



## ZONING BOARD OF ADJUSTMENT MINUTES

On this the 18<sup>th</sup> day of April 2018, the Zoning Board of Adjustment of the City of Burnet, convened in Regular Session at 6:00 PM at the regular meeting place thereof with the following members present, to-wit:

**GUESTS:**

Betty Guthrie, 1014 Sherrard St.  
Kootsey Guthrie, 1014 Sherrard St.  
Mrs. Metzler, 1109 Sherrard St.

- 1) **CALL TO ORDER:** The meeting was called to order at 6:01 PM by Chair, Joy Taylor
- 2) **ADMINISTER OATH OF OFFICE TO NEWLY APPOINTED ZONING BOARD OF ADJUSTMENTS MEMBERS**

City Secretary, Kelly Dix, administered the Oath of Office to newly appointed Zoning Board of Adjustments Members Craig Lindholm and Tommy Gaut.

- 3) **ROLL CALL:**

**Members Present:**

Joy Taylor, Kim Winkler, Paul Shell, Linda Freitag,  
Craig Lindholm, and Tommy Gaut

**Members Absent:**

**Others Present:**

Mark Lewis, Director of Community Development;  
Leslie Kimbler, Administrative Technician  
Evan Milliorn, Administrative Assistant  
Kelly Dix, City Secretary

- 4) **CONSENT AGENDA:**

Minutes of the Regular Meeting held March 21, 2018.

Motion to Approve Consent Agenda:

Paul Shell

Second:

Linda Freitag

Motion Approved:

4 in Favor/ 0 opposition

5) **ACTION:**

5.1) **Variance Request:** The Zoning Board of Adjustment will consider a request for a Variance to the 25-foot front yard setback, the 15-foot rear setback, and 7,600-square foot minimum lot area established for Single-family residential 1 – District R-1 zoning districts. The variance, which is requested for 1013 Sherrard Street seeks a front yard setback reduction from 25-feet to 20-feet, a rear yard reduction from 15-feet to 5-feet, and a minimum lot area reduction from 7,600-square feet to 6,000-square feet

Mr. Lewis presented an overview of the Variance Request.

Guest, Mrs. Metzler, resident at 1109 Sherrard St., had a question concerning the parking of a new development.

Guest, Betty Guthrie, property owner of 1014 Sherrard St., stated she lives across the street of the property in question. Ms. Guthrie spoke of her concerns regarding the size of the lot and whether it might be big enough to develop on. Ms. Guthrie also spoke her concerns in regards to a new development increasing traffic on the street.

Guest, Kootsey Guthrie, resident at 1014 Sherrard St., had questions in regards to the City's parking ordinance and whether the City would ensure any development on the property would meet the ordinance to lessen the on-street parking. Mr. Guthrie also questioned whether the existing street lamp and fire hydrant would cause an issue with any future development meeting minimum requirements if the requested variance was approved.

Motion to deny a request for a Variance to the 25-foot front yard setback, the 15-foot rear setback, and 7,600-square foot minimum lot area:

	Craig Lindholm
Second:	Paul Shell
Motion to deny:	6-in favor/0-in opposition

5) **STAFF REPORTS:**

Mr. Lewis reported to the Board the need for Officer Elections at the following meeting.

6) **REQUESTS FOR FUTURE AGENDA ITEMS:**

7) **ADJOURN:**

Motion to adjourn:

Craig Lindholm

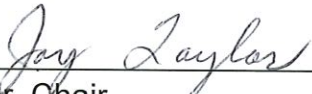
Second:

Linda Freitag


Motion approved:

6-in favor/0-in opposition

There being no further business, Chair, Joy Taylor adjourned the meeting at 7:13PM.

  
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Joy Taylor, Chair  
City of Burnet Planning and Zoning Commission

**Attest:**

  
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Kim Winkler, Secretary

Kim Winkler, Secretary