

AGENDA

TOWN OF FLOWER MOUND BOARD OF ADJUSTMENT

REGULAR MEETING

October 14, 2020

**FLOWER MOUND TOWN HALL
2121 CROSS TIMBERS ROAD
FLOWER MOUND, TEXAS**

6:30 P.M.

AN AGENDA INFORMATION PACKET IS AVAILABLE ONLINE AT
[HTTPS://TX-FLOWER MOUND.CIVICPLUS.COM/AGENDACENTER](https://tx-flowermound.civicplus.com/agendacenter)

There will be limited seating in Jody Smith Hall to allow for social distancing. Meeting participants may be asked to wait in the lobby until their name is called.

**Comments regarding any item on this agenda can be sent to the Board of Adjustment by
Emailing: tofmboa@flower-mound.com or Calling: 972.874.6005**

A. CALL REGULAR MEETING TO ORDER – 6:30 PM

B. ELECTION OF CHAIR AND VICE CHAIR

C. INVOCATION AND PLEDGE OF ALLEGIANCE

D. PUBLIC COMMENT

To speak to The Board of Adjustment (BOA) during public comment, please fill out a comment form.

- Turn in form by 6:40 p.m. to Administrative Assistant
- Speakers are limited to 3 minutes; a tone will sound at 30 seconds left and when time has expired
- Please state your name and address when speaking

The purpose of this item is to allow the public an opportunity to address the BOA on issues that are not indicated as a "Public Hearing" on this agenda. Issues regarding daily operational or administrative matters should first be dealt with by calling Building Inspections at 972-874-6355 during business hours.

E. CONSENT AGENDA - CONSENT ITEMS

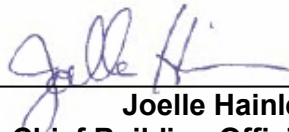
This agenda consists of non-controversial or "housekeeping" items and may be approved with a single motion. A member of the Board of Adjustment may request an item(s) be withdrawn from the Consent Agenda and moved to Regular Agenda for discussion by making such request prior to a motion and vote on the Consent Agenda.

1. Consider approval of minutes from the regular meeting of the Board of Adjustment held on August 12, 2020.

F. REGULAR ITEMS – PUBLIC HEARING

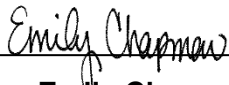
2. **(BOA20-0003)** Hold a public hearing and consider a request from Nancy Esquivel for a variance from Sections 98-1028(a) and (b), "Minimum Rear Yard Setback," of the Code of Ordinances. The property is generally located south of Cross Timbers Road and west of High Road and is locally known as 3401 Shady Trail, Lot 5R, Block D-1, of the Franklin Hills subdivision.

G. ADJOURNMENT- REGULAR SESSION



Joelle Hainley
Chief Building Official

I do hereby certify that the Notice of Meeting was posted on the bulletin board in Town Hall of the Town of Flower Mound, Texas, a place convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time: October 9, 2020, by 5:00 p.m., at least 72 hours prior to the schedule time of said meeting.



Emily Chapman
Administrative Assistant



BOARD OF ADJUSTMENT AGENDA ITEM NO. 1

CONSENT ITEM

DATE: October 14, 2020

FROM: Emily Chapman, Administrative Assistant

ITEM: Consider approval of minutes from the regular meeting of the Board of Adjustment held on August 12, 2020.

BACKGROUND INFORMATION: This agenda item is to consider approval of the minutes from the August 12, 2020, regular meeting of the Board of Adjustment.

CITIZEN FEEDBACK: N/A

ALTERNATIVES/OPTIONS: N/A

FISCAL IMPACT: N/A

LEGAL REVIEW: N/A

ATTACHMENTS:

- **ATTACHMENT 1:** A copy of the draft minutes from the August 12, 2020, regular meeting of the Board of Adjustment.

RECOMMENDATION: Move to approve the minutes from the August 12, 2020, regular meeting of the Board of Adjustment.

FLOWER MOUND BOARD OF ADJUSTMENT MEETING OF AUGUST 12, 2020

THE FLOWER MOUND BOARD OF ADJUSTMENT MEETING HELD ON THE 12TH DAY OF AUGUST 2020, IN THE FLOWER MOUND TOWN HALL, LOCATED AT 2121 CROSS TIMBERS ROAD IN THE TOWN OF FLOWER MOUND, COUNTY OF DENTON, TEXAS, AT 6:30 PM.

[Click here](#) for meeting video link.

The Board of Adjustment met in regular session, with the following members present constituting a quorum:

Stephen Harris	Chair
Gregory Schultz	Vice Chair
Denis Toth	Board Member, Place 3
Sky Jay Schoggins	Board Member, Place 4
Greg Wilson	Board Member, Place 5
Ryan Geddie	Board Member, Place 7

Places 6, 7, and 8 of the Board do not vote on items unless they sit in place of one of the regular members, Places 1-5.)

Constituting a quorum with the following member absent:

Vacant	Board Member, Place 6
Anthony Kloefkorn	Board Member, Place 8

And the following members of Town staff present:

James Donovan	Town Attorney
Joelle Hainley	Building Official
Emily Chapman	Administrative Assistant
Chris Pamplin	Assistant Building Official
Tasha Coates	Plans Review Manager
Christa Crowe	Property Standards Manager

A. CALL TO ORDER - REGULAR SESSION: 6:30 PM

B. INVOCATION AND PLEDGE OF ALLEGIANCE

C. PUBLIC COMMENT

None

D. CONSENT AGENDA

This agenda consists of non-controversial or “housekeeping” items and may be approved with a single motion. A member of the Board of Adjustment may request an item(s) be withdrawn from the Consent Agenda by making such request prior to a motion and vote on the Consent Agenda.

FLOWER MOUND BOARD OF ADJUSTMENT MEETING OF AUGUST 12, 2020

1. Consider approval of minutes from the regular meeting of the Board of Adjustment held on February 12, 2020.

Board Member Schoggins made a motion to approve the February 12, 2020, minutes as presented. Board Member Wilson seconded the motion.

