

**MINUTES OF THE CITY OF PORT NECHES  
ZONING BOARD OF ADJUSTMENT & APPEALS**

**4:00 P.M.**

**January 14, 2019**

**MEETING**

The regular meeting was called to order on Monday, January 14, 2019, 4:03 p.m. at Port Neches City Hall, 1005 Merriman Street, Port Neches, Texas with the following members in attendance to wit:

Matt Vincent, Chairman  
William "B.C." Clemmons, Vice-Chairman  
Steve Visser, Board Member  
Lee West, Board Member  
Sam Loyacano, Board Member  
Johnny Powers, Alternate Board Member (Did not participate)  
Paul Roberts, Alternate Board Member (Did not participate)

Also present:

Clint Fore, Building Official  
Cari Reynolds, Public Works Secretary

Absent:

Gary Boudoin, Alternate

Chairman Vincent called the meeting to order at 4:00 p.m.

**AGENDA ITEM 2 – APPROVAL OF MINUTES**

Discuss and take action regarding the approval of the minutes from the regular meeting held on December 10, 2018.

Board Member West made a motion to approve the minutes from the regular meeting held on December 10, 2018, seconded by Board Member Visser. **MOTION PASSED BY UNANIMOUS VOTE.**

**AGENDA ITEM 3 – TOMMY MARTINEZ, 2422 15<sup>TH</sup> STREET- CARPORT**

Discuss and take action regarding the request of Tommy Martinez, 2422 15<sup>th</sup> Street, for a ten foot (10') variance, fifteen foot (15') encroachment, to the twenty five foot (25') front yard building setback requirement for construction of a carport.

Tommy Martinez was in attendance to answer any questions.

Board Member Loyacano asked what material the carport would be made of and if it would be built into the roof line.

Mr. Martinez stated that the carport will be attached up on the roof and become part of the house with wood frame and decking.

There was discussion regarding the length of the carport requested, type and look of other carports in the area, materials used to build the carport and windstorm certification.

Chairman Vincent asked if there were any citizens that were opposed to the request to speak.

There were none.

There were fourteen (14) notices mailed to property owners surrounding two hundred feet (200') of 2422 15<sup>th</sup> Street. In the letters, there are attachments where the property owners could approve or protest this request. There was one (1) received in approval to the request, Kayla Hinson, 2430 15<sup>th</sup> Street and one (1) received in protest of the request, Molly Graser, 3177 Crest Circle.

Chairman Vincent stated that the Board makes note of the received protest that states they were opposed to a metal carport.

Board Member Visser made a motion to approve the variance request of Tommy Martinez, 2422 15<sup>th</sup> Street for a ten foot (10') variance, fifteen foot (15') encroachment, to the twenty five foot (25') front yard building setback requirement for construction of a Windstorm approved carport with the stipulation that it remain open, cannot be metal and must be tied into the roofline, seconded by Vice-Chairman Clemmons. **MOTION PASSED BY UNANIMOUS VOTE.**

**AGENDA ITEM 4 – ADJOURN**

There being no further business, Board Member Visser made a motion to adjourn, seconded by Board Member Loyacano. **MOTION PASSED BY UNANIMOUS VOTE.**

The meeting was adjourned at 4:07 p.m.

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Matt Vincent, Chairman

ATTEST:

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Cari Reynolds, Public Works Secretary