

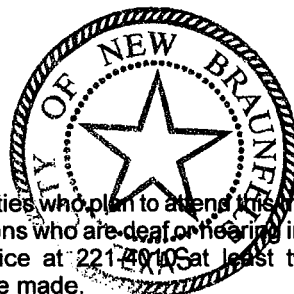


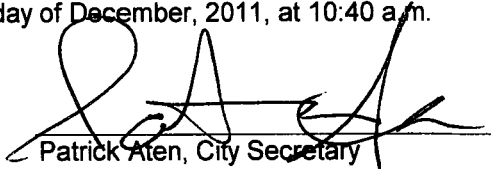
**ZONING BOARD OF ADJUSTMENT  
REGULAR MEETING  
December 15, 2011  
6:00 P.M.  
AGENDA**

1. **CALL TO ORDER** New Braunfels Municipal Building, Council Chambers  
424 S. Castell Avenue, New Braunfels, Texas.
2. **ROLL CALL**
3. **APPROVAL OF MINUTES**
  - November 17, 2011 Zoning Board of Adjustment Regular Meeting.
4. **PUBLIC HEARINGS**
  - (A) **Case #Z11-30:** Hold a public hearing and consider a request for a variance to Section 3.3-2(b)(1)(iii) to allow an existing carport to encroach 4 feet into the 5-foot interior side yard setback in the "R-2" Single-Family and Two-Family District, located at 286 S. Market Avenue.
  - (B) **Case #Z11-31:** Hold a public hearing and consider a request for a variance to Section 3.3-8(b) to allow two lots to be less than 60 feet in width and less than 100 feet in depth in the "C-2" General Business District located at 630 W. San Antonio Street.
  - (C) **Case #Z11-32:** Hold a public hearing and consider a request for a variance to Section 3.3-7(b)(1)(v) to allow a proposed commercial building to encroach 15-feet into the 20-foot residential setback in the "C-1" Local Business District located at the northeast intersection of Landa Street and Wood Road.
  - (D) **Case #Z11-33:** Hold a public hearing and consider a request for a variance to Section 3.3-8(b)(1) to allow a lot width of less than 60 feet in the "C-2" General Business District located at 954 W. San Antonio Street.
5. **ANNOUNCEMENTS**
6. **ADJOURNMENT**

**CERTIFICATION**

I hereby certify that the above Notice of Meeting was posted on the Bulletin Board at the New Braunfels Municipal Building, New Braunfels, Texas on this 9th day of December, 2011, at 10:40 a.m.



  
Patrick Aten, City Secretary  
City of New Braunfels

NOTE: Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's Office at 221-4910 at least two work days prior to the meeting so that appropriate arrangements can be made.