VOTE ON THE MOTION

AYES: Toth, Schultz, Harris, Schoggins, Wilson
NAYS: None
ABSTAIN: None

The motion passed with a vote of 5-0-0.

E. PUBLIC HEARING

2. (BOA20-0004) Hold a public hearing and consider a request from John Brock for a special exception in accordance with Section 78-86, "Special Exceptions," of the Code of Ordinances. The property is generally located north of Cross Timbers Road and west of Red Rock Lane and is locally known as 8105 Firestone Drive, Lot 7, Block 6, of The Estates at Tour 18 Section 3 subdivision.

Staff Presentation

Tasha Coates, Plans Review Manager gave the staff presentation with the following items included:

- Special Exceptions
- Sec. 78-86
- Sec. 78-231(e)
- Nonconformities
- Additional Information
- Aerial Photo
- Site Plan
- Property Information
- Special Exception

Applicant Presentation

John Brock (8105 Firestone Drive, Flower Mound, TX 75028) and Sam Rogers, T-Rock Roofing & Contracting (131 Oak View Drive Double Oak, TX 75077) gave the applicant presentation with the following items included:

- History
- Photo of Property
- Site Layout
- Aerial Photo
- Cost of Repairs
- Request

FLOWER MOUND BOARD OF ADJUSTMENT MEETING OF AUGUST 12, 2020

The following individuals either spoke in support or opposition or had questions / comments related to the item(s): Names listed below don't necessarily reflect the order in which each person spoke and all addresses are located in Flower Mound unless otherwise indicated.

Support: Comments/Questions	Opposition: Comments/Questions	Question(s)/ Comments Only
Troy Francis- 8109 Firestone Drive	None	None
George Rojas- 8113 Firestone Drive		

Chair Harris closed the Public Hearing at 6:46 PM.

Board Member Deliberation

Vice Chair Schultz made a motion to approve the request from John Brock for a special exception in accordance with Section 78-86, "Special Exceptions," of the Code of Ordinances. The property is generally located north of Cross Timbers Road and west of Red Rock Lane and is locally known as 8105 Firestone Drive, Lot 7, Block 6, of The Estates at Tour 18 Section 3 subdivision. Board Member Wilson seconded the motion.

VOTE ON THE MOTION

AYES: Toth, Schultz, Harris, Schoggins, Wilson
NAYS: None
ABSTAIN: None

The motion to approve was passed with a vote of 5-0-0.

3. (BOA20-0002) Hold a public hearing and consider a request from Ronnie Chesney for a variance from Section 98-1026 (b), "Minimum Front Yard Setback" and Section 98-1027 (b), "Minimum Side Yard Setback," of the Code of Ordinances. The property is generally located south of Apache Trl. and west of Mohawk Dr. and is locally known as 3925 Pocahontas Dr., Lot 6, of the Roanoke Hills Addition Subdivision.

Staff Presentation

Christa Crowe, Property Standards Manager gave the staff presentation with the following items included:

- Variance Request
- Sec. 98-1026(b)
- Sec. 98-1027(b)
- Background
- Aerial Photo
- Site Plan

FLOWER MOUND BOARD OF ADJUSTMENT MEETING OF AUGUST 12, 2020

- Property Information
- Variance Request

Applicant Presentation

Jeri Harwell (3936 Mohawk Drive, Flower Mound, TX 75022) gave the applicant presentation on behalf of the applicant, Ronnie Chesney, with the following items included:

- Photo Property
- Survey/Notes
- Conditions to Consider to Grant
- Photos of Property
- Request

The following individuals either spoke in support or opposition or had questions / comments related to the item(s): Names listed below don't necessarily reflect the order in which each person spoke and all addresses are located in Flower Mound unless otherwise indicated.

Support: Comments/Questions	Opposition: Comments/Questions	Question(s)/ Comments Only
Jeri Harwell- 3936 Mohawk Drive	None	None
Eugene Vandevor- 9100 Apache Trail		
Karl Ginder- 9116 Apache Trail		
Charles Whitt- 4008 Pocahontas Drive		

Chair Harris closed the Public Hearing at 7:07 PM.

Board Member Deliberation

Vice Chair Schultz made a motion to approve the request from Ronnie Chesney for a variance from Section 98-1026 (b), "Minimum Front Yard Setback" and Section 98-1027 (b), "Minimum Side Yard Setback," of the Code of Ordinances. The property is generally located south of Apache Trl. and west of Mohawk Dr. and is locally known as 3925 Pocahontas Dr., Lot 6, of the Roanoke Hills Addition Subdivision.

- There are special circumstances existing on the property on which the application is made related to size, shape, area, topography, surrounding conditions, and location that do not generally apply to other property in the same area and the same zoning districts.**
- A variance is necessary to permit the applicant the same rights in the use of this property that are presently enjoyed under the ordinance by other properties in the vicinity and zone, but which rights are denied to the property on which the application is made.**
- The granting of the variance on the specific property will not adversely affect the land use pattern as outlined by the Land Use Plan and will not adversely**

affect any other feature of the Comprehensive master Plan of the Town of Flower Mound.

- D. The variance, if granted, will be no material detriment to the public welfare of injury to the use, enjoyment, or value of property in the vicinity.

Board Member Wilson seconded the motion.

VOTE ON THE MOTION

AYES: Toth, Schultz, Harris, Schoggins, Wilson
NAYS: None
ABSTAIN: None

The motion to approve was passed with a vote of 5-0-0.

F. **ADJOURNMENT – REGULAR SESSION – 7:11 PM.**

TOWN OF FLOWER MOUND, TEXAS

STEPHEN HARRIS
CHAIR

ATTEST:

EMILY CHAPMAN
ADMINISTRATIVE ASSISTANT



BOARD OF ADJUSTMENT AGENDA ITEM NO.

REGULAR ITEM

DATE: October 14, 2020

FROM: Kim Barnes, Plans Examiner

PRESENTERS:

APPLICANT: Nancy Esquivel

STAFF: Tasha Coates, Plans Review Supervisor

ITEM: **(BOA20-0003)** Hold a public hearing and consider a request from Nancy Esquivel for a variance from Sections 98-1028(a) and (b), "Minimum Rear Yard Setback," of the Code of Ordinances. The property is generally located south of Cross Timbers Road and west of High Road and is locally known as 3401 Shady Trail, Lot 5R, Block D-1, of the Franklin Hills subdivision.

