

CITY OF DEER PARK

52-79

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, JANUARY 03, 2022 BEGINNING AT 6:15 P.M. RELATING TO THE REQUEST OF SCOTT AND TRACY LEMOINE REQUESTING A NINE (9) FOOT VARIANCE TO THE HEIGHT OF A DETACHED GARAGE TO BE CONSTRUCTED AT 1709 MEADOW LARK STREET WITH THE FOLLOWING MEMBERS PRESENT:

DANIELLE WENDEBURG
DON TIPPIT
RAY BALUSEK
DOUGLAS COX
TROY COTHRAN

CHAIRMAN
VICE CHAIRMAN
COMMISSIONER
COMMISSIONER
COMMISSIONER

OTHER CITY OFFICIALS PRESENT WERE:

GREG MELCHING
SHANNON BENNETT

DEPUTY BUILDING OFFICIAL
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 Wendeburg opened the public hearing for those persons desiring to speak in favor of the request.
 - a. Tracy Lemoine, 1709 Meadowlark Street, commented, “At the time of the application we were 100% going as large as what we had turned in, but now we have decided it is not going to be as large. We decided to go ahead anyway to at least have the variance accepted and in place. We plan on turning in the drawings when we decide exactly what we are going to build. We just wanted to get this hurdle taken care of.”

Chairman Wendeburg asked, “You don’t think it is going to be as tall as what you thought it would be?”

Ms. Lemoine responded, “I don’t think it is going to be 9 feet because our RV is only 14 feet high and the variance is only asking for 19 feet. The pitch of the roof that was drawn for us measured at 24 feet, but we are not going to add a second level like we had planned to begin with.”

Commissioner Cox asked, "Do you currently have a garage in that same area?"

Ms. Lemoine responded, "Yes, I do. Right now what has happened is the house has a garage detached from the driveway. In the next few weeks, we are going to actually pick up and move it over to extend the concrete out to build something for the RV. We were first going to tear down the whole garage, but we decided not to waste the money since the building was already there. We decided to just pay the \$3,000 to just have it moved to have a place for my car, so I won't need any additional space that I thought I needed. Just finding ways to save money."

Commissioner Balusek asked, "Are you still planning on 75 feet in length?"

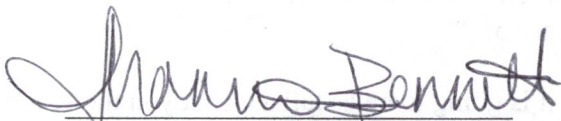
Ms. Lemoine responded, "For the length of the building, probably not. The RV is only 43 feet long, but the concrete will probably be 75 feet long. The building will not be that long."

Commissioner Balusek asked, "Is the building essentially going to be 40 feet wide?"

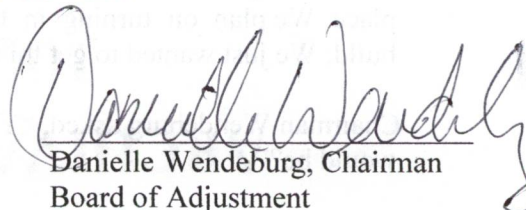
Ms. Lemoine responded, "No. It will probably only be 24 feet wide. The RV is only about 13 feet wide and when the slide is out, it is about 17 feet wide. At first, we were actually planning on building a workout room and a craft room behind it. That is what the building was supposed to be because these houses do not have any storage rooms in them at all. On top of those two rooms, we were planning on building an attic. We have decided that we don't need the storage. Now, it is just basically going to be built to house the RV."

3. RECESS/RECONVENE – Chairman Wendeburg recessed the hearing at 6:20 p.m. and reconvened at 6:20 p.m.
4. HEARING OPENED FOR THOSE PERSONS DESIRING TO SPEAK AGAINST THE REQUEST – Chairman Garrett opened the hearing for those persons desiring to speak against the request.
 - a. Cindy Nitzsche, 1701 Meadowlark, spoke against the variance request due to her concern of the changes the requestor made from the hearing notice that was sent out specified, along with her concern of the possible intrusion of privacy.
5. HEARING CLOSED – Chairman Wendeburg closed the public hearing at 6:28 p.m.

ATTEST:


Shannon Bennett, TRMC
City Secretary

APPROVED:


Danielle Wendeburg, Chairman
Board of Adjustment

NOTICE OF PUBLIC HEARING

Notice is hereby given that the Board of Adjustment of the City of Deer Park, Texas will hold a public hearing at City Hall, 710 East San Augustine Street, Deer Park, Texas at 6:15 p.m. on the 3rd day of January, 2022 at which time and place they will hear all persons desiring to be heard on or in connection with any matter or question relating to the request from Scott and Tracy Lemoine for a nine (9) foot variance to the height of a detached garage to be constructed at 1709 Meadow Lark Street.

A handwritten signature in dark ink, appearing to read "Shannon Bennett", is written over a horizontal line.

Shannon Bennett, TRMC
City Secretary

Dated this 7th of December 2021