



**AGENDA
CITY OF WINDCREST, TEXAS**

BOARD OF ADJUSTMENT

February 12, 2018

6:00 P.M.

NOTICE IS HEREBY GIVEN THAT A WINDCREST BOARD OF ADJUSTMENT MEETING WILL BE HELD AT WINDCREST CITY HALL, 8601 MIDCROWN, WINDCREST, TEXAS ON THE 12th DAY OF FEBRUARY 12, 2018 STARTING AT 6:00 P.M. DURING THE MEETING THE FOLLOWING SUBJECTS WILL BE CONSIDERED AND THE BOARD OF ADJUSTMENT MAY TAKE ACTION ON ANY OF THE LISTED SUBJECTS.

THE BOARD OF ADJUSTMENT RESERVES THE OPTION TO RECESS THE MEETING DURING THE EVENING OF FEBRUARY 12, 2018 AND TO RECONVENE THE MEETING ON THE FOLLOWING DAY, FEBRUARY 13, 2018 AT 9:00 A.M. AT THE WINDCREST CITY HALL, 8601 MIDCROWN, WINDCREST, TEXAS.

IT IS ANTICIPATED THAT MEMBERS OF OTHER CITY COUNCIL, BOARDS, COMMISSIONS AND COMMITTEES MAY ATTEND THE MEETING IN NUMBERS THAT MAY CONSTITUTE A QUORUM OF SUCH OTHER CITY COUNCIL, BOARDS, COMMISSIONS AND COMMITTEES, SO THAT NOTICE IS HEREBY GIVEN THAT THE MEETING IS ALSO A MEETING OF THE OTHER CITY COUNCIL, BOARDS, COMMISSIONS AND COMMITTEES WHOSE MEMBERS ARE IN ATTENDANCE. THE MEMBERS OF THE OTHER CITY COUNCIL, BOARDS, COMMISSIONS AND COMMITTEES MAY PARTICIPATE IN DISCUSSIONS WHICH OCCUR AT THE MEETING, BUT NO ACTION WILL BE TAKEN BY THE OTHER COUNCIL, BOARDS, COMMISSIONS AND COMMITTEES WHOSE MEMBERS ARE IN ATTENDANCE.

REQUEST ALL PAGERS AND CELL PHONES BE TURNED OFF, EXCEPT EMERGENCY ON-CALL PERSONNEL. CITIZENS ARE ASKED TO REFRAIN FROM TALKING DURING COUNCIL PROCEEDINGS.

Ordinance No. 2016-618B(O) establishes certain protocols for City Council meetings.

At all City Council, City Commission or City Board meetings, the agenda shall include a "citizens to be heard" item. It is suggested that Citizens wishing to speak during this item sign in on the sign up roster prior to the meeting. During "Citizens to be Heard", citizens may address the City Council on topics not on the agenda for no more than three (3) minutes. In addition to the foregoing, citizens shall also have the opportunity to address the City Council during consideration of posted agenda items for no more than six (6) minutes. Each citizen shall therefore have the opportunity to address the City Council for a total of nine (9)

minutes. This does not include any responses from the body. The six (6) minutes time limit authorized herein may not be transferred to another speaker in whole or in part. The presiding Officer or his/her designee will assign a Time Keeper to each meeting. The Time Keeper will maintain strict compliance of the six (6) minute rule, stopping speakers who exceed the allotted time. As authorized by Section 551.042 of the Texas Government Code, a city official may make a statement of specific factual information in response to an inquiry made by a member of the public or a recitation of existing city policy. Any deliberation or decision about the subject of the inquiry shall be limited to a proposal to place the subject on the agenda for a subsequent meeting. Any question posed by a Citizen, Council Member, Board Member or Commission Member for which an answer is not available at a meeting shall be answered by a member of the staff or Presiding Officer at the next regular meeting of the Body, if an answer is reasonably available and prudent. If the information is sensitive, staff will seek advice from the City Attorney.

