

Castle, Linda

From: Daniel Contreras <mleecorp@msn.com>
Sent: Wednesday, June 05, 2013 4:59 PM
To: Castle, Linda
Subject: Time Extension request - Daniel Contreras

Ms.. Linda Castle,

I am requesting a time extension, of 1 year, for the approved Special Exception for the variance of side yard set backs on my property located at 716 Camino Real, El Paso, Texas 79922.

The Case No. is # PZBA12-00023

legal description: Lot 14D, Block 4, Upper Valley Survey, City of El Paso, El Paso County, Texas.

Please put this request on the agenda for Mondays meeting.

I am available for any questions regarding this request. (915) 487-6908

Sincerely,

Daniel Contreras

Dedicated to Outstanding Customer Service for a Better Community

SERVICE SOLUTIONS SUCCESS

ZONING BOARD OF ADJUSTMENT

July 9, 2012



Daniel Contreras

Re: 716 Camino Real Avenue

Legal Description: Lot 14D, Block 4, Upper Valley Survey, City of El Paso, El Paso County, Texas

Case #PZBA12-00023: This would permit additions which are proposed to encroach into the required side yard setbacks, to within 9'8" of the westerly side property line and to within 10' of the easterly side property line for a cumulative side yard setback total of 19'8". The required cumulative side yard setback total is 40 feet in the R-1 zone district.

The Zoning Board of Adjustment, acting under the authority vested in it by Article 211.008 of the Local Government Code of the State of Texas and by Chapter 2.16 of the El Paso City Code, after due public notice at an Open Public Meeting on July 9, 2012, **GRANTED** the request for the Special Exception under the criteria of Section 2.16.050 B (Two or More Nonconforming) in an R-1 zone district.

The Board determined that this request **QUALIFIED** for the following reasons:

- The lot is in a legally recorded and developed subdivision of at least ten years; and,
- There are two or more lots that do not conform to Title 20 located within the same block on the same side of the street or within the block directly across and abutting the street; and,
- The modifications are within the same nature as the existing nonconforming lots and do not permit construction less conforming than the least conforming of the nonconforming lots.

Filed for permanent record this 9th day of July 2012 in the office of the Zoning Board of Adjustment.

Linda Castle

Linda Castle
Senior Planner

PLEASE NOTE: Any privilege granted by this decision must be exercised within 12 months of the date of this decision after obtaining the necessary building permits for the proposed construction at the Construction Management Division of the Engineering Department.

Inspections will be made by the Construction Management Division of the Engineering Department, and compliance with Board action will be noted in official Board records. This order may be revoked by the Board after notice and opportunity to be heard for violation of any of the conditions imposed.

The decision of the Zoning Board of Adjustment may be appealed by a person aggrieved by this decision or by any officer, department, board, or bureau of the municipality by filing an action with the District Court for this county within 10 Days after the date of the hearing.

CITY DEVELOPMENT DEPARTMENT

Two Civic Center Plaza
El Paso, TX 79901
(915) 541-4056

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John F. Cook

City Council

District 1
Ann Morgan Lilly

District 2
Susie Byrd

District 3
Emma Acosta

District 4
Carl L. Robinson

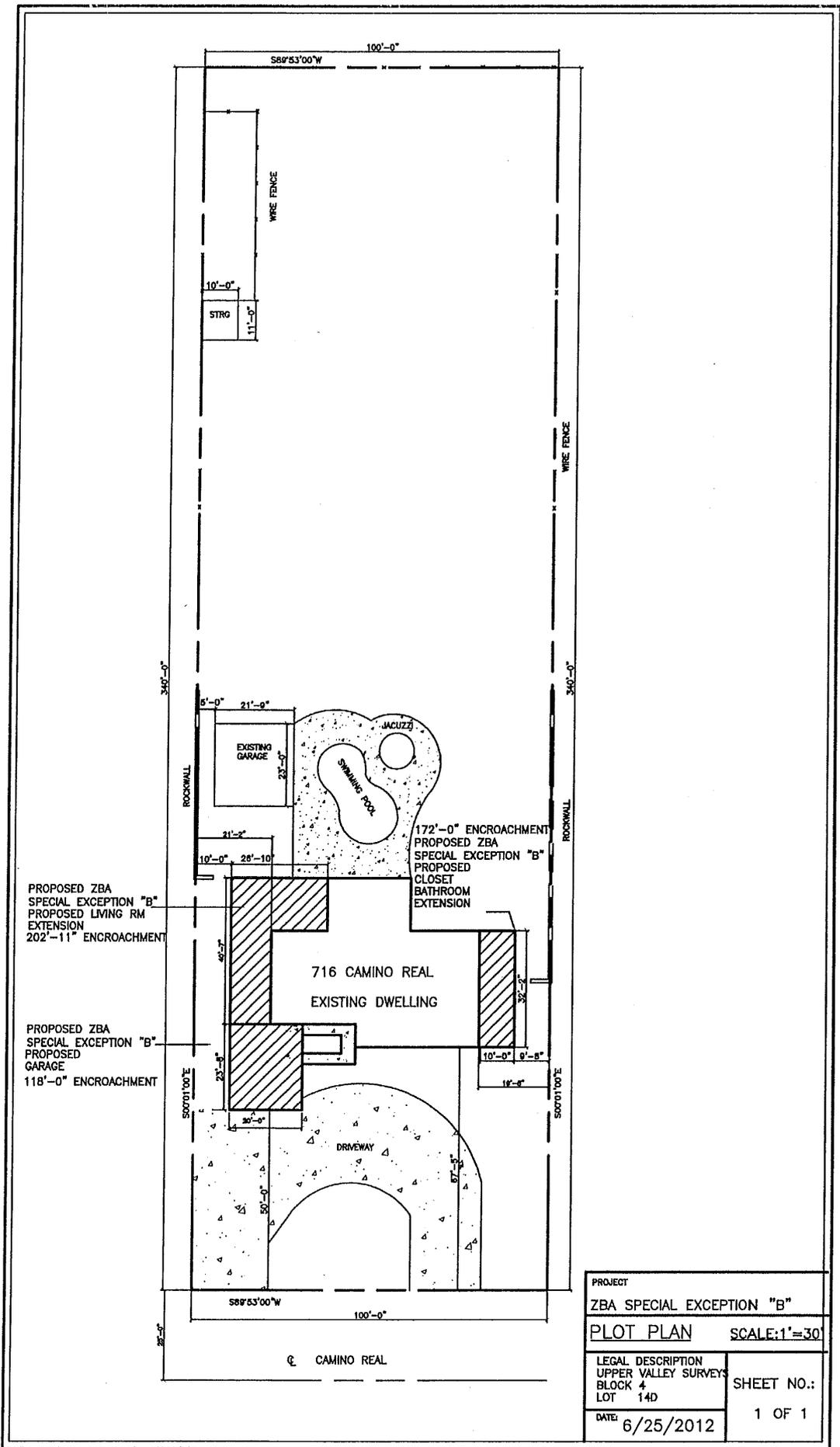
District 5
Dr. Michiel R. Noe

District 6
Eddie Holguin Jr.

District 7
Steve Ortega

District 8
Cortney Carlisle Niland

City Manager
Joyce A. Wilson



PROJECT	
ZBA SPECIAL EXCEPTION "B"	
PLOT PLAN	SCALE: 1"=30'
LEGAL DESCRIPTION UPPER VALLEY SURVEYS BLOCK 4 LOT 14D	SHEET NO.:
DATE: 6/25/2012	1 OF 1