

If you need assistance completing this application (general inquires only) please contact Susan Walker, 974-2202; 505 Barton Springs Road, 2nd Floor (One Texas Center).

CASE # C15-2010-0072
ROW # 10454717
TP-0229080432

CITY OF AUSTIN
APPLICATION TO BOARD OF ADJUSTMENT
GENERAL VARIANCE/PARKING VARIANCE

WARNING: Filing of this appeal stops all affected construction activity.

PLEASE: APPLICATION MUST BE TYPED WITH ALL REQUESTED INFORMATION COMPLETED.

STREET ADDRESS: 605 Irma Dr

LEGAL DESCRIPTION: Subdivision - Don Dale

Lot(s) 11 Block _____ Outlot _____ Division _____

I/We Sylvia Cantu on behalf of myself/ourselves as authorized agent for

Owner _____ affirm that on June 4, 2010,

hereby apply for a hearing before the Board of Adjustment for consideration to:

(check appropriate items below)

ERECT ATTACH COMPLETE REMODEL MAINTAIN

Carport

in a SF3-1P district.
(zoning district)

NOTE: The Board must determine the existence of, sufficiency of and weight of evidence supporting the findings described below. Therefore, you must complete each of the applicable Findings Statements as part of your application. Failure to do so may result in your application being rejected as incomplete. Please attach any additional support documents.

VARIANCE FINDINGS: I contend that my entitlement to the requested variance is based on the following findings (see page 5 of application for explanation of findings):

REASONABLE USE:

1. The zoning regulations applicable to the property do not allow for a reasonable use because:

My carport is both practical and appealing as it is structurally sound and well built. The carports in the surrounding area are not appealing or on concrete. I know of no regulation(s) not allowing such a carport to be built. There is no room for an enclosed garage to be built on my property.

HARDSHIP:

2. (a) The hardship for which the variance is requested is unique to the property in that:

This will allow me, a 61 year old live alone female and my vehicles to be protected from inclement weather (i.e. hail, wind, ice, and other weather conditions) .

The hardship is not general to the area in which the property is located because:

Most properties in this area have/had carports next to their residences. Few carports are built with concrete driveways. Irma Dr. is narrow and with my carport I am confident my vehicles are safely off the street and the investment of my property is enhanced with an aesthetic appeal

AREA CHARACTER:

3. The variance will not alter the character of the area adjacent to the property, will not impair the use of adjacent conforming property, and will not impair the purpose of the regulations of the zoning district in which the property is located because:

My carport is structurally built and appealing. It adds value to my property as well as value to the adjacent properties. Furthermore, the carport does not interfere with any adjacent properties. The carport is strictly for my health and wellbeing benefit. The carport also is for the further protection of the investment of my vehicles.

PARKING: (Additional criteria for parking variances only.)

Request for a parking variance requires the Board to make additional findings. The Board may grant a variance to a regulation prescribed Section 479 of Chapter 25-6 with respect to the number of off-street parking spaces or loading facilities required if it makes findings of fact that the following additional circumstances also apply:

1. Neither present nor anticipated future traffic volumes generated by the use of the site or the uses of sites in the vicinity reasonable require strict or literal interpretation and enforcement of the specific regulation because:

2. The granting of this variance will not result in the parking or loading of vehicles on public streets in such a manner as to interfere with the free flow of traffic of the streets because:

3. The granting of this variance will not create a safety hazard or any other condition inconsistent with the objectives of this Ordinance because:

4. The variance will run with the use or uses to which it pertains and shall not run with the site because:

NOTE: The Board cannot grant a variance that would provide the applicant with a special privilege not enjoyed by others similarly situated or potentially similarly situated.

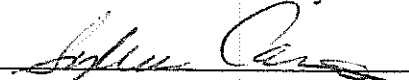
APPLICANT CERTIFICATE – I affirm that my statements contained in the complete application are true and correct to the best of my knowledge and belief.

Signed _____ Mail Address 605 Irma Dr

City, State & Zip Austin, TX 78752

Printed Sylvia Cantu Phone (512) 454-5567 Date June 4, 2010

OWNERS CERTIFICATE – I affirm that my statements contained in the complete application are true and correct to the best of my knowledge and belief.