Meeting Chair: please remind each participant in your meeting that they must speak into a microphone; the recording is the Official Minutes of your meeting and all who speak must be recorded. All guest speakers and citizens to be heard must speak from podium. Please interrupt speakers during meeting if you recognize that they are not speaking into microphone and have them do so.

I. Call to Order, Pledge of Allegiance, Invocation and Announcement

II. Citizens to be Heard on Subsequent and Non-Subsequent Agenda Items

1. A member of the public will have three (3) minutes to discuss non-subsequent agenda items.
2. A member of the public will have six (6) minutes to discuss subsequent agenda items.
3. The Board of Adjustment may discuss and respond to current and past agendas on subsequent and non-subsequent agenda items by citizens to be heard.

III. Discuss and Act

1. The Board of Adjustment will review, discuss and may take action on Case #18-001 request for a variance from the property owner of 314 Westwind Circle , Windcrest, Texas to erect a seven foot fence which does not comply with the city code limitation of six feet. (Att. 1)

IV. General Announcements & Future Agenda Items Requested

Per Ordinance No. 618, repealing Ordinance No. 593; Section 9: Every agenda shall include an item entry granting a member the opportunity to propose an item for consideration of future agendas for Regular or Special Meetings. Any member may request the inclusion of such items at any meeting.

V. Adjournment

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the Board of Adjustment of the City of Windcrest is a true and correct copy of said Notice and was posted on the bulletin board at City Hall of said City in a convenient place to the public and said Notice was posted more than seventy-two hours prior to the meeting on February 12, 2018.

By:  , City Secretary

In compliance with the Americans With Disabilities Act, the City of Windcrest Council Chambers are wheelchair accessible, and accessible parking spaces are available. The City of Windcrest will provide for reasonable accommodations for persons attending City Council meetings. To better serve you, requests should be received 48 hours prior to the meetings. Please contact Kelly Rodriguez, City Secretary, at 210-655-0022 ext. 2150 or Fax 210-655-8776.

I certify that the attached notice and agenda of items to be considered by the Board of Adjustment was removed by me from the City Hall bulletin board on the ____ February 2018.

_____ Title: _____

Clinton & Wendy Smith
314 Westwind Circle
Windcrest, TX 78239
(918)-430-5245

27 December 2017

To the Windcrest Board of Adjustment

SUBJECT: Application for variance of City Code 1986, § 22.103; Ord. No. 58F, 7-28-1971

1. I request that the Windcrest Board of Adjustment please consider a variance to City Code 1986, § 22.103; Ord. No. 58F, 7-28-1971 for the privacy fence that has been reconstructed on the northwest corner of 314 Westwind Circle of Windcrest, TX 78239 under RESIDENTIAL FENCE PERMIT number 171006007 (enclosure 1).
2. The previous fence measured 7 feet above grade, was rotten and inadequate for physical, auditory, and even visual security (Proposal- enclosure 2). The reconstructed fence measures 8 feet above grade, is completely new and reinforced with metal post that provides adequate security concerning the vehicles being pulled over monthly onto Windvale Dr. from Crestway Dr. Additionally, the new fence provides a sound buffer from the traffic on Crestway Dr. as well as a visual shield from the neighbors or passing vehicles from Windvale Dr. Finally, if the height of the fence must be reduced to 6 feet or lower; the backyard (my 2 year-old son and daughter play there almost every day) can easily be viewed by the bus station pedestrians walking on Windvale Dr or Crestway Dr.
3. The inspector could not verify this is a garden home with fig trees, shrubs, and flowers; which is in compliance with the city code. It's not his fault. We were not home during the inspection.
4. Pending variance request, all work has been completed for this permit.
5. Point of contact for this application should be directed to the undersigned, at (918)-430-5245 or e-mail clinton.c.smith14.mil@mail.mil.

