

**Board of Adjustment
June 25, 2019**

Board Members Present

Robert Miller, Chairperson
Janet Stovall
Jim Norton
Tianle Tong
John Peskuski
Pat Morgan
Carolyn Kalchthaler
Phillip Pierceall

Absent

Phil Head
Ban Alai

Staff

Victoria Huynh, Deputy City Attorney
Selso Mata, Chief Building Official
Jeanna Scott, Building Inspections Manager
Lacey Thornton, Sr. Administrative Assistant
Patti Hoffer, Code Compliance Representative

Chairperson Robert Miller called the meeting to order at 3:00 p.m. on June 25, 2019 in the Senator Florence Shapiro Council Chambers. A quorum was present and notice of the meeting had been posted for the time and manner required by law. The following matters were discussed:

1. Public comments: There was no public comment.

2. Approval of Minutes from June 11, 2019:

Board Member Janet Stovall made the motion to approve the minutes from June 11, 2019; Board Member Carolyn Kalchthaler seconded the motion. The Board voted 8-0 in favor of approving the minutes.

Chairperson Robert Miller then admitted all documents and testimony given into the official Board of Adjustment record.

3. APPEAL #19-06Z 3904 W. Park Boulevard: A request to vary from Subsection 20.200 (1) of Division 3, Article 20, Zoning Ordinance No. 2015-5-2 as amended, to allow a wrought iron fence to be over the required 40 inches in height by 56 inches for an overall of 96 inches in height. The appeal is requested by property owner Rabbi Menachem Block, to be represented by Stuart Margol.

Patti Hoffer, Code Compliance Representative, gave a presentation on the accommodation request, and recommended approval.

Members asked Patti Hoffer questions pertaining to the fence and use of property.

Stuart Margol, representative for the Applicant, testified to the variance request seeking allowance to build a wrought iron fence at the height of 8 inches. Mr. Margol testified that with the current increase in active shooters, the government has provided money to places of worship to add security in case of such an event.

Mr. Margol testified that approval of this variance would provide extra security needed to ensure the safety of the attendees. Mr. Morgal testified that a threat led to seeking input from many organizations in determining the material and height of the fence.

Members asked Mr. Margol questions regarding how effective the construction material and height of the fence would be in adding security. Members inquired about the grants requirements in regards to fence height.

Mr. Margol spoke on the facts supporting the four factors for the variance.

Chairperson Robert Miller opened the floor to public comment.

Chairperson Robert Miller closed the floor to public comment, and discussion was confined to the Board.


Members discussed amongst themselves about the option of limiting the variance to 72 inches instead of 96 inches. The Board questioned Mr. Margol whether that he can work with the 72-inch height limit for the fence and he answered in the affirmative.

Board Member Janet Stovall made a motion to approve Appeal #19-06Z as amended to allow the proposed wrought iron fence to be over the required 40 inches in height by 32 inches for an overall height of 72 inches, subject to the rules and regulations of setbacks of the City of Plano. Board Member Carolyn Kalchthaler seconded the motion. The Board voted 8-0 in favor of the motion. Therefore, the variance request was approved.

4. Items for future Agenda

Lacey Thornton stated there are no agenda items for the upcoming meeting.

Meeting adjourned at 4:00 p.m.


Robert Miller, Chairperson