



**AGENDA  
PUBLIC HEARING  
FREEPORT BOARD OF ADJUSTMENTS  
THURSDAY, MARCH 23, 2023, at 6:00 P.M.**

**Planning & Zoning Commission**

Sammye Moore, Chairman  
Barry Simmons  
George Matamoros  
William Toomer  
Mario Muraira (Alt)  
Urbano Gomez (Alt)  
- Vacant

**Director of Building & Code/  
Building Official**

Kacey Roman

THE BOARD OF ADJUSTMENTS OF THE CITY OF FREEPORT, TEXAS WILL MEET IN A PUBLIC HEARING ON THURSDAY, MARCH 23, 2023 @ 6:00 PM IN THE FREEPORT COUNCIL CHAMBERS, 430 N. BRAZOSPORT BLVD. FREEPORT, TEXAS TO DISCUSS THE FOLLOWING OR CONSIDERATION OF THE BELOW LISTED ITEMS.

This meeting will be live streamed via Facebook Live and may be accessed on the City of Freeport Facebook page: <https://www.facebook.com/freeporttexas>

**THE MEETING IS BEING HELD FOR THE FOLLOWING PURPOSES:**

**CALL TO ORDER:** *The Chairperson will call the meeting to order, declare a quorum if present, and declare notices legally posted pursuant to Open Meetings Act.*

**INVOCATION AND PLEDGE OF ALLEGIANCE:**

**CITIZENS' COMMENTS:**

Members of the public are allowed to address the Planning Commission at this time and must include name and address. Note, specific factual information or a recitation of existing policy may be furnished in response to an inquiry made, but any deliberation, discussion, or decision with respect to any subject about which the inquiry was made shall be limited to a proposal to place such subject on the agenda for a subsequent meeting for which notice is provided in compliance with the Texas Open meetings Act unless said notice appears herein. The public is reminded that there is a (4) minute time limit as approved by City Council on June 21, 2010.

## **BOARD OF ADJUSTMENTS BUSINESS**

### **REGULAR SESSION:**

1. Consider and take possible action to approve the meeting minutes for December 15, 2022.

#### OPEN PUBLIC HEARING @

2. DISCUSS AND TAKE POSSIBLE ACTION ON CONSIDERATION OF APPLICATION FOR VARIANCE SECTION 211.009 OF THE TEXAS LOCAL GOVERNMENT CODE RELATED TO FOLLOWING REAL PROPERTY: BRIDGE HARBOR (A0051 DIV 8 (BCIC) FREEPORT LOT 35, 35 TARPON LN. FREEPORT, TEXAS. Specifically, applicant seeks to extend an existing deck, beyond the limits of the building and property lines required by ordinance.

CLOSE PUBLIC HEARING

TAKE ACTION ON 35 TARPON LN VARIANCE

#### OPEN PUBLIC HEARING @

3. DISCUSS AND TAKE POSSIBLE ACTION ON CONSIDERATION OF APPLICATION FOR VARIANCE SECTION 211.009 OF THE TEXAS LOCAL GOVERNMENT CODE RELATED TO FOLLOWING REAL PROPERTY: BLOCK 666, LOT 21, 919 N AVE C, FREEPORT, TEXAS Specifically, applicant seeks to build carports on both properties with each home build, instead of a one car garage required by ordinance.

CLOSE PUBLIC HEARING

TAKE ACTION ON 919 N AVE C VARIANCE

#### OPEN PUBLIC HEARING @

4. DISCUSS AND TAKE POSSIBLE ACTION ON CONSIDERATION OF APPLICATION FOR VARIANCE SECTION 211.009 OF THE TEXAS LOCAL GOVERNMENT CODE RELATED TO FOLLOWING REAL PROPERTY: BLOCK 666, LOT 22, 921 N AVE C, FREEPORT, TEXAS Specifically, applicant seeks to build carports on both properties with each home build, instead of a one car garage required by ordinance.

CLOSE PUBLIC HEARING

TAKE ACTION ON 921 N AVE C VARIANCE

OPEN PUBLIC HEARING @

5. DISCUSS AND TAKE POSSIBLE ACTION ON the question of declaring building and improvements located on the following real properties lying and situated within the corporate limits of the City to be a DANGEROUS/UNSAFE BUILDING and for ENTRY OF AN ORDER OF CONDEMNATION: LEGAL DESCRIPTION: Velasco (Freeport) Blk 797 lot 18-19, (Single Family residential structure) 1711 N Ave I, Freeport, Texas 77541

CLOSE PUBLIC HEARING @

TAKE ACTION ON 1711 N Ave I

OPEN PUBLIC HEARING @

6. DISCUSS AND TAKE POSSIBLE ACTION ON the question of declaring building and improvements located on the following real properties lying and situated within the corporate limits of the City to be a DANGEROUS/UNSAFE BUILDING and for ENTRY OF AN ORDER OF CONDEMNATION: LEGAL DESCRIPTION: AO211 C Henniger Tract 2A2 Acres 0.103 (Freeport) single family residential structure, 104 Mystery Harbor/ Front & Grace, Property ID 164255, Freeport, Texas 77541