Clinton C. Smith

Enclosures:

- 1) RESIDENTIAL FENCE PERMIT 171006007
- 2) Application/Proposal Documents
- 3) Building Permit Application



City of Windcrest
8601 Miderown
Windercrest, TX 78239
(210)655-0022, Fax (210)655-8776
RESIDENTIAL FENCE PERMIT

1200 - \$600

PERMIT #:	171006007	DATE ISSUED:	10/06/2017
JOB ADDRESS:	314 WESTWIND CIRCLE	LOT #:	
PARCEL ID:		BLK #:	
SUBDIVISION:		ZONING:	
ISSUED TO:	CLINTON & WENDY SMITH	CONTRACTOR:	CLINTON & WENDY SMITH
ADDRESS:	314 WESTWIND CIRCLE	ADDRESS:	314 WESTWIND CIRCLE
CITY, STATE ZIP:	WINDCREST TX 78239	CITY, STATE ZIP:	WINDCREST TX 78239
PHONE:	918-430-5245	PHONE:	
WORK DESC:	RESIDENTIAL FENCE	SETBACKS:	
VALUATION:	\$ 1,970.00	FRONT:	
SQ FT:	0.00	REAR:	
OCCP TYPE:			
CNST TYPE:			

FEE CODE	DESCRIPTION	AMOUNT
RES-FENCE	RESIDENTIAL FENCE	\$ 5.00
TOTAL		\$ 5.00

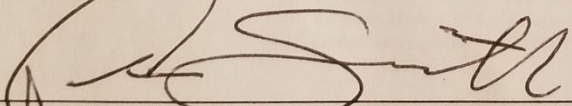
NOTES: PRIVACY FENCE REPAIR/ CONSTRUCTION: PICKET FENCE W/ METAL POST...MAX HEIGHT IS 8' FOR GARDEN HOME FENCE 8' FROM GRADE

NOTICE

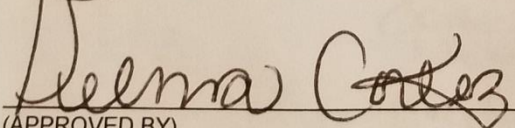
PERSON'S OPERATING WITHIN CITY LIMITS MAY ONLY USE DUMPSTER UNITS PROVIDED BY ALLIED WASTE SERVICES. PLEASE CALL (210) 648-5222 FOR ASSISTANCE.

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 90 DAYS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 60 DAYS AT ANY TIME AFTER WORK IS COMMENCED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.

