



ZONING BOARD OF ADJUSTMENTS

MONDAY, AUGUST 5, 2024, AT 5:30 PM
CITY HALL TOWN HALL
118 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: July 22, 2024
2. Public hearing and take action to consider a special exception to allow an accessory structure (carport) to encroach thirteen (13) feet into the required twenty (20) foot front yard setback in a Residential, Single-Family ("R-1") District, located at 1629 Sunnyside Drive, bearing a legal description of Lot 94, Block 3, Sun Country Estates Subdivision Phase II. Applicant: Raymundo Ramos
3. Public hearing and take action to consider a variance to allow an accessory structure (carport) to encroach twenty-two (22) feet, six (6) inches into the required thirty (30) foot front yard setback in a Residential, Single-Family ("R-1") District, located at 1121 Citrus Terrace Drive, bearing a legal description of North 20 feet of Lot 7 and South 50 feet of Lot 8, Block 1, Delmar Subdivision, Unit No. 2. Applicant: Rose Jackson
4. Public hearing and take action to consider a variance to allow an accessory structure (storage shed) to encroach ten (10) feet into the required twenty (20) foot front yard setback in a Residential, Single-Family ("R-1") District, located at

2102 S. Parkwood Drive, bearing a legal description of Lots 1, 2, and all of Lot 3, less and except a triangular tract, Block 6, Parkwood Addition. Applicant: Edward B. Tacke

5. Public hearing and take action to consider a variance to allow an accessory structure (carport) to encroach three (3) feet, nine (9) inches into the required twenty (20) foot front yard setback and one (1) foot, three (3) inches into the required three foot side yard setback in a Residential, Single-Family ("R-1") District, located at 1114 S. 1st Street, bearing a legal description of the North ½ of Lot 14 and all of Lot 15, Block 2, Lincoln Subdivision. Applicant: Jose R. Palacios
6. Public hearing and take action to consider a special exception to allow an accessory structure (carport) to encroach fifteen (15) feet into the required twenty (20) foot front yard setback in a Residential, Single-Family ("R-1") District, located at 406 Iowa Avenue, bearing a legal description of Lot 20, Block 6, Plaza Estates. Applicant: Irma Benavides

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 1st day of August 2024, 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.



Xavier Cervantes, AICP, CPM
Planning and Development Director