BACKGROUND INFORMATION:

APPLICANT: Nancy Esquivel
P O Box 153670
Irving, TX 75015

LOCATION:

PROPERTY ADDRESS: 3401 Shady Trail
Flower Mound, TX 75022

SUBDIVISION: Lot 5R, Block D-1
Franklin Hills

ZONING: SF-10

STAFF ANALYSIS:

A request has been received from Nancy Esquivel for a variance from Sections 98-1028(a) and (b), "Minimum Rear Yard Setback," of the Code of Ordinances.

This request is to allow a proposed home to be constructed 10' from the rear property line, encroaching into the required 25' rear setback shown on the amended plat for this lot and as required by this property's SF-10 zoning.

Section 98-1028(a) of the Code of Ordinances states, "*Generally*. The location of buildings shall comply with the minimum rear yard setback standards contained in the district regulations and summarized in the residential and nonresidential dimensional regulations schedules, as may be modified by additional provisions in the district regulations, in this section or elsewhere in this chapter."

Section 98-1028(b) of the Code of Ordinances states, "*Permitted obstructions*. Every part of a required rear yard shall be open and unobstructed to the sky from a point 30 inches above the general

ground level of the graded lot, except for accessory buildings as permitted herein and the ordinary projections of window sills, belt courses, cornices and roof overhangs and other architectural features of the main building projecting no more than two feet into the required rear yard.”

Ms. Esquivel is requesting a variance to allow a new home to be constructed 10’ from the rear property line, which is 15’ less than the setback required per the Code of Ordinances.

In exercising its power to grant a variance in accordance with this chapter, the Board of Adjustment shall make findings and show in its minutes that:

- a. There are special circumstances existing on the property on which the application is made related to size, shape, area, topography, surrounding conditions, and location that do not generally apply to other property in the same area and the same zoning districts.
- b. A variance is necessary to permit the applicant the same rights in the use of this property that are presently enjoyed under the Ordinance by other properties in the vicinity and zone, but which rights are denied to the property on which the application is made.
- c. The granting of the variance on the specific property will not adversely affect the land use pattern as outlined by the Land Use Plan and will not adversely affect any other feature of the Comprehensive Master Plan of the Town of Flower Mound.
- d. The variance, if granted, will be no material detriment to the public welfare or injury to the use, enjoyment, or value of property in the vicinity.

ATTACHMENTS:

- Attachment 1: Variance application
- Attachment 2: Information from applicant
- Attachment 3: Sections 98-1028(a) and (b)
- Attachment 4: Zoning Map
- Attachment 5: 200’ property owner notice map
- Attachment 6: Aerial photograph of property
- Attachment 7: Published public hearing notice
- Attachment 8: Property owner notification
- Attachment 9: List of property owners within 200 feet

**APPLICATION - REQUEST FOR VARIANCE OR APPEAL
ZONING BOARD OF ADJUSTMENT
TOWN OF FLOWER MOUND**

ATTACHMENT 1

DATE: 6-14-2020

I, the undersigned owner or authorized agent of the following described real property located in the Town of Flower Mound, Texas, hereby make application for a request for a variance from the terms of section _____ of the Town of Flower Mound Zoning Ordinance.

LOCATION OF PROPERTY

Street Address: TBD Sunnyview Ln.Legal Description: Lot/Tract 5R, Block D-1, of Subdivision/Abstract Franklin Hills Addition

REQUEST: (If there is additional information which you feel would be helpful to the Board in making a decision, be sure to include this information in your request. If additional space is required to explain your request, please attach the explanation to this application.)

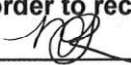
Please see attached explanation

A non-refundable application fee of \$250 + \$40 public hearing notice fee are required at the time of application. Fee of \$2.50 per property notice is due upon notification by case manager.

For a variance to be granted by the Board of Adjustment, the Board **must** determine that **all** of the following conditions apply:

- (a) There are special circumstances existing on the property on which the application is made related to size, shape, area, topography, surrounding conditions and location that do not apply generally to other property in the same area and the same zoning district.
- (b) That a variance is necessary to permit the applicant the same rights in the use of this property that are presently enjoyed under the ordinance by other properties in the vicinity and zone, but which rights are denied to the property on which the application is made.
- (c) That the granting of the variance on the specific property will not adversely affect the land use pattern as outlined by the Master Land Use Plan and will not adversely affect any other features of the Comprehensive Master Plan of the Town of Flower Mound.
- (d) That the variance, if granted, will be not be materially detrimental to the public welfare or injure the use, enjoyment or value of property in the vicinity.

I have read this application form and understand that filing the application and paying the fee does not guarantee an affirmative action by the Board of Adjustment. **I further understand that at least four (4) affirmative votes must be cast in order to receive a variance.**

	Nancy Esquivel	
Signature of Applicant	Print Name	
<u>PO BOX 153670 Irving, TX 75015</u>	<u>972-876-6673</u>	<u>972-876-6673</u>
Mailing Address	Telephone (Home)	Telephone (Day Number)
Staff Member's Signature	Date	Receipt Number

BOARD OF ADJUSTMENT DECISION: () DENIED () GRANTED

TERMS AND/OR CONDITIONS: _____

BOARD OF ADJUSTMENT CHAIRMAN: _____ DATE: _____

Filed with office of the Secretary this _____ day of _____, _____.