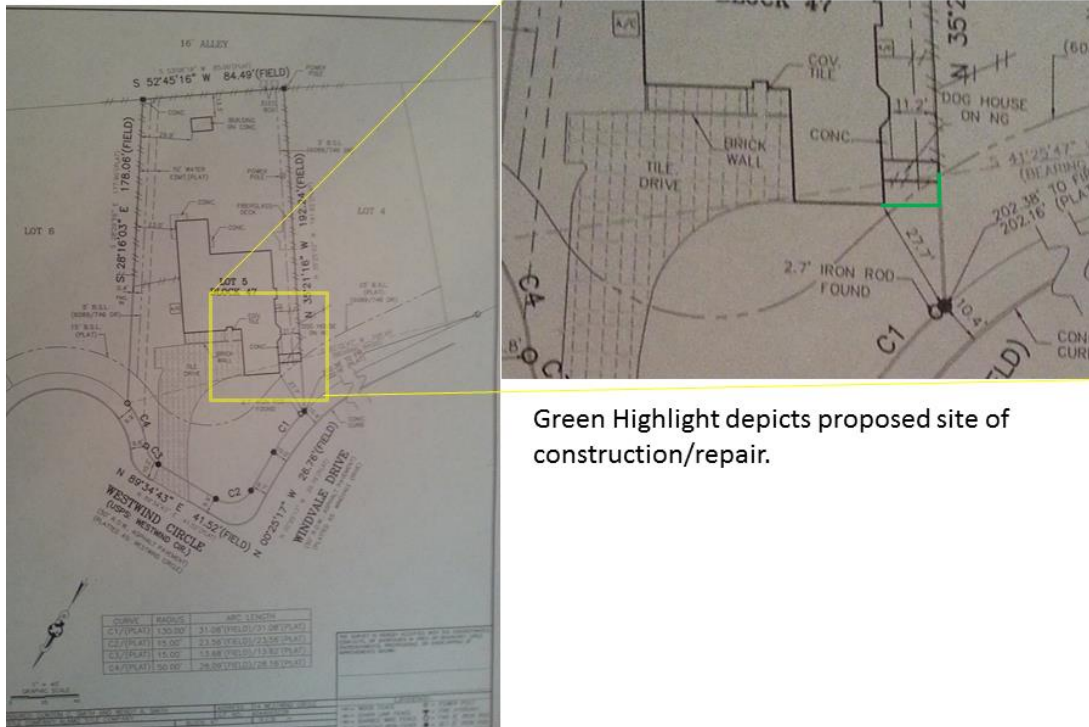

(SIGNATURE OF CONTRACTOR OR AUTHORIZED AGENT)

10/6/2017
DATE


(APPROVED BY)

10/6/17
DATE

2017 Fence Construction/Repair 314 Westwind Circle : LOT 5, BLOCK 47- WINDCREST UNIT 15



2017 Fence Construction/Repair 314 Westwind Circle : LOT 5, BLOCK 47- WINDCREST UNIT 15

As seen from the road Windvale Dr.



As seen from the house facing north.



The security fence measures 170" from east to west. It is constructed of pickets (wood type unk) measuring 0.75"x5.75"x7' which are connected with numerous 2x4s of different length. Three wooden fence post (wood type unk) 4"x4"x6' are bracing this section of the fence. The pickets are weathered and the post are rotten and unstable.

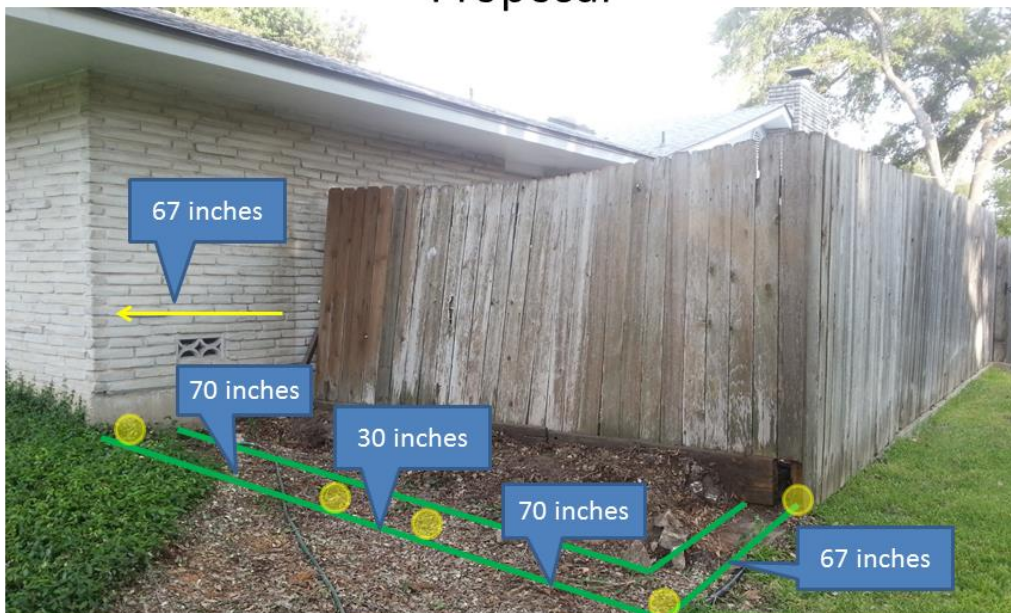
2017 Fence Construction/Repair 314 Westwind Circle: Proposal



Homeowner proposal is to construct 7ft privacy fence at the front west corner of the house shifting the east/west running fence to the front of the house 67 inches north from its original site.

