



A G E N D A

**ZONING BOARD OF ADJUSTMENT
REGULAR MEETING**

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

*March 19, 2015
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 February 19, 2015
- IV. Board Policies and Procedures
- V. Consider Variance Items

1. V03-15-006 NICKOLAS AND JENNIFER PENCIS (1004 DULSE STREET)

The application of Nickolas and Jennifer Pencis, owners of Lot 4 of NCB 829D, one lot totaling approximately 0.51 acres of land located at the northwest intersection of Pounds Avenue and Dulse Street (1004 Dulse Street). The property is currently zoned “R-1A”, Single-Family Residential District.

The applicant is requesting a variance to the Tyler City Code Section 10-23, “Dimensional Standards”, which specifies that properties in the “R-1A”, Single-Family Residential District must maintain a rear yard setback of 25 feet.

The applicant is requesting a variance to allow for the construction of an attached carport two feet from the rear property line.

- VI. Adjourn

CERTIFICATE OF POSTING

This is to certify that on the _____ day of _____, 2015, 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 _____, 2015, at _____ M., the above notice was posted on the front door of the Tyler Development Center, 423 West Ferguson Street, Tyler, Texas.

Staff Designee