8-27-2020

To whom it may concern:

Hello,

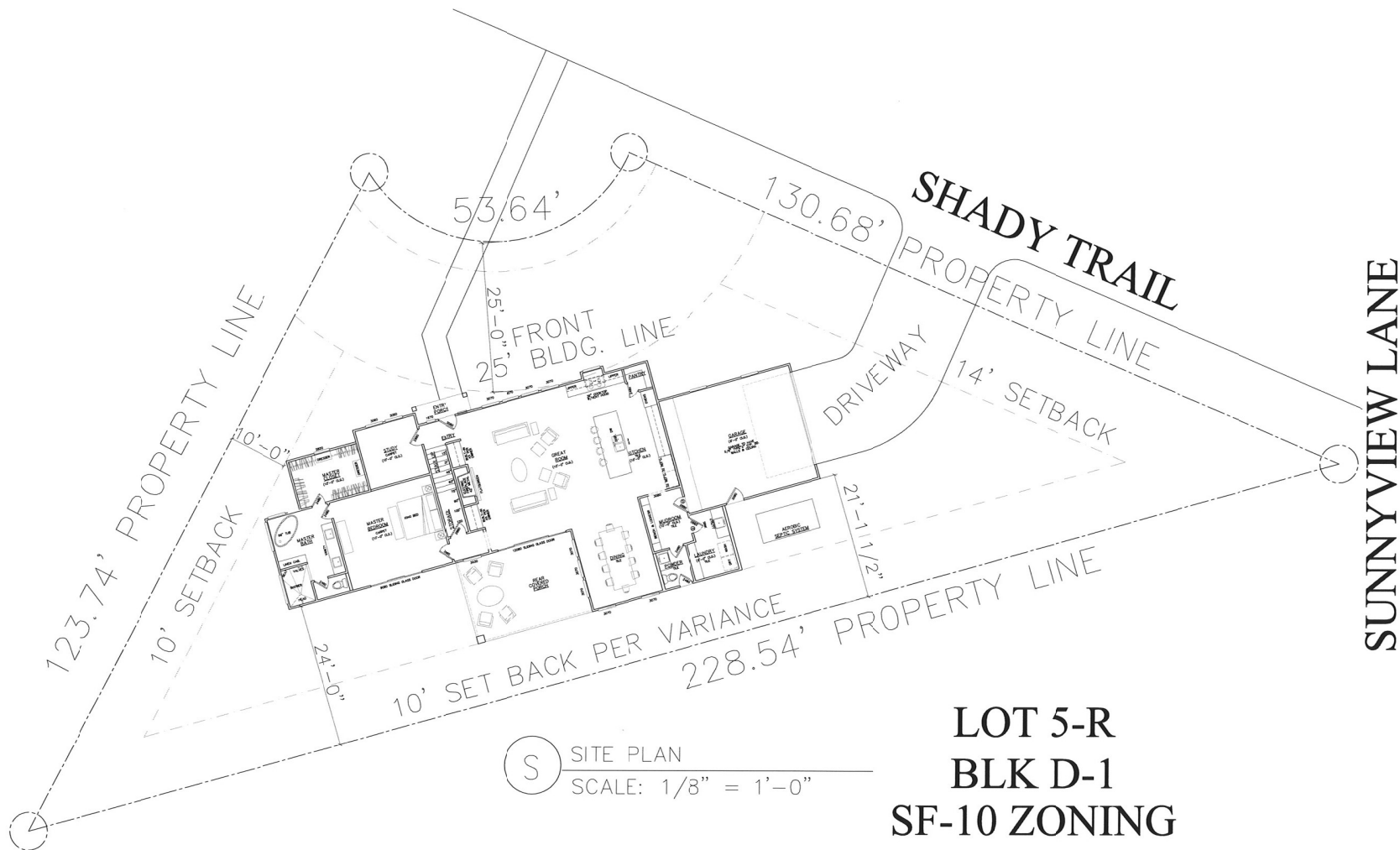
The reason why we need a variance change request is because we own a residential lot on the Franklin Hills Addition Subdivision on the corner of Sunnyview Ln. and Shady Trail. We had this lot re-platted to one lot in 2018 and the surveyor drew in our building line setbacks on it. We were notified that our rear setback is 25 ft. but if you look at the way our lot is shaped it takes away too much space leaving only a small portion to build our residential home.

We are requesting to encroach the rear setback from 25 ft to only 10 ft in an area of approximately 47 feet long to be able to have more space to build. We need to encroach on the rear right side of the house only 1 foot which is located behind the master bedroom and on the left side of the back of the home to approximately 4 feet which is located behind the garage.

This variance will provide critical buildable space for our home to fit appropriately. What benefits us is that our backdoor neighbors home is not located right behind us but uphill on their lot. They actually have a long driveway leading up to their home. We have been working with our architect and he drew out what our bottom floor would look like he stated that we have a good case because the 25 ft rear setback creates a hardship for us. We have attached a copy of the survey, pictures and blue prints explaining how we would like to reduce our setback inside the buildable area. We also provide a copy of the aerial view of our neighbors to better explain that they are nowhere near our lot. Please consider our hardship so we can have our home built in the near future.

Thanks,
Nancy Esquivel

A handwritten signature in black ink, appearing to read 'Nancy Esquivel', written over the printed name.