A section (105 inches) of north/south running fence will be repaired, extended north 67 inches and reinforced with an additional metal fence post to meet with the proposed east/west running fence. All fencing will have a 4.5in. deep by 10 inches wide concrete slab along the base similar to the rest of property fence.

2017 Fence Construction/Repair 314 Westwind Circle: Proposal



Green Line: Fence Placement with concrete slab 4.5" deep and 10" wide

Yellow Arrow: Forward relocation

Yellow Circles: Post placement (2.75"x2.75"x8' Galvan. Steel) buried 2-2.5' deep

2017 Privacy Fence Construction/Repair Summary: 314 Westwind Circle

Estimations:

Time: 48-72hrs

Cost: \$900

Materials: 5- Fence Post (2.75"x2.75'x8' Galvan. Steel)

5- Concrete 80lbs (4kpsi)

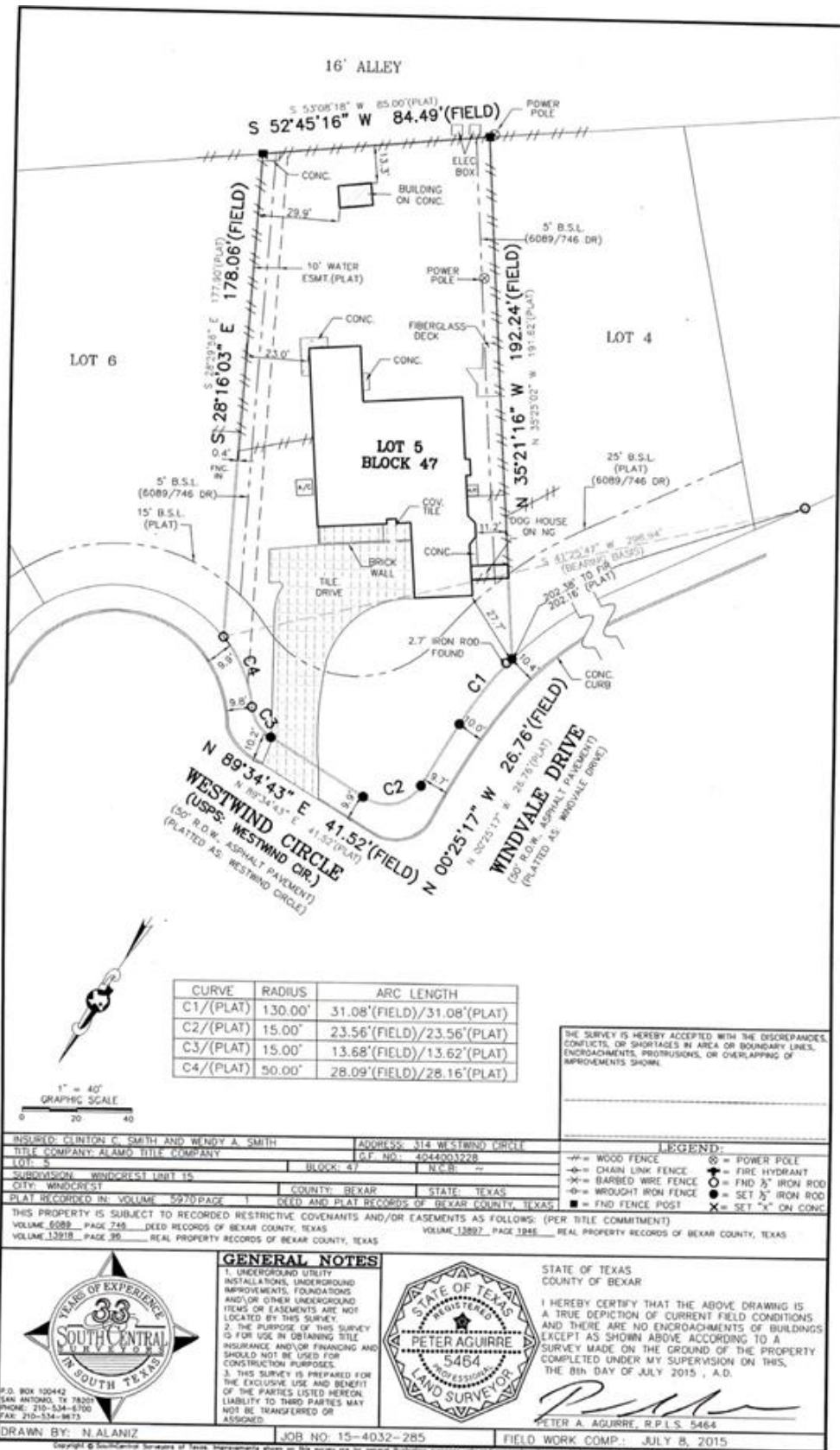
15- Fence Post wood adapter (2.75")

