



AGENDA

**ZONING BOARD OF ADJUSTMENT
REGULAR MEETING**

*City Hall, City Council Chambers
212 North Bonner Avenue
Tyler, Texas*

*August 18, 2016
9:00 a.m.*

Please call (903) 531-1175 if you need assistance with interpretation or translation for this City meeting.

Si usted necesita ayuda con la interpretación o traducción de cualquier material en este sitio o en una reunión pública de la Ciudad de Tyler por favor llame al (903) 531-1175.

AMERICANS WITH DISABILITIES ACT NOTICE

The City of Tyler wants to ensure that City meetings are accessible to persons with disabilities. If any individual needs special assistance or accommodations in order to attend this board meeting please contact the Planning Department at (903) 531-1175 in advance so accommodations can be made.

- I. Call meeting to order.
- II. Conduct a roll call and establish a quorum.
- III. Consider approval of Minutes of board meeting held on July 21, 2016.
- IV. Board Policies and Procedures.
- V. Consider Variance Items.

VARIANCE ITEMS:

1. V16-004 FAYETTE ST. ASSOCIATES, LLLP (2804 EAST ERWIN STREET)

The application of Fayette St. Associates LLLP, owner of Lot 4 of NCB 1404, one lot totaling approximately 1.75 acres of land located east of the northeast intersection of East Erwin Street and North Northeast Loop 323. The property is currently zoned "C-2", General Commercial District.

The applicant is requesting a variance to Tyler City Code Section 10-322, "Bufferyard Types" which specifies that properties zoned "C-2" that are adjacent to "R-1A", Single-Family Residential District must install a "Type B" Bufferyard to separate the two zones.

The applicant is requesting a variance to reduce the bufferyard requirement to zero feet.

VI. Adjourn

CERTIFICATE OF POSTING

This is to certify that on the _____ day of _____, 2016, at _____ M., the above notice was posted on the bulletin boards of City Hall.

City Clerk or Staff Designee

This is to certify that on the _____ day of _____, 2016, at _____ M., the above notice was posted on the front door of the Tyler Development Center, 423 West Ferguson Street, Tyler, Texas.

Staff Designee