PROPOSED PLAN
8 26 2020

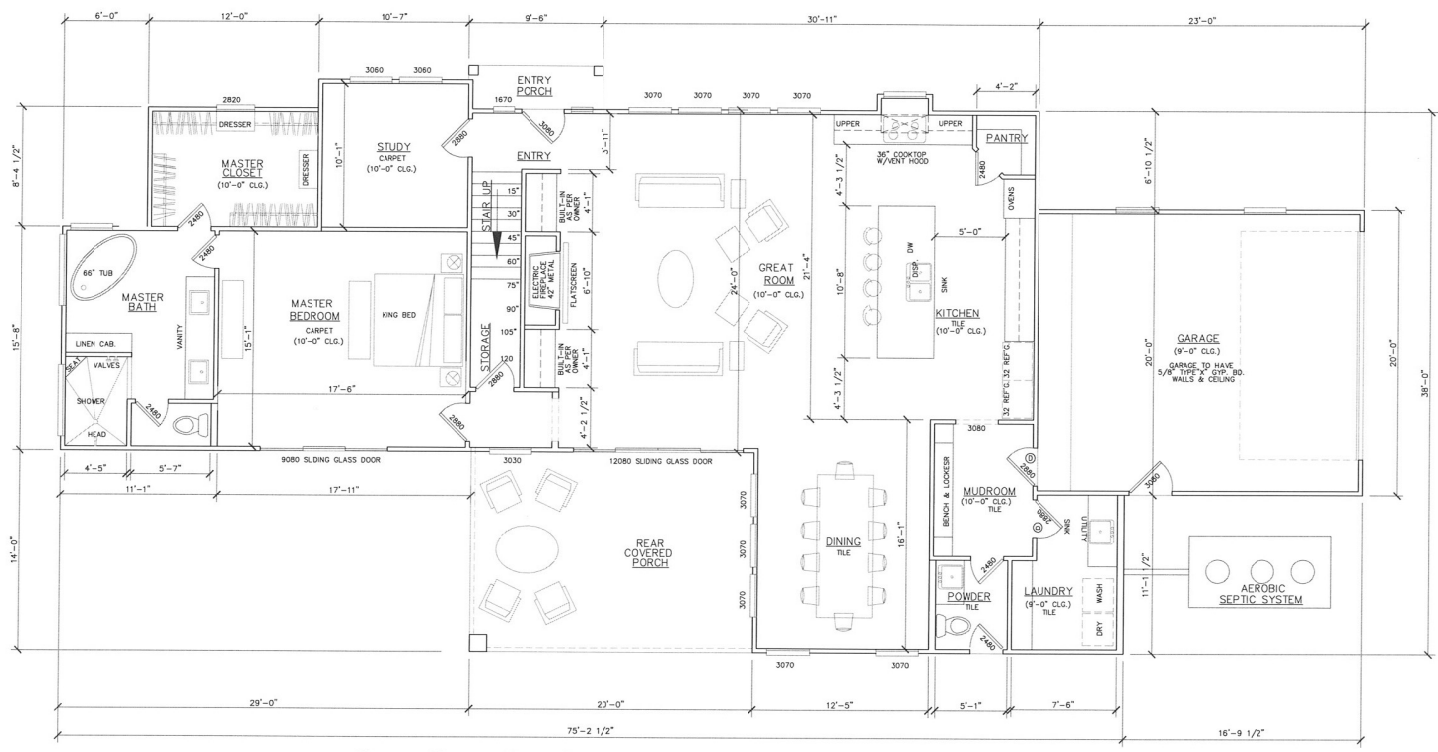
ESQUIVEL RESIDENCE
SUNNYVALE LANE
FLOWER MOUND, TEXAS

PROPOSED PLAN
8 26 2020

ISSUE DATE: 8 26 2020

SHEET NO.:
SITE

8 26 2020



1 PRELIMINARY LOWER FLOOR PLAN
 SCALE: 1/4" = 1'-0"

1980 SQ.FT. LIVING A/C
308 SQ.FT. PORCH
458 SQ.FT. GARAGE

Property line





Neighbor Driveway

Property line





Neighbor Driveway

Property Line

ATTACHMENT 3

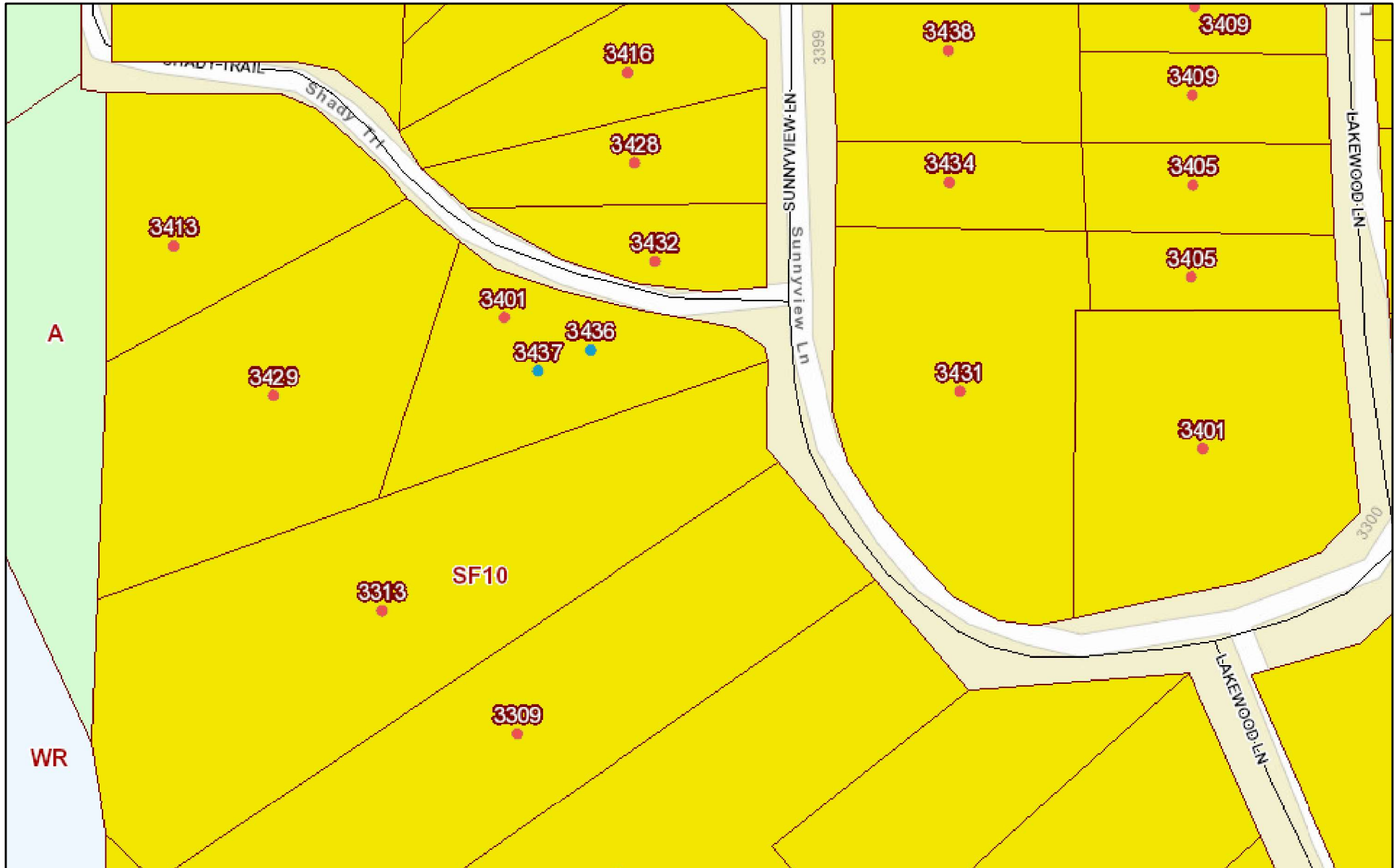
Sec. 98-1028. - Minimum rear yard setback.

