Board of Adjustment
January 12, 2016

Board Members Present
Carolyn Kalchthaler, Chairperson
Robert Miller
Peter Krause
Enghlab Eftekhari
Phillip Pierceall, Alternate
Phil Head, Alternate

Absent
William Gibson
Jim Norton
Ban Alali

Staff
Victoria Huynh, Deputy City Attorney
Selso Mata, Building Official
Laura Wigglesworth, Code Compliance Rep
Diana Casady, Sr. Administrative Assistant

Chair Carolyn Kalchthaler called the meeting to order at 3:00 p.m., Tuesday, January 12, 2016 in the Senator Florence Shapiro Council Chambers of the Municipal Center. 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.

Chairperson Kalchthaler admitted all documents and testimony given into the official Board of Adjustment record.

1. Public comments: There was no public comment.

2. Approval of Minutes from November 10, 2015

Board Member Phil Head made the motion to approve the minutes from November 10, 2015, Enghlab Eftekhari seconded the motion. The Board voted 6/0 in favor of approving the minutes from November 10, 2015.

Then Chairperson Kalchthaler advised the applicant that there were only six (6) members present at the meeting and asked the applicant if they would like to wait until eight (8) members were in attendance to present their case. The applicant stated they wished to move forward with their request.

At this time Laura Wigglesworth, Code compliance Representative, presented all three (3) cases in her presentation to the Board.

3. APPEAL # 16-01S 2601 Cross Bend Road: A request to vary from Subsection 22.300 (.2) (E) of Division 4, Article 22, Zoning Ordinance No. 2015-5-2 as amended, to allow an illuminated, free-standing sign to be over the allowed 32 square feet by 39.9 square feet for a total size of 71.9 square feet.

Laura Wigglesworth, Code Compliance Representative, gave a presentation on the variance request and answered questions from the Board.

Doug Guynes, Construction Manager for PISD, testified that these signs are being replaced as the rest of the signs in the Plano School district. The lighting in the new signs is more energy efficient. The signs are controlled by a computer allowing the general announcements and instructions during emergencies to be more timely and relevant. Mr. Guynes answered questions from the Board and discussed the four points for granting a variance. Warren Casteel testified on the light dimming capability of the new sign will make it much less intrusive for the neighbors.

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

After discussion, Board Member Phil Head made the motion to approve Appeal #16-01S. Phillip Pierceall seconded the motion. The Board voted 6/0 in favor of the motion,

4. APPEAL # 16-02S 3427 Mission Ridge Road: A request to vary from Subsection 22.300 (.2) (E) of Division 4, Article 22, Zoning Ordinance No. 2015-5-2 as amended, to allow an illuminated, free-standing sign to be over the allowed 32 square feet by 7.53 square feet for a total size of 39.53 square feet.

Laura Wigglesworth, Code Compliance Representative, gave a presentation on the variance request and answered questions from the Board.

Doug Guynes, Construction Manager, testified that this sign is the smallest of the three (3) presented.

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

After discussion, Board Member Peter Krause made the motion to approve Appeal #16-02S. Phil Head seconded the motion. The Board voted 6/0 in favor of the motion,

5. . APPEAL # 16-03S 3801 Rainier Road: A request to vary from Subsection 22.300 (.2) (E) of Division 4, Article 22, Zoning Ordinance No. 2015-5-2 as amended, to allow an illuminated, free-standing sign to be over the allowed 32 square feet by 41.49 square feet for a total size of 73.49 square feet.

Laura Wigglesworth, Code Compliance Representative, gave a presentation on the variance request and answered questions from the Board.

Doug Guynes, Construction Manager, testified that this sign is similar in size to the one on Cross Bend (16-01S).

Warren Casteel of Casteel and Associates, testified that they have an automated dimming system that dims at night.

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

After discussion, Board Member Robert Miller made the motion to approve Appeal #16-03S. Enghlab Eftekhari seconded the motion. The Board voted 6/0 in favor of the motion,

6. Items for future Agenda.

There are no items for the January 26th meeting

Meeting adjourned at 3:40 p.m.

Carolyn Kalchthaler, Chairperson