

**ZONING BOARD OF ADJUSTMENT**  
MUNICIPAL BUILDING  
3800 UNIVERSITY BOULEVARD  
**MEETING MINUTES**  
**October 28, 2021**  
**6:30 p.m.**

I.	MEMBERS PRESENT:	Ross Fava (voting), Jay Cohen (voting), Owen Rutz (voting), Francois Daube (voting), Michael Tucker (voting) and Harold Rocketto
II.	MEMBERS ABSENT:	Lawrence Foust, Frank Monacelli and Donald Yurewicz
III.	STAFF PRESENT:	Scott Bounds, Legal Counsel, Alfonso Acosta, Building Official and Josie Hayes, Administrative Coordinator
IV.	CALL TO ORDER:	6:35 p.m.

1.	<b>Call the meeting to order. Notices, Rules, etc.</b>	Ross Fava called the meeting to order at 6:35 p.m. Ross Fava asked each member to briefly introduce themselves. Josie Hayes, Administrative Coordinator stated that all notices were posted in accordance with state and local laws. Ross Fava then described the hearing procedures. Swearing in of witnesses. Josie Hayes stated the alternate voting members were Francois Daube and Michael Tucker.	Jay Cohen moved to accept that all notices were properly posted and distributed for this meeting. Second by Owen Rutz. <b>AYES:</b> Ross Fava, Jay Cohen, Owen Rutz, Francois Daube and Michael Tucker. <b>Motion carried (5-0).</b> Ross Fava administered the oath to all witnesses.
2.	<b>Docket No. 2021-17, regarding property at 6328/6330 Mercer St., West University Place, Texas 77005 (Special Exception)</b> a. Public hearing regarding a special exception to Appendix A – Table 7-5a, Note 5 to allow an additional curb	<b>Applicant's Request</b> Applicant is requesting a special exception to Appendix A – Table 7-5a, to allow an additional curb cut to Mercer St. right-of-way for access. The resulting driveway will end at a garage as required by ordinance.  Staff did not receive any correspondence in favor or against the special exception. No one spoke	Motion to close the deliberation portion of the hearing was made by Jay Cohen. Second by Owen Rutz. <b>AYES:</b> Ross Fava, Jay Cohen, Owen Rutz, Francois Daube and Michael Tucker. <b>Motion carried (5-0).</b>  After deliberation, Jay Cohen made a motion to approve the special exception to allow an additional curb cut subject to the approval of the amended replat of the two lots; 6328 and 6330 Mercer St. <b>AYES:</b> Ross Fava, Jay