- (a) *Generally.* The location of buildings shall comply with the minimum rear yard setback standards contained in the district regulations and summarized in the residential and nonresidential dimensional regulations schedules, as may be modified by additional provisions in the district regulations, in this section or elsewhere in this chapter.
- (b) *Permitted obstructions.* Every part of a required rear yard shall be open and unobstructed to the sky from a point 30 inches above the general ground level of the graded lot, except for accessory buildings as permitted herein and the ordinary projections of window sills, belt courses, cornices and roof overhangs and other architectural features of the main building projecting no more than two feet into the required rear yard.
- (c) *Nonresidential buildings.* No rear yard shall be required for nonresidential buildings if an alley is located adjacent to the rear lot line. In the I or in a PD-I district where rail lines exist at the rear of lots or tracts occupied by industrial or commercial buildings, the buildings may be located for direct service by rail transportation.
- (d) *Accessory buildings.* Detached accessory buildings may be located within a required rear yard, subject to section 98-1032, accessory buildings.
- (e) *Garage or carport.* Where a garage or carport is designed and constructed to be entered from an alley, such garage or carport shall be set back from the alley a minimum distance of 20 feet so as not to interfere with the use of the alley by other vehicles or persons.
- (f) *Special regulations for residential districts.* In all residential zoning districts, including agricultural, the following building setbacks from street lines shall be required:
 - (1) On minor arterials, a minimum 35-foot rear yard setback.
 - (2) On major arterials, a minimum 60-foot rear yard setback.
 - (3) Notwithstanding the foregoing, during the platting process, the town council may authorize exceptions to these special rear yard requirements in instances where there exists irregular or jogged right-of-way lines, or other such special circumstances.

(Code 1989, ch. 12, § 3.06(h))

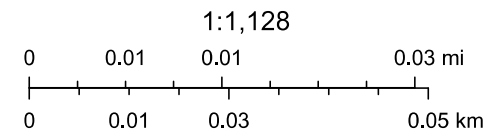
ZONING MAP

ATTACHMENT 4



10/5/2020 5:26:54 PM

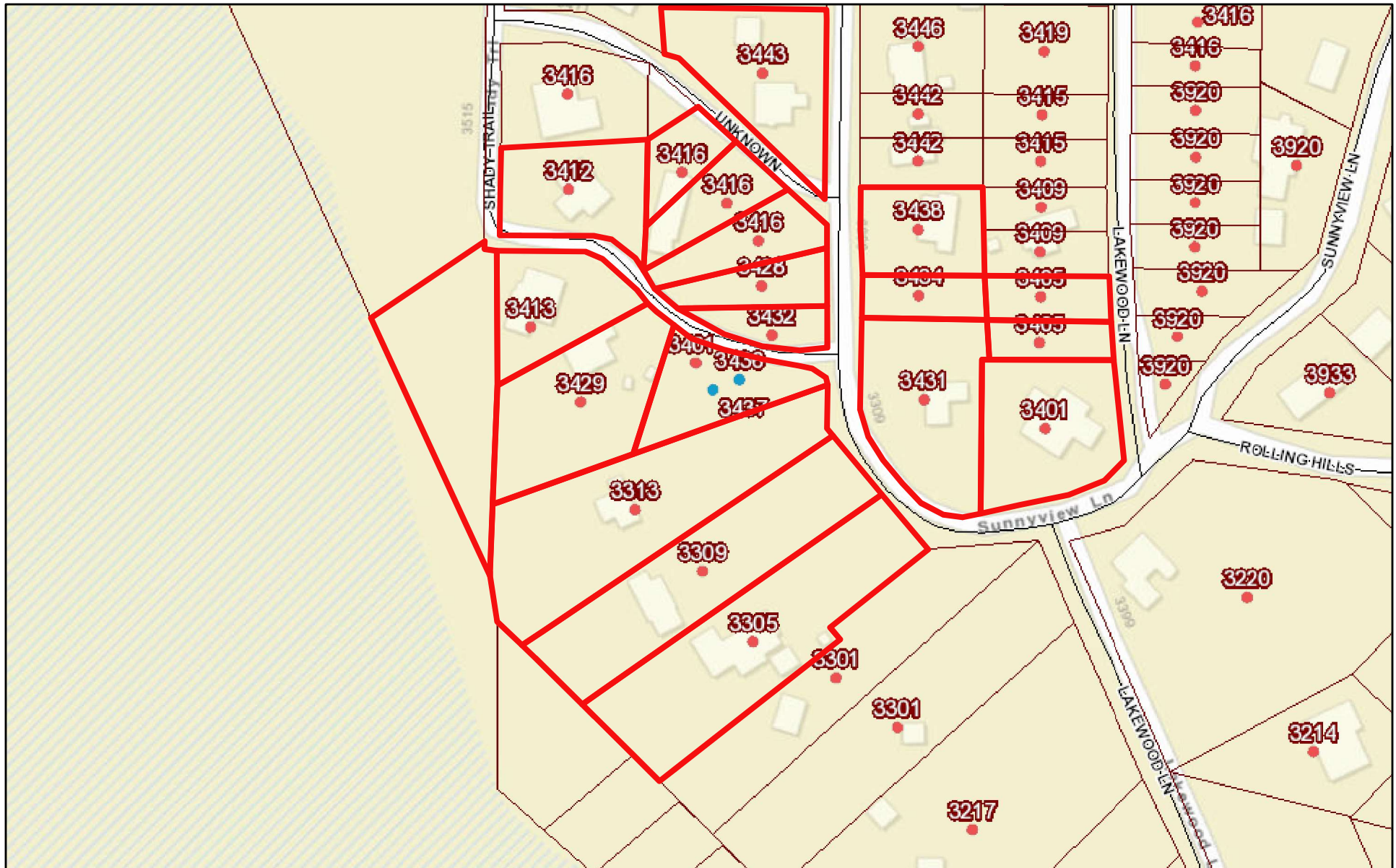
- | | | | | |
|-------------|-------------------|-----------------|-----------------------------|---------------------------------|
| Parcel | Address Points | Key Lot | Combined Uses-See Ordinance | Agricultural |
| County Line | Primary Address | Zoning | Mixed Use | Single Family Estate |
| Town Limits | Alternate Address | Interim Holding | Central Business District | Single Family 30 & 1 (obsolete) |



Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan,

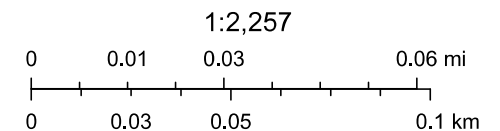
200' PROPERTY OWNER NOTICE MAP

ATTACHMENT 5



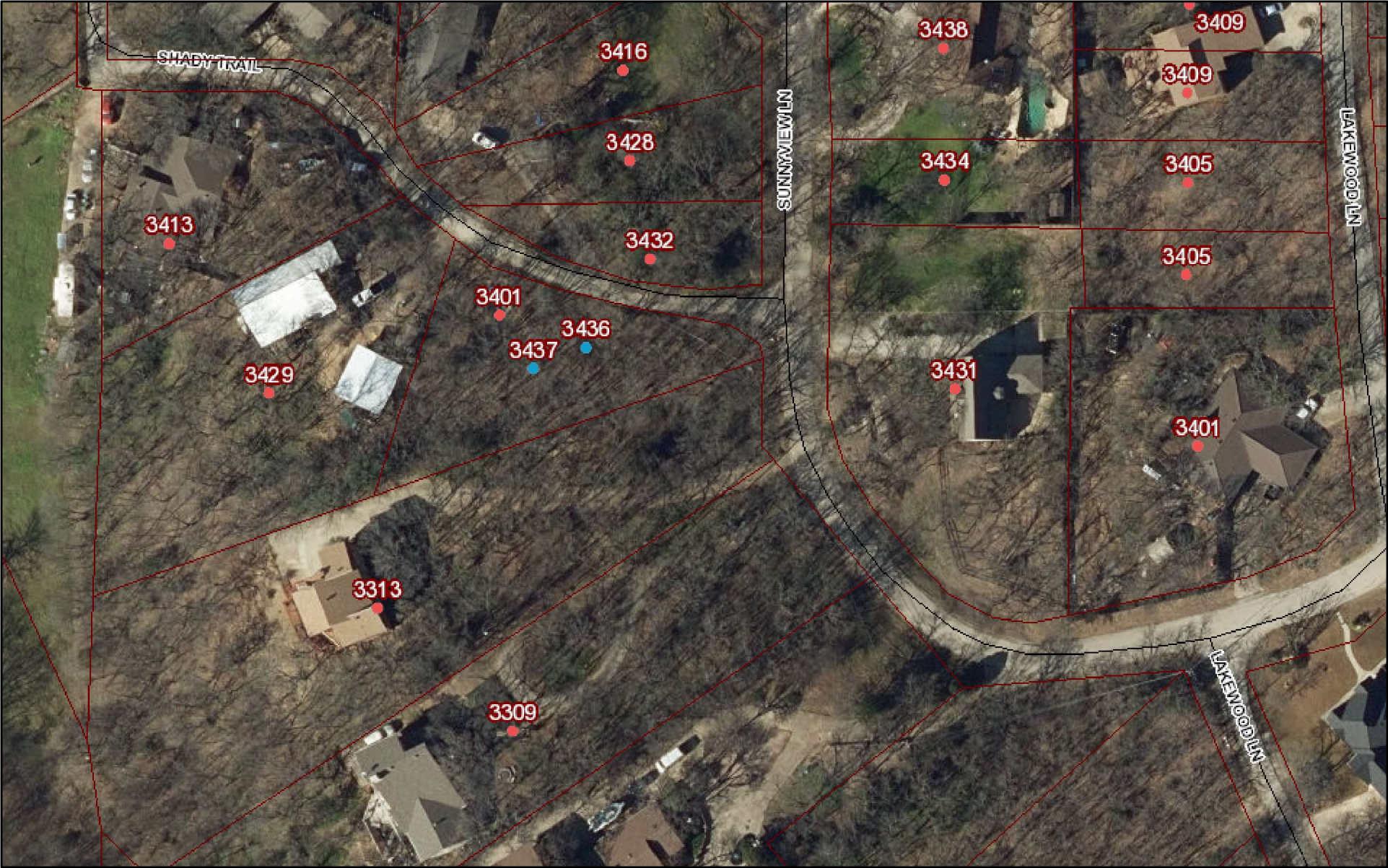
9/25/2020 2:58:54 PM

- Buffer (Step 2) _Query result
- Town Limits
- Alternate Address
- Streams
- Parcel
- Address Points
- Key Lot
- Park Location
- Streets
- Unknown
- County Line
- Primary Address



Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan,

AERIAL PHOTOGRAPH



10/5/2020 5:23:26 PM

2019 AERIAL PHOTOGRAPHY

Blue: Band_3

Red: Band_1

Green: Band_2

Parcel

County Line

Town Limits

Address Points

Primary Address

Alternate Address

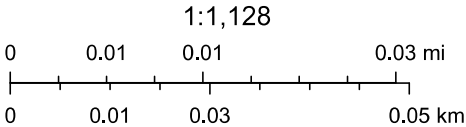
Key Lot

Park Location

Streams

Streets

Unknown



Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan,

PUBLIC HEARING

Notice is hereby given that the Board of Adjustment of the Town of Flower Mound, Texas, will hold a public hearing on Wednesday, October 14, 2020, at 6:30 p.m. The meeting will be held at the Flower Mound Town Hall, 2121 Cross Timbers Road, or via Virtual Meeting (Video Conference). If the meeting is held via video conference, login and public access details will be made available on the first page of the meeting agenda posted to the Town's Agenda Center page at <https://www.flower-mound.com/agendacenter>. The purpose of the hearing is to consider a request from Nancy Esquivel for a variance from Sections 98-1028(a) and (b), "Minimum Rear Yard Setback," of the Code of Ordinances. The property is generally located south of Cross Timbers Road and west of High Road and is locally known as 3401 Shady Trail, Lot 5R, Block D-1, of the Franklin Hills subdivision.