CLOSE PUBLIC HEARING @

TAKE ACTION ON 104 Mystery Harbor

OPEN PUBLIC HEARING @

7. DISCUSS AND TAKE POSSIBLE ACTION ON the question of declaring building and improvements located on the following real properties lying and situated within the corporate limits of the City to be a DANGEROUS/UNSAFE BUILDING and for ENTRY OF AN ORDER OF CONDEMNATION: LEGAL DESCRIPTION: (Freeport) Blk 70 LOT 7 (Single Family residential structure) 407 W 7TH , Freeport, TX 77541

CLOSE PUBLIC HEARING @

TAKE ACTION ON 407 W 7<sup>TH</sup>

OPEN PUBLIC HEARING @

8. DISCUSS AND TAKE POSSIBLE ACTION ON the question of declaring building and improvements located on the following real properties lying and situated within the corporate limits of the City to be a DANGEROUS/UNSAFE BUILDING and for ENTRY OF AN ORDER OF CONDEMNATION: LEGAL DESCRIPTION: Velasco (Freeport) Blk 506 lot 21-22-23-24 (Single Family residential structure) 23 N Ave F, Freeport, Texas 77541

CLOSE PUBLIC HEARING @

TAKE ACTION ON 23 N Ave F

OPEN PUBLIC HEARING @

9. DISCUSS AND TAKE POSSIBLE ACTION ON the question of declaring building and improvements located on the following real properties lying and situated within the corporate limits of the City to be a DANGEROUS/UNSAFE BUILDING and for ENTRY OF AN ORDER OF CONDEMNATION: LEGAL DESCRIPTION: Freeport Blk 175 Lot 12 (Single Family residential structure) 1712 W 5th , Freeport, Texas 77541

CLOSE PUBLIC HEARING @

TAKE ACTION ON 1712 W 5<sup>th</sup>

OPEN PUBLIC HEARING @

10. DISCUSS AND TAKE POSSIBLE ACTION ON the question of declaring building and improvements located on the following real properties lying and situated within the corporate limits of the City to be a DANGEROUS/UNSAFE BUILDING and for ENTRY OF AN ORDER OF CONDEMNATION: LEGAL DESCRIPTION: Brazos Terrace (Freeport) Blk 2 Lot 1 (N/79') (Single Family residential structure) 802 Dixie, Freeport, Texas 77541

CLOSE PUBLIC HEARING @

TAKE ACTION ON 802 Dixie

OPEN PUBLIC HEARING @

11. DISCUSS AND TAKE POSSIBLE ACTION ON the question of declaring building and improvements located on the following real properties lying and situated within the corporate limits of the City to be a DANGEROUS/UNSAFE BUILDING and for ENTRY OF AN ORDER OF CONDEMNATION: LEGAL DESCRIPTION: BCIC DIV 14 LOT 520-521-521A1A-522A1-524C1-A0062 J F FIELDS, FREEPORT ACRES 12.057 ,2001 N BRAZOSPORT BLVD # 209 MH PARCEL # 192026, Freeport, Texas 77541

CLOSE PUBLIC HEARING @

TAKE ACTION ON 2001 N BRAZOSPORT BLVD # 209

OPEN PUBLIC HEARING @

12. DISCUSS AND TAKE POSSIBLE ACTION ON the question of declaring building and improvements located on the following real properties lying and situated within the corporate limits of the City to be a DANGEROUS/UNSAFE BUILDING and for ENTRY OF AN ORDER OF CONDEMNATION: LEGAL DESCRIPTION: Velasco (Freeport) Blk 37 lot 20-21 (Single Family residential structure) 605 S Ave H, Freeport, Texas 77541

CLOSE PUBLIC HEARING @

TAKE ACTION ON 605 S Ave H

## ADJOURNMENT

NOTE: ITEMS NOT NECESSARILY DISCUSSED IN THE ORDER THEY APPEAR ON THE AGENDA. THE BOARD OF ADJUSTMENTS AT ITS DISCRETION MAY TAKE ACTION ON ANY OR ALL OF THE ITEMS LISTED.

## CERTIFICATION

I certify that this Notice of Meeting was posted on the outside bulletin board at the City of Freeport, Texas, 200 West 2<sup>nd</sup> Freeport 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:

By March 17, 2023, at 5:30 PM and remained so posted at least 72 hours before meeting conducted.

If during the course of the meeting covered by this notice, The Board of Adjustments Commission should determine that a closed or executive meeting or session of the Board of Adjustments Commission or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas open meetings act, Texas government code § 551.001 will be held by the Board of Adjustments Commission at the date, hour and place given in this notice as the Board of Adjustments Commission may conveniently meet in such closed or executive meeting or session or consult with the attorney for the city concerning any and all subjects and for any and all purposes permitted by the act, including, but not limited to, the following sanctions and purposes:

Texas Government Code Section: § 551.071 – Private consultation with the attorney for the city.

ACCESSIBILITY STATEMENT This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the Building/Code Secretary's Office at (979) 233-3526.

Yvette Ruiz  
P/Z Coordinator  
City of Freeport