



AGENDA

**ZONING BOARD OF ADJUSTMENT
REGULAR MEETING BY
TELECONFERENCE ON THE CITY
OF TYLER FACEBOOK PAGE AND
MICROSOFT TEAMS VIA
<https://tinyurl.com/TylerZBA5-21-20>**

*May 21, 2020
9:00 a.m.*

DUE TO THE CURRENT CORONAVIRUS COVID-19 PUBLIC HEALTH EMERGENCY, A TELECONFERENCE MEETING OF THE TYLER ZONING BOARD OF ADJUSTMENT IS BEING CONDUCTED INSTEAD OF A MEETING PROVIDING FOR PHYSICAL ACCESS TO THE PUBLIC. HOWEVER, MEMBERS OF THE PUBLIC MAY PARTICIPATE BY VIEWING THE MEETING LIVE AND CALLING WITH COMMENTS TO (903) 363-0651

Follow this meeting live at: <https://tinyurl.com/TylerZBA5-21-20> or facebook.com/CityofTylerTexas/

Please call (903) 531-1175 if you need assistance with interpretation or translation for this City meeting.

Si usted necesita ayuda con la interpretación o traducción de cualquier material en este sitio o en una reunión pública de la Ciudad de Tyler por favor llame al (903) 531-1175.

AMERICANS WITH DISABILITIES ACT NOTICE

The City of Tyler wants to ensure that City meetings are accessible to persons with disabilities. If any individual needs special assistance or accommodations in order to attend this board meeting, please contact the Planning Department at (903) 531-1175 in advance so accommodations can be made.

- I. Call meeting to order.**
- II. Conduct a roll call and establish a quorum.**
- III. Board Policies and Procedures.**
- IV. Consider approval of Minutes of board meeting held on October 17, 2019.**
- V. Consider Variance Items.**

VARIANCE ITEMS:

1. V20-001 ROOSTH HEIRS 870 LLC (617 NIBLACK PLACE)

The application of Roosth Heirs 870 LLC, owner of Lot 6 of NCB 166, one lot totaling approximately 0.285 acres of land located at the northwest intersection of East Charnwood Street and Niblack Place. The property is currently zoned “R-2”, Two-Family Residential District. The applicant is requesting variance to the Tyler City Code Section 10-23, “Dimensional Standards”, which specifies that “R-2” zoning has a minimum lot area of 7,500 square feet and that the minimum rear setback is 25 feet. The applicant is requesting a variance to the lot size of 2,941 square feet in order to allow for a minimum lot size of 4,559 square feet. The applicant is also requesting a variance of the rear setback of 13 feet in order to allow for a minimum rear setback of 12 feet.

VI. Adjourn

CERTIFICATE OF POSTING

This is to certify that on the _____ day of _____, 2020, at _____ M., the above notice was posted on the bulletin boards of City Hall.

City Clerk or Staff Designee

This is to certify that on the _____ day of _____, 2020, at _____ M., the above notice was posted on the front door of the Tyler Development Center, 423 West Ferguson Street, Tyler, Texas.

Staff Designee