

Zoning Board of Adjustments

Member are:

John Tarlton, Chair
Mike Del Valle, Vice Chair
Glenn Douglass
Beverly Nelson
Mike Rogan

Alternates are:

Tommie Hylkema
Jarrod Williams

ZBA Mission

Our Mission is to provide an appeal mechanism for the homeowners, residents, and businesses in the City of Farmers Branch a way to seek relief from City Ordinances that may unnecessarily restrict the quiet enjoyment of their property or may require action on the homeowner, residents, or businesses in the City that would adversely affect these stakeholders.

Current Activities

This year we have heard six (6) cases in request to Citizen concerns. There were a total of ten (10) application filed, but after working with staff, four of the applicants were able to work through their issues and did not need to seek a variance.

These requests have ranged from fence height and material changes to business signage requests.

The most significant case this year was a case to allow additional signage for the Carrollton-Farmers Branch ISD.

So far this year, we have approved five (5) requests and denied one (1) request.

An Eye on the Future

In the future we will be conducting our annual legal training so all our members will be aware of the requirements of the position they are holding.

The only obstacle that the Board may have in the future is Board Term limits. There is no shortage of potential Board members, however, with required term limits, much of the historical knowledge of past cases and continuity of the Board could be lost as the seasoned members continue to term out.

There does not seem to be a option in place to address this issue.

Moving Forward

We seldom hear any cases for the Building Code Board of Appeals. This tells us that Staff is making good interpretations of the City codes when they are talking with the homeowners, residents, and businesses.

We have recently begun hearing cases in conjunction with the City's Mandatory Crime Reduction Program. We are certain to hear more of these cases in the future.

Overall our biggest question to Council is there anything you need the ZBA/BCBA to focus on moving forward?