5- Terminal Post Cap (2.75")

75- Fence Picket (0.75"x6"x 8' W. Red Cedar)

6- Fence Back Rails 4 pk (2x4"x8' W. Red Cedar)

5- Screw, Wood Exterior (#8-1.75" 1lb)





Building Permit Application

Date: 19 SEP 2017

Permit # 171006007

Project Address: 314 Westwind Circle Windcrest, Tx

Owner/Tenant Name: Clinton & Wendy Smith Address: 314 Westwind Cir Windcrest, Tx

Legal Description: 5 47 1
Lot/Track Block Section Addition Zoning

Proposed Use: Single Family Home Square Footage: 1970

Front Set Back: 15' Side Set Back: 5' Rear Set Back: 0

TYPE OF () New Residential* () New Commercial* () Demolition () Fire Sprinkler* () Other
PERMIT: () Residential Addition* () Commercial Addition* () Driveway* () Foundation* () Pool*
() Residential Remodel* () Commercial Remodel* (X) Fence* () Sidewalk* () Sign*

* AT LEAST 2 FULL SETS OF PLANS ARE REQUIRED UPON SUBMITTAL

Fence Repair/Construction = Picket Fence w/ Metal

Valuation of Work: _____

(Clinton Wendy) Address: 314 Westwind Cir
918-430-5245 918-430-5245
Cell Business Phone & Fax Cell Number

COMMERCIAL PROJECTS ONLY

valuation is > \$50,000 Texas Accessibility Standards (ADA 800-803-9202)

a(s) to be renovated / demolished has been included with this permit application. This survey has been done in accordance with the National Emissions Standards for Hazardous Air Pollutants (NESHAP).
owner / operator of the renovation / demolition site, I understand that it is my responsibility to have this asbestos survey performed in accordance with the Asbestos Health Protection Rules (TAHPR) and the National Emission Standards for Hazardous Air Pollutants (NESHAP) permit being issued by the City of Windcrest.

construction authorized is not commenced in ninety (90) days, or if construction or work is suspended or abandoned for a period of sixty (60) days at any time after work is commenced.

By signing this application and know the same to be true and correct. All provisions of laws and ordinances governing this permit are hereby accepted. The granting of a permit does not presume to give authority to violate or cancel provisions of any state or local law regulating construction or the performance of construction

Printed Name

Company

Date

Clinton Smith

19 SEP 2017

Printed Name

Date

2x Height is 8' for Gardenhome Fence
8' From Grade

Plans Reviewed & Approved By

29 Sept 2017
Date

Permit Fee: _____ Plan Check Fee: _____ Permit Fee Total: _____