

BOARD OF ADJUSTMENT  
NOVEMBER 23, 2011

MEMBERS PRESENT:  
DON MUELLER  
CAMERON McCALL  
BRIAN WING  
ANASTASIA TUTSON  
BRIAN COBBEL

ABSENT:  
KATHLEEN GALARZA  
SHANNON MOTT

STAFF PRESENT:  
JOEY SLEEPER,  
PLANS EXAMINER  
TERESA NOBLE,  
ADMINISTRATIVE ASST.

Don Mueller called the meeting to order at 5:30 p.m., and introduced the Board members and explained the purpose and authority of the Board.

Next on the Agenda was the election of officers. Anastasia Tutson nominated Don Mueller for Chairman, Brian Wing made the second. There were no other nominations, and Don Mueller was elected Chairman unanimously.

Don Mueller then nominated Cameron McCall for Vice Chairman. Second was made by Anastasia Tutson. There were no other nominations, and Cameron McCall was nominated Vice-Chairman unanimously.

The next item was the approval of the minutes from the August 24, 2011 meeting. Cameron McCall moved to approve the minutes as read. Second was made by Brian Wing, the minutes were approved unanimously.

**Item #11-08** A request by Early B. Milstead, representing Earl Holloway property owner, for a 5' variance to the lot width and a 2' variance for the side yard setbacks for the property located at **809 Main Street**.

Early B. Milstead, 405 Brook Lane, addressed the Board. He advised that he was a realtor and the property was listed with his office. He stated that the lot was 45' at the front property line, and 50' at the rear property line. It is 120' deep. He requested the variances because without them, the lot would be unbuildable.

Chairman Don Mueller then gave opportunity for anyone opposing the variances to speak. The following persons spoke in opposition of the variances:

Nannette Ellis, 803 Main Street  
Olen Lewis, 3451 King Street, Wylie, Texas (owns neighboring property)  
Jaquita Jackson, 807 Main Street  
Millie Greer, 504 Drexel

The primary opposition was that they did not want a duplex to be built on the property. Chairman Don Mueller explained that the Board of Adjustment did not have the authority to consider land use, and was only able to grant a variance for the lot size. He advised that the owner could build within the current Zoning rules for that property.

Since there was no one else to speak on the item, Cameron McCall moved to close the public hearing. Second was made by Brian Wing. The public hearing was closed.

There was discussion regarding the authority of the Board of Adjustment. Joey Sleeper advised the Board members that there was a legitimate hardship, in that the owner of the property could not use his land at all without the variances.

Brian Wing moved to grant the variances as requested. Second was made by Brian Cobbel. The motion to grant the variances passed with a vote of 4 to 1, with Cameron McCall opposing.

Cameron McCall moved to adjourn the meeting and second was made by Anastasia Tutson. The meeting adjourned at 6:25 p.m.