



**NOTICE AND AGENDA
ZONING BOARD OF ADJUSTMENT
MONDAY, MAY 24, 2021 6:30 PM
ZONING BOARD OF ADJUSTMENT MEETING**

Notice is hereby given that the Zoning Board of Adjustments of the City of Glenn Heights, Texas will hold a Regular Zoning Board of Adjustment Meeting on Monday, May 24, 2021, beginning at 6:30 P.M. in the City Hall, City Council Chambers, located at 1938 South Hampton Road, Glenn Heights, Texas, 75154, as prescribed by Vernon's Texas Civil Statutes, Government Code Section §551.041, to consider and possibly take action on the following agenda items. Items do not have to be taken in the same order as shown in this meeting Notice and Agenda.

The Notice and Meeting Agenda, and the Agenda Packet, are posted online at <https://glennheightstx.gov/129/Agendas-Minutes>.

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

PUBLIC COMMENT

CONSENT AGENDA

AGENDA

1. **Zoning Case 21-001-ZBA:** Public hearing to receive testimony concerning a variance request by FD Development of Glenn Heights, LLC for the property located at 1710 South Hampton Road, Glenn Heights, Dallas County, Texas. The 1.249-acre parcel is more particularly described as Lot 2, Block A of the Family Dollar Addition and zoned Retail (R). Section 15.04.031 of the City of Glenn Heights Code of Ordinance requires a minimum driveway distance of two-hundred feet (200') along arterial streets for nonresidential developments. The applicant seeks to develop this parcel with a driveway that is closer than two-hundred feet (200') to an existing nonresidential driveway.
2. **Zoning Case 21-001-ZBA:** Discuss and take action on a variance request by FD Development of Glenn Heights, LLC for the property located at 1710 South Hampton Road, Glenn Heights, Dallas County, Texas. The 1.249-acre parcel is more particularly described as Lot 2, Block A of the Family Dollar Addition and zoned Retail (R). Section 15.04.031 of the City of Glenn Heights Code of Ordinance requires a minimum driveway distance of two-hundred feet (200') along arterial streets for nonresidential developments. The applicant seeks to

develop this parcel with a driveway that is closer than two-hundred feet (200') to an existing nonresidential driveway.

ADJOURNMENT

In accordance with the Americans with Disabilities Act, If you are a person with a disability and require information or materials in an appropriate alternative format; or if you require any other accommodations, please contact the City Secretary at least 48 hours in advance of the event at 972-223-1690 ext. 125 or email brandi.brown@glennheightstx.gov. Advance notification within this guideline will enable the City to make reasonable arrangements to ensure accessibility.

I, Brandi Brown, City Secretary, do hereby certify that the above Meeting Notice and Agenda was posted in a place convenient to the Public at Glenn Heights City Hall, 1938 South Hampton Road, Glenn Heights, Texas by 6:30 P.M. on Friday, May 21, 2021.

Pursuant to Section 551.071 of the Texas Government Code, the City Council reserves the right to consult in closed session with its attorney at any time during the course of this meeting and to receive legal advice regarding any item listed on this agenda.

Brandi Brown, City Secretary