

**MINUTES
ZONING & PLANNING
BOARD OF ADJUSTMENTS
March 7, 2019**

The Board of Adjustments of the City of Monahans, Texas, convened on the above date at 1:12 P.M. in the Council Chambers of City Hall with the following members, officers and visitors present:

<i>Billy Neace</i>	<i>Chairman</i>	<i>Johnnie King</i>	<i>Alternate Board Member</i>
<i>Gerald Carlson</i>	<i>Board Co-Chairman</i>	<i>Rex Thee</i>	<i>City Manager</i>
<i>Arcadia Rivera</i>	<i>Board Member</i>	<i>Jennifer Merrick</i>	<i>Utility Clerk</i>
<i>Mickey Mitchell</i>	<i>Board Member</i>	<i>Bobby Sinclair</i>	<i>Building Inspector</i>
<i>Erin Jordan</i>	<i>Alternate Board Member</i>	<i>Joel Melendez</i>	<i>Assistant Building Inspector</i>
		<i>Roy Bell</i>	<i>Property Owner's Husband</i>

Item #1 Chairman Billy Neace called the meeting to order with six members present.

Item #2 Motion by Gerald Carlson, seconded by Arcadia Rivera, to approve minutes of February 7, 2019 meeting.

Votes were as follows:

Billy Neace	“Aye”
Gerald Carlson	“Aye”
Mickey Mitchell	“Aye”
Arcadia Rivera	“Aye”
Erin Jordan	“Aye”
Johnny King	“Aye”

Motion carried.

Item #3 Discussion was held among the Board, Mr. Sinclair, Mr. Melendez, and Mr. Bell regarding the request to use 5 ft. of the 10 ft. side & back yard setback restriction to build a carport on Heather Boone's property located at 1206 S. Franklin Ave., Lot S 95' of 3, Block 2, M.D.C.O. #7 Addition, City of Monahans, Ward County, Texas. Mr. Neace asked the board members if everyone had a chance to go by and look at the property. All members replied that they had. Mr. Neace pointed out that Mr. Bell was present if anyone had any questions regarding the request. Mr. Carlson expressed concern that it would be a tight turn parking a car in the carport. Mr. Bell assured the board that he has measured and is confident there is space. Mr. Neace asked if the carport would be a metal building to which Mr. Bell replied yes. Mr. Sinclair inquired whether or not Mr. Bell had plans to lay a floor or to keep the dirt. Mr. Bell indicated he would be either pouring concrete or laying a wood floor.

Motion by Gerald Carlson, seconded by Mickey Mitchell, to approve the request to build a carport on her property located at 1206 S. Franklin Ave., Lot S 95' of 3, Block 2, M.D.C.O. #7 Addition, and to use 5 ft. of the 10 ft. side & back yard setback restriction.

Votes were as follows:

Billy Neace	“Aye”
Gerald Carlson	“Aye”
Mickey Mitchell	“Aye”
Arcadia Rivera	“Aye”
Erin Jordan	“Aye”
Johnny King	“Aye”

Motion carried.

Item # 4 Motion by Mickey Mitchell, seconded by Arcadia Rivera to adjourn at 1:18 p.m.

Votes were as follows:

Billy Neace	“Aye”
Gerald Carlson	“Aye”
Mickey Mitchell	“Aye”
Arcadia Rivera	“Aye”
Erin Jordan	“Aye”
Johnny King	“Aye”

Motion carried.

Billy Neace, Chairman

Jennifer Merrick, Utility Clerk