

MINUTES
ZONING & PLANNING
BOARD OF ADJUSTMENTS
October 5, 2023

The Board of Adjustments of the City of Monahans, Texas, convened on the above date at 1:15 P.M. in the Council Chambers of City Hall with the following members, officers and visitors present:

<i>Rex Thee</i>	<i>City Manager</i>	<i>Clay Gardner</i>	<i>Alternate Board Member</i>
<i>Joel Melendez</i>	<i>Building Inspector</i>	<i>Jeff Ennis</i>	<i>Alternate Board Member</i>
<i>Bobby Sinclair</i>	<i>Utility Director</i>	<i>Jennifer Merrick</i>	<i>Utility Clerk</i>
<i>Mickey Mitchell</i>	<i>Board Member</i>	<i>Stephen Nay</i>	<i>Property Owner</i>
<i>Johnny King</i>	<i>Board Member</i>	<i>Nancy Nay</i>	<i>Property Owner</i>
<i>Blake Heflin</i>	<i>Board Member</i>	<i>Tracy Williamson</i>	<i>Property Owner</i>

Item #1 City Manager Rex Thee called the meeting to order at 1:19 p.m., five board members present.

Item #2 City Manager Rex Thee calls for nominations for a Board Chairman and Co-Chairman. Motion by Mickey Mitchell nominating Johnny King for Chairman. Motion by Clay Gardner nominating Mickey Mitchell as Co-Chairman, both motions seconded by Blake Heflin.

Votes were as follows:

Johnny King	“Aye”
Mickey Mitchell	“Aye”
Blake Heflin	“Aye”
Clay Gardner	“Aye”
Jeff Ennis	“Aye”

Motion carried.

Item #3 Chairman Johnny King asks for a motion to approve minutes from the May 25, 2023 meeting.

Motion by Mickey Mitchell, seconded by Blake Heflin.

Votes were as follows:

Johnny King	“Aye”
Mickey Mitchell	“Aye”
Blake Heflin	“Aye”
Clay Gardner	“Aye”
Jeff Ennis	“Aye”

Motion carried.

Item #4 Chairman Johnny King read agenda item to consider and act upon a request by Nancy Nay for a special extension concerning the front-yard setback requirement to build a 19’ x 17’ carport at 1204 S. Ike Ave., Lot 3, Block 23, Bellaire Addition, City of Monahans, Ward County, Texas.

(14 letters sent out, 4 returned, 4 “do not oppose”, 0 oppose)

Mr. King asked the board if everyone had the chance to drive by and check the property and also if anyone had any questions or comments. No one on the Board stated any comments or complaints.

Motion by Blake Heflin, seconded by Mickey Mitchell to approve the request by Nancy Nay for a special extension concerning the front-yard setback requirement to build a 19' x 17' carport at 1204 S. Ike Ave., Lot 3, Block 23, Bellaire Addition, City of Monahans, Ward County, Texas.

Votes were as follows:	Johnny King	“Aye”
	Mickey Mitchell	“Aye”
	Blake Heflin	“Aye”
	Clay Gardner	“Aye”
	Jeff Ennis	“Aye”

Item #5 Chairman Johnny King read agenda item to consider and act upon a request by Tracy Williamson for a special extension concerning the front-yard setback requirement to build a 22' x 12' carport at 603 S. Gary Ave., Lot 4, Block 3, MDCO #6 Addition, City of Monahans, Ward County, Texas.

(16 letters sent out, 4 returned, 4 “do not oppose”, 0 oppose)

Mr. King asked the board if everyone had the chance to drive by and check the property and also if anyone had any questions or comments. Mr. King pointed out the carport is already built. Mr. Melendez advised the board Mr. Williamson did not know he needed a permit or variance.

Motion by Blake Heflin, seconded by Mickey Mitchell to approve the request by Tracy Williamson for a special extension concerning the front-yard setback requirement to build a 22' x 12' carport at 603 S. Gary Ave., Lot 4, Block 3, MDCO #6 Addition, City of Monahans, Ward County, Texas.

Votes were as follows:	Johnny King	“Aye”
	Mickey Mitchell	“Aye”
	Blake Heflin	“Aye”
	Clay Gardner	“Aye”
	Jeff Ennis	“Aye”

Item #6 Motion by Mickey Mitchell, seconded by Blake Heflin to adjourn at 1:38 p.m.

Votes were as follows:	Johnny King	“Aye”
	Mickey Mitchell	“Aye”
	Blake Heflin	“Aye”
	Clay Gardner	“Aye”
	Jeff Ennis	“Aye”

Motion carried.

Johnny King, Chairman

ATTEST: _____
Jennifer Merrick, Utility Clerk