



**CITY OF WESLACO
BOARD OF ADJUSTMENTS AND APPEALS OF ZONING
REGULAR MEETING
SEPTEMBER 13, 2023**

Notice is hereby given of a Board of Adjustments and Appeals of Zoning Regular meeting to be held on Wednesday, September 13, 2023, at 5:30 p.m. at the Weslaco City Hall Legislative Chamber, located at 255 South Kansas Avenue for the purpose of considering the following items:

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| I. <u>CALL TO ORDER</u> | Pages |
| A. Roll Call/Establish a Quorum | |
| B. Pledge of Allegiance | |
| II. <u>APPROVAL OF MINUTES</u> | 2-4 |
| A. Approval of the Minutes of the following | |
| 1) Regular Meeting of June 14, 2023 | |
| III. <u>PUBLIC COMMENTS</u> | |
| <p>The Public Comments portion of the meeting promotes a fair and open process for the governance of the City. This portion of the meeting is not intended to be an extended discussion or a debate and is limited to three minutes for each presenter. Due to the Texas Open Meetings Act, the Board of Adjustments and Appeals of Zoning members do not reply; they listen. Matters under litigation are not to be addressed and comments regarding specific City employees and elected officials may be prohibited.</p> <p>The Public may comment on anything on the agenda, however if you comment on something not included on the agenda, the Commission cannot take any formal action until it is placed on an agenda and notice of the meeting is properly posted. Registration for Public Comments must be submitted to the Planning Department before the Board of Adjustments and Appeals of Zoning meeting is called to order. As the Chairman calls upon those who submitted a registration form with the Planning Department, please step to the podium and state your name and address before beginning your presentation.</p> | |
| IV. <u>DISCUSSION AND CONSIDERATION</u> | |
| A. Discussion and consideration of a variance request from the Weslaco Sign Ordinance Section 114-8 (a)(1) at 1802 S International Blvd, also known as N210-E242' FT1009 1.17 AC GR 03.83AC NET, of Adams Tract Subdivision, Hidalgo County, Texas | 5-9 |
| Petitioner: AAA Electrical Signs | |
| B. Discussion and consideration of a variance request from the Weslaco's Zoning Ordinance for R-1 Single Family Dwelling District at 1205 Jasper Dr., Weslaco also known as Lot 140 of Cornerstone Meadow Phase 3 Subdivision, Hidalgo County, Texas | 10-16 |
| Petitioner: Premier Pools and Spas | |
| C. Discussion and consideration of a variance request from the Weslaco's Zoning Ordinance for R-1 Single Family Dwelling District at 1902 Serengeti Way., Weslaco also known as Lots 2 & 3, of Lions Gate Subdivision, Hidalgo County, Texas | 17-20 |
| Petitioner: Premier Pools and Spas | |
| D. Discussion and consideration of a variance request from the Weslaco's Zoning Ordinance for R-1 Single Family Dwelling District at 308 W. Jalapa St., Weslaco also known as Lot 16, Block 3, of Tejas One Subdivision, Hidalgo County, Texas | 21-25 |
| Petitioner: Mr. and Mrs. Nelson and Rosa Vargas | |
| V. <u>ADJOURNMENT</u> | |

CERTIFICATE OF POSTING

STATE OF TEXAS §
HIDALGO COUNTY §
CITY OF WESLACO §

I, Serena Stubbs, do hereby certify that on or before 5:00 p.m. of September 8, 2023, I posted a true and correct copy of this notice of a Regular Meeting of the BOARD OF ADJUSTMENTS AND APPEALS OF ZONING on a bulletin board convenient to the public at Weslaco City Hall, 255 S. Kansas, Weslaco, Texas.

Serena Stubbs, Code Enforcement Secretary