

**DRAFT - MINUTES
OF THE NEW BRAUNFELS BOARD OF ADJUSTMENT
REGULAR MEETING OF THURSDAY, MARCH 27, 2025**

1. CALL TO ORDER

Vice-Chair Mund called the meeting to order at 6:22pm.

2. ROLL CALL

The following Board Members were present: Bobby Avary, Jenny Jaeckle, Angela Ranft, and Brandon Mund.

3. APPROVAL OF MINUTES

A) Approval of the February 27, 2025 regular meeting minutes.

Motion by Member Avary, seconded by Member Jaeckle to approve the February 27, 2025 regular meeting minutes. Motion carried unanimously.

4. INDIVIDUAL ITEMS FOR CONSIDERATION

A) ZB25-0002 Hold a public hearing and consider a request for a variance to Sec. 144-5.1-1 (e)(1) to allow a residential off-street parking facility (residential driveway) to be constructed of similar material as the existing residential parking facility (residential driveway) to include crushed stone in the Landa Park Estates Subdivision, Block 2, Lot 5, in the R-2 (Single-Family and Two-Family District), addressed at 598 W. Edgewater Terrace.

Mary Lovell presented the aforementioned item.

Vice-Chair Mund asked if there were any questions for staff.

Discussion followed on alternative options available to the property owner, and how the City's current development standards for driveways compare to those proposed as part of the proposed Land Development Ordinance (LDO).

Vice-Chair Mund invited the applicant to speak on the item.

Jeanne Pfeffer elaborated on the request discussing the proposed driveway material, the intent of the request, an existing pecan tree on the property, and support from neighboring property owners.

Discussion followed on the proposed driveway material, the property's hardship, the impact a paved driveway could have on the health of the trees existing on the property, and construction methods for the proposed driveway.

Vice-Chair Mund opened the public hearing and asked if anyone would like to speak on the item.

The following individual spoke in favor of the item: Dale Dibello.

Vice-Chair Mund closed the public hearing.

Vice-Chair Mund if there were any further discussion or motion.

Motion by Member Jaekle, seconded by Member Avary, to approve the item as presented. Motion carried unanimously.

6. ADJOURNMENT

There being no further business Vice-Chair Mund adjourned the meeting at 6:38pm.

By: _____
BOARD CHAIR

Attest:

BOARD LIAISON