

May 19, 2023

NOTICE OF PUBLIC HEARING

Dear Property Owner:

The City of Cedar Hill has received the application noted below (on file in the Planning Department). A public hearing will be conducted on the date, time and location stated in this notice.

Case No. APPL-549-2023 – An application for a variance to the side yard requirement on property zoned “SF-7” (Single-Family Residential – minimum 7,000-square-foot-lots) District, legally described as Lot 4, Block 1 of the Lone Cedar Addition, generally located on the south side of West Hendricks Street, east of North Roberts Street, with the approximate address being 606 West Hendricks Street.

Applicant: Jaime Chavez

Property Owner: Alejandra Ruiz

The applicant constructed an addition of approximately 1,312 square feet to the existing house without obtaining the necessary building permits. The constructed addition encroaches into the minimum required side yard. Attached is a site plan showing the location of the buildings.

ZONING BOARD OF ADJUSTMENTS (ZBA)	
DATE:	Tuesday, June 6, 2023
TIME:	1:00 P.M.
LOCATION:	T.W. “Turk” Cannady Cedar Hill Rm 285 Uptown Blvd., Building 100 Cedar Hill, Texas 75104

You are receiving this notice because you are a property owner within 200 feet of the boundary of the proposed request. As with all such requests, the Zoning Board of Adjustments is seeking public comment regarding this matter. All interested persons are invited to attend and make comments. If you are unable to attend the public hearing, written comments may also be submitted. If you would like to register opposition to this request, a written protest signed by the property owner should be received by the Planning Department prior to the close of the Public Hearing. Property owners whose names do not appear on the County Appraisal District's records will require a notarized statement affirming ownership. For more information regarding this request, please contact the Planning Department at 972-291-5100, ext. 1076 or via e-mail at katherine.linares@cedarhilltx.com.