



ZONING BOARD OF ADJUSTMENTS

**THURSDAY, MARCH 13, 2025, AT 5:30 PM
LON C. HILL CONFERENCE ROOM
502 E. TYLER AVENUE
HARLINGEN, TEXAS**

This is not a Meeting of the Harlingen Elective Commission; however, a quorum of the City Commission may be present. Other City Board members may also be present.

Notice is hereby given of a regular meeting of the Zoning Board of Adjustments of the City of Harlingen, Texas to consider the following:

PLEDGE OF ALLEGIANCE/WELCOME

CONFLICT OF INTEREST

Under State Law a conflict of interest exists if an advisory board member or certain members of that person's family has a qualifying financial interest in an agenda item. Members with a conflict of interest cannot participate in the discussion nor vote on the agenda item. Are there any known conflicts of interest to disclose at this time?

CITIZEN COMMUNICATION

1. Approval of Minutes: February 3, 2025
2. Public hearing and take action to consider a request for a special exception to allow accessory structures (carports) to encroach ten (10) feet into the required ten (10) foot side yard setback and eleven (11) feet, nine (9) inches into the required twenty (20) foot front yard setback in a Residential, Multi-Family ("M-2") District, located at 2204 Northridge, bearing a legal description of Lots 6, 7, 8, Block 1, Harlingen North Business Center Subdivision. Applicant: Legance Construction LLC
 - a. Public Hearing
 - b. Consider and take action on the special exception request.
3. Public hearing and take action to consider a request for a variance to allow an accessory structure (carport) to encroach nine (9) feet, ten (10) inches into the required ten (10) foot into the required ten (10) foot front yard setback, and five (5) feet into the required five (5) foot side yard setback, in a Mobile Home ("MH")

District located at 15877 Date Drive, bearing a legal description of Lot 199, Palm Vista Estates Unit 5 Subdivision. Applicant: Edna Reyes

- a. Public Hearing
- b. Consider and take action on the variance request.

The City of Harlingen Zoning Board of Adjustments reserves the right to convene into Executive Session at any time during the meeting regarding any agenda item in compliance with the Texas Open Meetings Act, Chapter 551 Government Code.

POSTED this 7th day of March 2025, at 4:00 p.m. in compliance with Chapter 551 of the Government Code and continuously remaining posted for at least 72 hours prior to meeting time and date.

A handwritten signature in blue ink that reads "Soledad A. Núñez". The signature is written in a cursive style and is positioned above a horizontal line.

Soledad A. Núñez, CNU-A
Interim Planning and Development Director