

STATE OF TEXAS §
COUNTY OF HARRIS §
CITY OF TAYLOR LAKE VILLAGE §

**NOTICE OF SPECIAL MEETING
TAYLOR LAKE VILLAGE BOARD OF ADJUSTMENT
TUESDAY AUGUST 1, 2023 AT 6:30 P.M.**

NOTICE IS HEREBY GIVEN THAT THE BOARD OF ADJUSTMENT OF THE CITY OF TAYLOR LAKE VILLAGE, TEXAS, WILL MEET IN **SPECIAL SESSION ON TUESDAY, AUGUST 1, 2023, BEGINNING AT 6:30 P.M.** IN THE CITY COUNCIL CHAMBERS OF CITY HALL, 500 KIRBY BLVD., TAYLOR LAKE VILLAGE, TEXAS, AND WILL CONSIDER AND IF APPROPRIATE TAKE ACTION WITH RESPECT TO THE FOLLOWING AGENDA ITEMS:

This facility is wheelchair accessible and accessible parking spaces are available. Requests for other accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the city secretary at (281) 326-2843 or fax (281) 326-5456 for further requests or information.

1.0 CALL TO ORDER AND ROLL CALL

2.0 APPROVAL OF MINUTES

2.1 Consideration on approval of the minutes of the Board of Adjustment meeting of April 17, 2023.

3.0 APPEALS AND VARIANCES

3.1 Consideration and possible action relating to the request of Gary and Melissa Bielat, 219 Lakeshore, for a variance from a decision of the City’s zoning official denying a permit for the construction of a storage addition for pool floats, cushions and other outdoor items:

“Appendix A Zoning

ARTICLE II. - DISTRICT REGULATIONS

Sec. 28. - District R-2 single-family residential district, waterfront.

(c) Lot dimension regulations in the R-2 district.

c. Side yard. There shall be two side yards on each lot, neither of which said side yard shall be less than ten feet in width; provided, however, a side yard adjacent to a side street shall have a width of not less than 25 feet, and a side yard adjacent to the waterfront shall have a width of not less than 50 feet. Provided further, where a garage opening faces a side street, the building line for such garage shall be a minimum of 30 feet from the side lot line adjacent to the side street. Notwithstanding the foregoing, any main building or accessory structure lawfully existing on the effective date of this ordinance may be enlarged within a required side yard so long as such enlargement is not constructed any closer to the side lot line than the existing main building or accessory structure being enlarged.

1. Mechanical and pool equipment may be placed in a side yard, provided the equipment is not closer than five feet from the side lot line.

2. Building eaves may overhang the required side yard, provided the overhang is not more than three feet and the eaves are not closer than seven feet from the side lot line.

3. Building eaves may overhand the required front and/or rear yard, provided the overhand is not more than three feet.

ARTICLE I. - ENACTMENT AND DEFINITIONS

Sec. 3. - Definitions.

Structure. *Anything constructed or erected which requires permanent location on the ground or is attached to something having a permanent location on the ground including, but not limited to, signs, billboards, poster panels, flatwork, decks, driveways, and concrete.*

Yard. *An open space at grade between a building and the adjoining lot lines, unoccupied and unobstructed by any portion of a structure from the ground upward, except as otherwise permitted herein. In measuring a yard for the purpose of determining the width of a side yard, the depth of a front yard, or the depth of a rear yard, the minimum horizontal distance between the lot line and the main*

building or any accessory building shall be used. Permitted exceptions for front, rear, and side yard include sidewalks and driveways.

***Yard, side.** A yard between the main building and the adjacent side line of the lot and extending from the required front yard to the required rear yard, and being the minimum horizontal distance between an adjacent side lot line and the side of the main building or any projections thereof.”*

4.0 ADJOURNMENT

CITY OF TAYLOR LAKE VILLAGE

Janice Hall, Chair

ATTEST:

Stacey Fields, City Secretary

CERTIFICATE

I certify that the above notice of meeting was posted at City Hall, 500 Kirby Blvd., at or before 5 p.m. on the 28th day of July 2023.

Stacey Fields, City Secretary