

**CITY OF HUNTERS CREEK VILLAGE, TEXAS  
MINUTES OF THE  
BOARD OF ADJUSTMENT  
OCTOBER 20, 2025**

The Board of Adjustment of the City of Hunters Creek Village, Texas, convened a regular meeting on October 20, 2025, at 6:00 p.m. in the City Hall at #1 Hunters Creek Place, Hunters Creek Village, Texas. Members of the public were invited to attend the meeting in person.

Call to order and the roll of elected and appointed officers.

**The meeting was called to order at 6:00 p.m. by Chairman Brad Klein. In attendance were regular Board Members, Brad Klein, Steve Pearson, and Kelly Somoza, as well as alternate Board Members, Brady Dodson and Paul Gregory. Also present were: Tom Fullen, City Administrator, Timothy Kirwin, City Attorney, and Jessica Pierce, Assistant City Secretary.**

- A. PUBLIC COMMENTS At this time, any person with city-related business may speak to the Board. In compliance with the Texas Open Meetings Act, if a member of the public comments or inquires about a subject that is not specifically identified on the agenda, a member of the board or a staff member may only respond by giving a statement of specific factual information or by reciting existing policy. The Board may not deliberate or vote on the matter.

**No Comments.**

- B. PUBLIC HEARING

- An application from Bryan & Selina Stanford for a variance to Section 44-160(2)c of the Zoning Chapter, Area Regulations, at 922 Flint River Drive, Hunters Creek Village, Texas, 77024 (also known as, Lot 13, Block 1, Tara Oaks Subdivision) to allow the rear yard setback to be at 10ft instead of 25ft.

**Open Public Hearing: 6:01 p.m.**

**Comments: No comments.**

**Close Public Hearing: 6:02 p.m.**

- C. REGULAR AGENDA

1. Discussion and possible action to approve the minutes of the July 14, 2025, meeting.

**Board Member Pearson made a motion to approve the minutes of the July 14, 2025, meeting. Board Member Somoza seconded the motion, and the motion carried unanimously.**

2. Discussion and possible action on an application from Bryan & Selina Stanford for a variance to Section 44-160(2)c of the Zoning Chapter, Area Regulations, at 922 Flint River Drive, Hunters Creek Village, Texas, 77024 (also known as Lot 13, Block 1, Tara Oaks Subdivision) to allow the rear yard setback to be at 10ft instead of 25ft.

**City Attorney Kirwin read the criteria contained in a proposed Order to grant a variance to the Board and the findings that would need to make to grant a variance. After hearing the criteria and findings, Board Member Gregory made a motion to grant the application from Bryan & Selina Stanford for a variance to Section 44-160(2)c of the Zoning Chapter, Area Regulations, at 922 Flint River Drive, Hunters Creek Village, Texas, 77024 (also known as Lot 13, Block 1, Tara Oaks Subdivision) to allow the rear yard setback to be at 10ft instead of 25ft, with the condition that there shall be no utility or aerial easement encroachment. Board Member Somoza seconded the motion, and the motion carried unanimously.**

C. ADJOURNMENT

**At 6:18 p.m., the meeting adjourned.**

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These minutes were approved on the 17th day of November 2025.

  
Brad Klein, Chairman

ATTEST:

  
Tom Fullen, City Administrator  
Acting City Secretary

