

**CITY OF LOCKHART
ZONING BOARD OF ADJUSTMENT
JULY 06, 2020**

MINUTES

Members Present: Wayne Reeder, Mike Annas, Laura Cline, John Juarez, Lori Rangel (By Phone), Severo Castillo (By Phone)

Members Absent: Anne Clark, Kirk Smith

Staff Present: Christine Banda, Kevin Waller

Others Present: None

1. Call meeting to order. Chair Cline called the meeting to order at 6:32 p.m.
2. Citizen comments not related to a public hearing item. None
3. Consider the minutes of the June 1, 2020 meeting.

Member Annas moved to approve the June 1, 2020 minutes. Member Reeder seconded, and the motion passed by a vote of 6-0.

4. ZV-20-04. Hold a PUBLIC HEARING and consider a request by Efrain Gutierrez, on behalf of Alice Guinn, for a Variance to Chapter 64 "Zoning", Lockhart Code of Ordinances, to allow a Portable Food Establishment to connect directly to the City wastewater system, on 0.464 acre in the James George Survey, Abstract No. 9, zoned CHB (Commercial Heavy Business District) and located at 1209 South Main Street.

Planning Staff Kevin Waller explained that the applicant has a portable food establishment on the subject property and would like to connect directly to the City's wastewater system. The Zoning Ordinance requires that a portable food establishment have a self-contained wastewater holding tank that must be emptied by either taking it to an authorized dump station or by being pumped to an authorized wastewater-hauling vehicle. Mr. Waller stated that Staff recommends approval with the condition that the applicant install an under-sink grease trap.

Chair Cline opened the public hearing and asked for any speakers either in favor or against. None came forward, so she closed the public hearing.

Chair Cline moved to approve ZV-20-04 with staff's condition of installing an under-sink grease trap. Member Juarez seconded, and the motion passed by a vote of 6-0.

5. Discuss the date and agenda of the next meeting.

Mr. Waller indicated that the next regularly scheduled meeting would be held August 3rd if applications are received by the deadline.

6. Adjourn.

Member Annas moved to adjourn the meeting, and Member Reeder seconded. The motion passed by a vote of 6-0, and the meeting adjourned at 6:46 p.m.

Approved: 10/5/2020
(Date)


Christine Banda, Recording Secretary


Laura Cline, Chair