Kim Barnes
Plans Examiner
Town of Flower Mound

To Run in Denton Record Chronicle: Friday, October 2, 2020, and Saturday/Sunday (print edition), October 3-4, 2020
To Run in Lewisville/Flower Mound/Highland Village Neighbors: Friday, October 2, 2020

Denton Record Chronicle:
FAX: 940-381-9667
Attn: Ann
e-mail: classads@dentonrc.com
Attn: Legal Notice Rep

ANY QUESTIONS OR PROBLEMS PLEASE CALL Kim Barnes at 972-874-6357.

(Ref: Case No. BOA20-0003)

Town of Flower Mound Account Number: 100041132



September 29, 2020

Board of Adjustment Case No. BOA20-0003

**NOTICE OF APPLICATION
FOR A VARIANCE FROM THE CODE OF ORDINANCES
FOR THE TOWN OF FLOWER MOUND, TEXAS**

A request has been made from Nancy Esquivel for a variance from Sections 98-1028(a) and (b), "Minimum Rear Yard Setback," of the Code of Ordinances. The property is generally located south of Cross Timbers Road and west of High Road and is locally known as 3401 Shady Trail, Lot 5R, Block D-1, of the Franklin Hills subdivision.

The Board of Adjustment of the Town of Flower Mound, Texas will hold a public hearing on this request on **Wednesday, October 14, 2020, at 6:30 p.m. The meeting will be held at the Flower Mound Town Hall, 2121 Cross Timbers Road, or via Virtual Meeting (Video Conference). If the meeting is held via video conference, login and public access details will be made available on the first page of the meeting agenda posted to the Town's Agenda Center page at <https://www.flower-mound.com/agendacenter>.** As an interested property owner, you are requested to make your views known by attending this hearing. If you cannot attend the hearing, it is requested that you express your views by email to BOA@flower-mound.com. Please note that Board members are unable to reply to your message(s) due to Open Meetings regulations. In addition, correspondence received two hours prior to the meeting start time may not be read as Board members are preparing for the meeting. Please note that your correspondence is considered public information; however, your email address, or other information deemed confidential by law, would not be disclosed.

Sincerely,

Kim Barnes
Plans Examiner

ATTACHMENT 9

PID	Owner Name	Owner Address	Owner City	Onwer State	Owner Zip	Site Address
R08777	BRATTON, TAMMY HALE	3305 SUNNYVIEW LN	FLOWER MOUND	TX	75022	3305 SUNNYVIEW
R08783	HARJMMOND, SCOTT & MALINDA	3309 SUNNYVIEW LN	FLOWER MOUND	TX	75022	3309 SUNNYVIEW
R08788	WALDER, JOHN DANIEL & KAY	3413 SHADY TRL	FLOWER MOUND	TX	75022	3413 SHADY TRAIL
R08801	WASHAM, KENNETH & AMY LANCASTER	3416 SUNNYVIEW LN	FLOWER MOUND	TX	75022	OFF SUNNYVIEW
R08803	WASHAM, KENNETH & AMY LANCASTER	3416 SUNNYVIEW LN	FLOWER MOUND	TX	75022	OFF SUNNYVIEW
R08807	WASHAM, KENNETH & AMY LANCASTER	3416 SUNNYVIEW LN	FLOWER MOUND	TX	75022	SUNNYVIEW
R08812	WASHAM, KENNETH & AMY LANCASTER	3416 SUNNYVIEW LN	FLOWER MOUND	TX	75022	SUNNYVIEW
R08813	SIX, LISA P	3412 SHADY TRL	FLOWER MOUND	TX	75022	3412 SHADY TRAIL
R08818	WASHAM, KENNETH & AMY LANCASTER	3416 SUNNYVIEW LN	FLOWER MOUND	TX	75022	3416 SUNNYVIEW
R08925	WILKINS REAL ESTATE LLC	3349 ROLLING HLS	FLOWER MOUND	TX	75022	3443 SUNNYVIEW
R08940	WETZEL, STEPHEN G	3438 SUNNYVIEW LN	FLOWER MOUND	TX	75022	3438 SUNNYVIEW
R08940	WETZEL, STEPHEN G	3438 SUNNYVIEW LN	FLOWER MOUND	TX	75022	3438 SUNNYVIEW
R08983	REXROAT, STEPHEN	3409 LAKEWOOD LN	FLOWER MOUND	TX	75022	LAKEWOOD
R08985	REXROAT, STEPHEN	3409 LAKEWOOD LN	FLOWER MOUND	TX	75022	LAKEWOOD
R117342	ALTMAN, DWIGHT	3431 SUNNYVIEW LN	FLOWER MOUND	TX	75022	3431 SUNNYVIEW
R124455	HILL, LYND R TRUSTEE OF HILL REVOCABLE TRUST	3313 SUNNYVIEW LN	FLOWER MOUND	TX	75022	3313 SUNNYVIEW
R147812	WALDER, JOHN DANIEL & KAY	3413 SHADY TRL	FLOWER MOUND	TX	75022	
R630608	NAIL, MICHAEL A	3401 SUNNYVIEW LN	FLOWER MOUND	TX	75022	3401 SUNNYVIEW
R683508	PENN, RANDALL L & PENN, TAMMY JEAN	3429 SHADY TRL	FLOWER MOUND	TX	75022	3429 SHADY TRAIL
R741121	RIVERA, NANCY	PO BOX 153670	IRVING	TX	75015	SHADY TRAIL