



## NOTICE OF A MEETING

(In compliance with Sec. 551.041, Et. Seq., Tex. Gov't. Code)

NOTICE is hereby given that the City of Jersey Village Board of Adjustment will hold a meeting on March 07, 2017 at 12:00 p.m. in the Municipal Civic Center Meeting Room at 16327 Lakeview Drive, Jersey Village, Texas 77040. The City of Jersey Village Board of Adjustment reserves the right to meet in closed session on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

ITEM(S) to be discussed/acted upon by the Board is/are listed on the attached agenda.

### AGENDA

- A. Open Meeting. Call the meeting to order and the roll of appointed officers will be taken.  
*Board Chairman*
- B. Designate alternate members to serve in place of any absent Board Members. *Board Chairman*
- C. Consider approval of the minutes for the meeting held on October 31, 2016. *Lorri Coody, City Secretary*
- D. Conduct a public hearing on Randy Moon's request for a variance to the Jersey Village Code of Ordinances at Chapter 14, Article IV, Section 14-101(b)(2)(b) to allow the applicant to exceed the maximum 1,000 square feet of ground floor area for detached private garages for the property located at 16316 Lewis Street, Jersey Village, Texas, 77040. *Christian Somers, City Building Official*
- E. Discuss and take appropriate action on Randy Moon's request for a variance to the Jersey Village Code of Ordinances at Chapter 14, Article IV, Section 14-101(b)(2)(b) to allow the applicant to exceed the maximum 1,000 square feet of ground floor area for detached private garages for the property located at 16316 Lewis Street, Jersey Village, Texas, 77040. *Christian Somers, City Building Official*
- F. Conduct a public hearing on Gary and Nancy Manuel's request for a variance to the Jersey Village Code of Ordinances at Chapter 14, Article XII, Section 14-309(a)(1), allowing the applicants to exceed the requirement that residential lots shall have landscaped areas which in the aggregate include not less than 50 percent of the area contained within the building setbacks for the property located at 15714 Honolulu Street, Jersey Village, Texas, 77040. *Christian Somers, City Building Official*
- G. Discuss and take appropriate action on Gary and Nancy Manuel's request for a variance to the Jersey Village Code of Ordinances at Chapter 14, Article XII, Section 14-309(a)(1), allowing the applicants to exceed the requirement that residential lots shall have landscaped areas which in the aggregate include not less than 50 percent of the area contained within the building setbacks for the property located at 15714 Honolulu Street, Jersey Village, Texas, 77040. *Christian Somers, City Building Official*

- H.** Conduct a public hearing on Nick Miihlbach's request, filed on behalf of David Wagner, for a variance to the Jersey Village Code of Ordinances at Chapter 14, Article IV, Section 14-101(b)(1)(a)(2) to allow the applicant's add on construction to exceed the maximum building height of 35 feet without satisfying the requirement of additional side setback to offset the additional height above 35 feet for the property located at 15502 Lakeview Drive, Jersey Village, Texas 77040. *Christian Somers, City Building Official*
- I.** Discuss and take appropriate action on Nick Miihlbach's request, filed on behalf of David Wagner, for a variance to the Jersey Village Code of Ordinances at Chapter 14, Article IV, Section 14-101(b)(1)(a)(2) to allow the applicant's add on construction to exceed the maximum building height of 35 feet without satisfying the requirement of additional side setback to offset the additional height above 35 feet for the property located at 15502 Lakeview Drive, Jersey Village, Texas 77040. *Christian Somers, City Building Official*
- J.** Conduct a public hearing on Landmark Industries Energy's request for a variance to the Jersey Village Code of Ordinances at Chapter 14, Article IV, Section 14-105(b)(3) to allow the applicant's 3,960 square foot structure to be located closer than ten feet to the side lot line or street line for the property located at 17438 Northwest Freeway, Jersey Village, Texas 77040. *Christian Somers, City Building Official*
- K.** Discuss and take appropriate action on Landmark Industries Energy's request for a variance to the Jersey Village Code of Ordinances at Chapter 14, Article IV, Section 14-105(b)(3) to allow the applicant's 3,960 square foot structure to be located closer than ten feet to the side lot line or street line for the property located at 17438 Northwest Freeway, Jersey Village, Texas 77040. *Christian Somers, City Building Official*
- L.** Conduct a public hearing on Landmark Industries Energy's request for a variance to the Jersey Village Code of Ordinances at Chapter 14, Article IV, Section 14-105(b)(3) to allow the applicant's 3,960 square foot structure to be located closer than ten feet to the rear lot line for the property located at 17438 Northwest Freeway, Jersey Village, Texas 77040. *Christian Somers, City Building Official*
- M.** Discuss and take appropriate action on Landmark Industries Energy's request for a variance to the Jersey Village Code of Ordinances at Chapter 14, Article IV, Section 14-105(b)(3) to allow the applicant's 3,960 square foot structure to be located closer than ten feet to the rear lot line for the property located at 17438 Northwest Freeway, Jersey Village, Texas 77040. *Christian Somers, City Building Official*
- N.** Adjourn.

CERTIFICATION

I, the undersigned authority, do hereby certify in accordance with the Texas Open Meeting Act, the Agenda is posted for public information, at all times, for at least 72 hours preceding the scheduled time of the meeting on the bulletin board located at City Hall, 16327 Lakeview, Jersey Village, TX 77040, a place convenient and readily accessible to the general public at all times, and said Notice was posted on the following date and time: February 23, 2017 at 2:30 p.m. and remained so posted until said meeting was convened.

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Lorri Coody, City Secretary

In compliance with the Americans with Disabilities Act, the City of Jersey Village will provide for reasonable accommodations for persons attending City Council meetings. Request for accommodations must be made to the City Secretary by calling 713 466-2102 forty-eight (48) hours prior to the meetings. Agendas are posted on the Internet Website at [www.jerseyvillage.info](http://www.jerseyvillage.info).