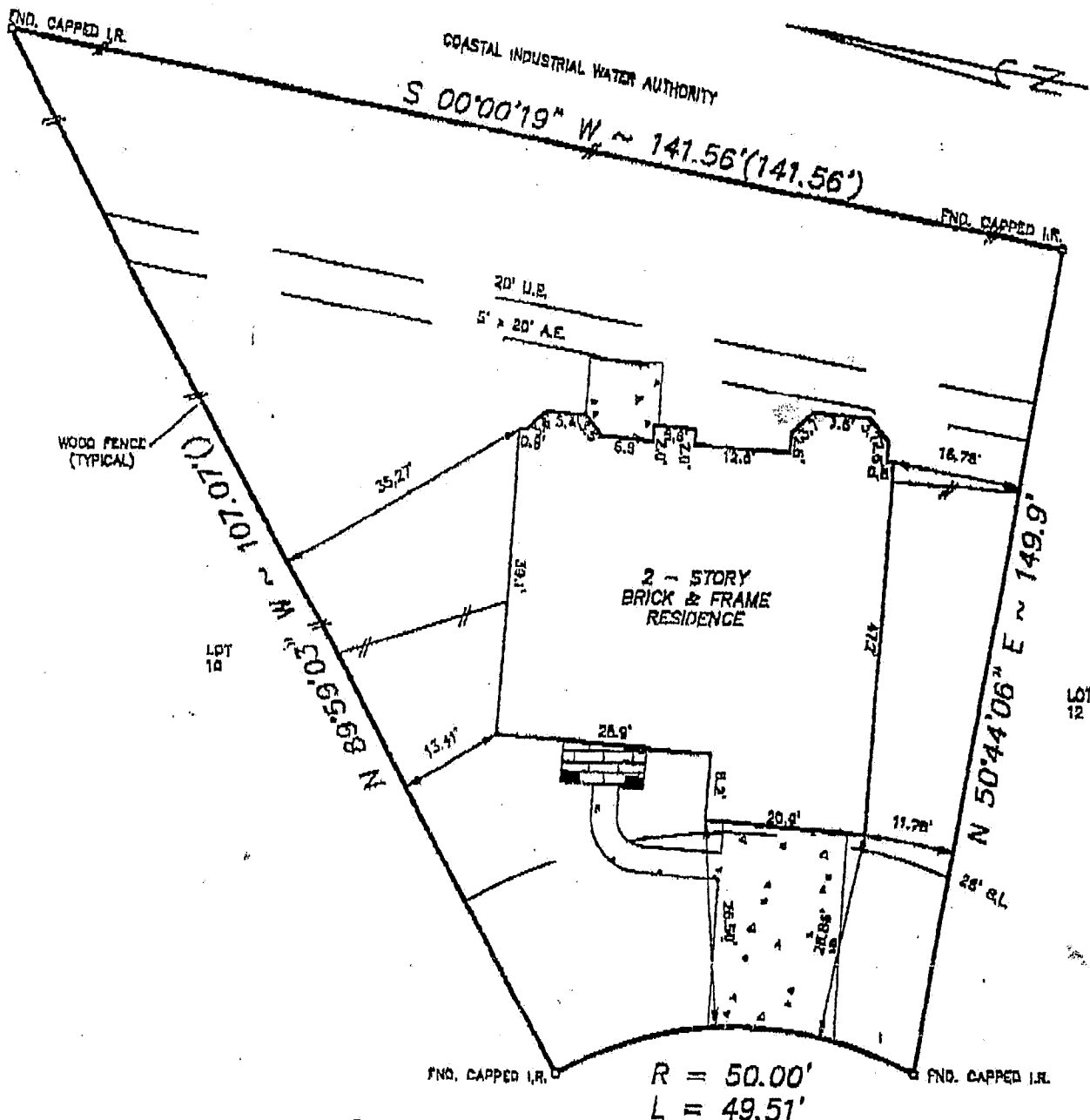
PHONE: (832) 418-6567

ADDRESS SAME AS ABOVE
OF
VARIANCE:

VARIANCE
REQUESTED: 6' 8"

With kindest regards,





Nancy Ann Miller Dale

1918 N. CARLSBAD LANE

NOTE:

1. Distances shown in parenthesis were measured on the ground.
2. The following flood information was from a F.E.M.A. Map. We are not responsible for its accuracy.

COMMUNITY # 480291 PANEL # 0930 J

NOTES

1. ANY & ALL ZONING ORDINANCES OR PROPOSED ORDINANCES INCLUDING CITY OF DEER PARK.
2. OIL, GAS, & OTHER MINERAL RIGHTS AS PER TITLE COMMITMENT.

DATE OF REVISION 11/06/96

(OUTSIDE OF 100 YEAR FLOOD PLAIN)

SCALE: 1"=30'

JE/FINALS/PFL110705

Surveyed for KIMBALL HILL

on 6/9/00

Showing Lot 11 Block 7 of FINAL PLAT PARK PLACE

Section 5 In HARRIS County Texas according to the Map or Plat

REVISIONS

11/13/00 FINAL