

**BOARD OF ADJUSTMENT  
REGULAR MEETING MINUTES  
COUNCIL CHAMBERS  
CITY HALL, 203 EAST WHEATLAND ROAD  
TUESDAY, OCTOBER 11, 2011 at 7:00 P.M.**

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A meeting of the Board of Adjustment was held on October 11, 2011, at 7:00 p.m., with a quorum present, to wit:

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|-------------------------|-------------------------|---------------------------|-----------------------------|
| Members attending were: | Bob Lydia<br>Mark Cooks | Howard Fields<br>Joe Kyle | Phyllis Edelen<br>Paul Cole |
| Members absent were:    | Claudia Zakutney        | Charles Maze              | Ronnie Bradbeary            |

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**ITEM  
NO.**

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1. Motion to approve the minutes of the meeting held August 9, 2011 was made by Howard Fields, seconded by Bob Lydia. The vote was all in favor.
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- 2&3 Public hearing to consider the request of Will Pinkerton of Bishop Firehouse, Ltd. For property located at 111 E. Davis Street to be granted a special exception to:
- (1) Allow a minimum height measured from the sidewalk to the second floor of 9 feet versus ordinance requirement of 15 feet.
  - (2) Allow the use of crushed granite for three off-street parking spaces versus ordinance requirement for concrete paving.
  - (3) Forego the ordinance requirement for a transom and bulkhead required for display window area.
  - (4) Allow 186 square feet of doors and windows on the ground floor façade versus ordinance requirement of 270 square feet.
  - (5) Allow 90 square feet of windows and doors on upper floor façade area versus ordinance requirement of 120 square feet.

Speaking in favor of the requests was Monte Anderson, 134 N. Main Street, Duncanville, TX 75116. No one spoke in opposition.

Motion to close the public hearing was made by Howard Fields, seconded by Mark Cooks. All voted in favor and discussion followed.

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Request No. 1:

Howard Fields moved to approve the request, seconded by Joe Kyle. All members voted in favor and the motion was approved.

Request No. 2:

Bob Lydia moved to approve the request, seconded by Mark Cooks. All members voted in favor and the motion was approved.

Request No. 3:

Howard Fields moved to approve the request, seconded by Bob Lydia. All members voted in favor and the motion was approved.

Request No. 4:

Howard Fields moved to approve the request, seconded by Joe Kyle. All members voted in favor and the motion was approved.

Request No.5:

Joe Kyle moved to approve the request, seconded by Bob Lydia. All members voted in favor and the motion was approved.

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Howard Fields moved to adjourn the meeting, seconded by Bob Lydia. All members voted in favor and the meeting was adjourned at 8.45pm.

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Greg Contreras  
Recording Secretary