



# City of Coppell, Texas

255 E. Parkway Boulevard  
Coppell, Texas  
75019-9478

## Meeting Agenda Board of Adjustment

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Thursday, May 6, 2021

7:00 PM

255 Parkway Blvd.

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Mark LeGros  
(Chair)

Michelle Anderson  
(Vice Chair)

Laura Ketchum

Kimberly Grubb

Rhett Hickey

Casey Smith  
(Alternate)

As authorized by Section 418.016(e) of the Texas Government Code, on March 16, 2020, Governor Greg Abbott suspended various provisions that require government officials and members of the public to be physically present at a specified meeting location.

Notice is hereby given that the Board of Adjustment of the City of Coppell, Texas, will meet in Regular Called Session at 7:00 p.m. on Thursday, May 6, 2021, at Town Center, 255 E. Parkway Boulevard, Coppell, Texas.

As authorized by Section 551.127, of the Texas Government Code, one or more board members or employees may attend this meeting remotely using videoconferencing technology.

As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein.

The City of Coppell reserves the right to reconvene, recess or realign the Work Session or called Executive Session or order of business at any time prior to adjournment.

The following requirements have been suspended by the governor:

1. A quorum of the Board of Adjustment need not be present at one physical location. Id. § 551.127(b).
2. In light of (1), above, the meeting notice need not specify where the quorum of the board will be physically present and the intent to have a quorum present. Id. § 551.127(e).
3. In light of (1) above, the meeting held by videoconference call is not required to be open to the public at a location where commission is present. Id. § 551.127(f).
4. The audio and video are not required to meet minimum standards established by Texas Department of Information Resources (DIR) rules, the video doesn't have to be sufficient that a member of the public can observe the demeanor of the participants, the members faces don't have to be clearly visible at all times, and the meeting can continue even if a connection is lost, so long as a quorum is still present. Id. § 551.127(a-3); (h); (i); (j).

This meeting is closed to in person attendance by the public to reduce the spread of COVID-19. A temporary suspension of the Open Meetings Act to allow telephone or videoconference of public meetings has been granted by Texas Governor Greg Abbott. Letters and emails submitted by any citizen of the city or other party of interest to express his or her opinion concerning this agenda or other general comments to the board members will be read into the record during the Citizens Appearance portion of the meeting. Letters can be addressed to the City of Coppell Building Inspections Division, 255 Parkway Boulevard, Coppell, TX 75019, by email to [inspect@coppelltx.gov](mailto:inspect@coppelltx.gov), or by calling the Building Inspections Division at 972-304-3500.

The purpose of this meeting is to consider the following items:

1. Call To Order.

#### Regular Session (Open to the Public)

2. Citizens' Appearance.
3. Consider approval of the February 4, 2021 Board of Adjustment minutes.  
**Attachments:** [February 4, 2021 Board of Adjustment Minutes](#)
4. PUBLIC HEARING:  
Consider approval of a variance from the platted fence line setback for the Vistas of Coppell, phase 1A, to allow for the construction of a maximum of 9 foot tall wood fence in proximity to the west property line facing Bella Vista Drive, within the subdivision's platted 15-foot fence setback for side property lines facing public streets, on the property located at 518 Waterview Drive in Coppell (Vistas of Coppell 1A, Block N, Lot 33), as requested by owner Dibya Mohapatra.  
**Attachments:** [Board of Adjustment Memo 518 Waterview Drive VAR21-04-000499 May 2021.](#)
5. PUBLIC HEARING:  
Consider approval of a variance request from Section 9-2-6 (D) of the City of Coppell Fence Ordinance to allow the construction of an approximately 6

foot tall wood fence in the front yard, forward of the platted front yard setback, on the southern portion of the east side of the property located at 123 Lodge Road in Coppell (Carrick, Block A, Lot 2R), as requested by owner Rory Carrick.

Attachments: [Board of Adjustment Memo 123 Lodge Road VAR21-04-000493 May 2021.pdf](#)

6.

PUBLIC HEARING:

Consider approval of a variance request from Section 9-2-6 (D) of the City of Coppell Fence Ordinance to allow the construction of an approximately 6 to 8 foot tall wood fence in the front yard, forward of the platted front yard setback, on the east side of the property located at 110 Lodge Road in Coppell (Carrick, Block A, Lot 1R), as requested by owner Rory Carrick.

Attachments: [Board of Adjustment Memo 110 Lodge Road VAR21-04-000494 May 2021](#)

7.

PUBLIC HEARING:

Consider approval of a variance request from Section 12-35-2 (B)(2)(b)(ii) of the City of Coppell Zoning Ordinance to allow the construction of a covered patio that encroaches approximately 10 feet into the 15-foot required side yard setback, by ordinance and by plat, on the property located at 310 Martel Drive in Coppell (Copperstone, Block E, Lot 9), as requested by owner Joshua Floren.

Attachments: [Board of Adjustment Memo 310 Martel Lane VAR21-04-000491 May 2021.pdf](#)

8. Adjournment.

**The City of Coppell acknowledges its responsibility to comply with the Americans with Disabilities Act of 1990. Thus, in order to assist individuals with disabilities who require special services (i.e. sign interpretative services, alternative audio/visual devices, and amanuenses) for participation in or access to the City of Coppell sponsored public programs, services, and/or meetings, the City requests that individuals makes requests for these services seventy-two (72) hours – three (3) business days ahead of the scheduled program, service, and/or meeting. This publication can be made available in alternative formats, such as Braille or large print, by contacting Kori Allen, ADA Coordinator, or other designated official at (972) 462-0022, or (TDD 1-800-RELAY, TX 1-800-735-2989).**

This agenda was posted on the City of Coppell bulletin board at Town Center on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_ at \_\_\_\_\_ by

\_\_\_\_\_.