Signed  Mail Address 605 Irma Dr

City, State & Zip Austin, TX, 78752

Printed Sylvia Cantu Phone (512) 454-5567 Date June 4, 2010

TO ALL PARTIES INTERESTED IN PREMISES SURVEYED:—

This is to certify that I have, this date, made a careful and accurate survey on the ground of property located at No. 605 Irma Drive in the City of Austin, being described as follows:

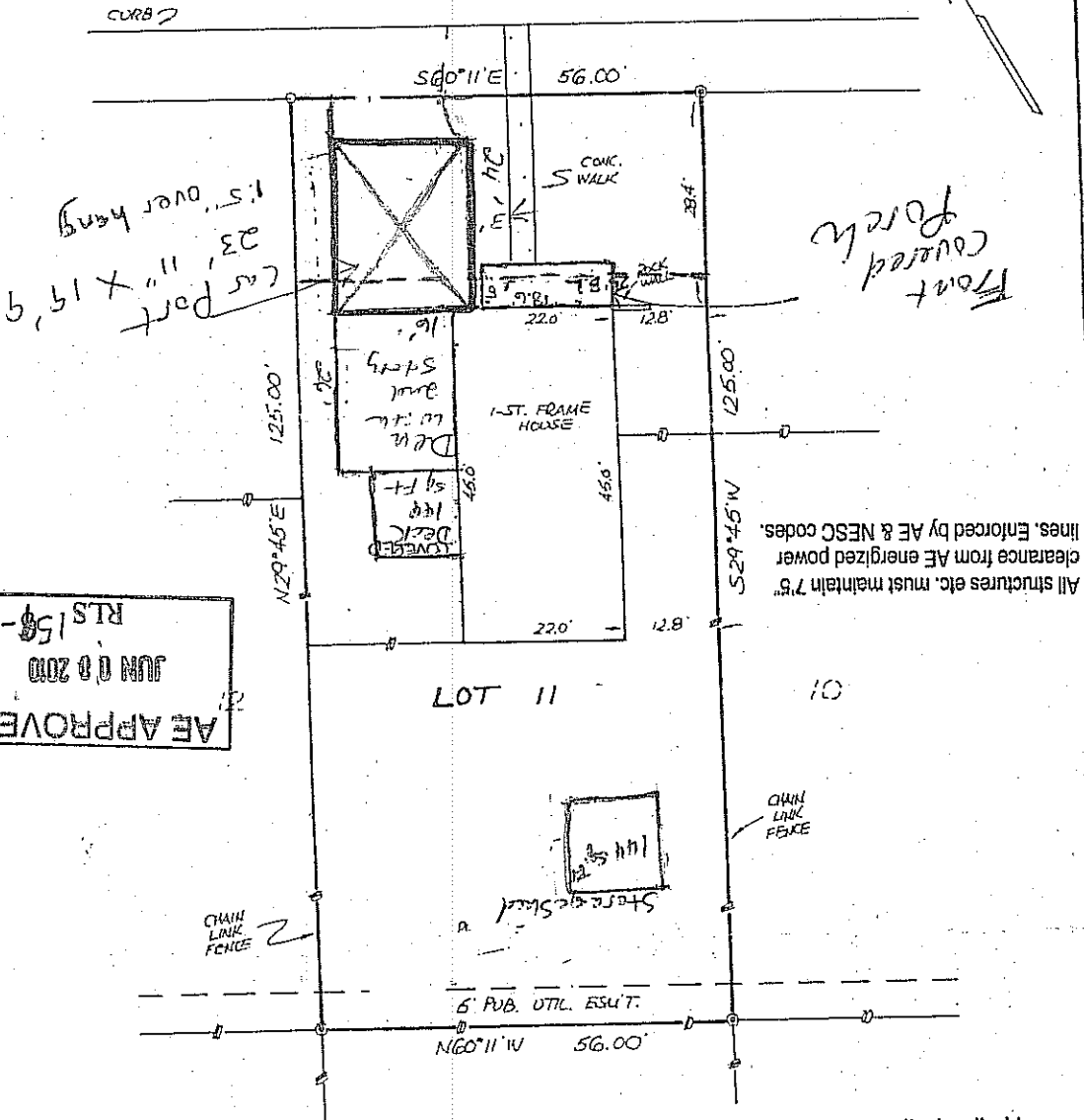
Lot No. 11, Block No. _____
 of Don - Dale _____, an addition to the City of Austin

Texas, according to the final plat thereof recorded in Vol. 6, at page 125 of the plat

Map Records of Travis County, Texas. Ref. NP 35

I hereby certify that the property described hereon is not within a special flood hazard area as identified by the Federal Insurance Administration Department of Housing and Urban Development on map page 16 dated Sept. 13, 1974 Community No. 480624.

IRMA DRIVE
 50' ROW



All structures etc. must maintain 7'5" clearance from AE energized power lines. Enforced by AE & NESC codes.

The undersigned does hereby certify that this survey was this day made on the ground of the property legally described hereon and is correct, and that there are no discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, visible utility easements or roadways, except as shown hereon, and that said property has access to and from a dedicated roadway, except as shown hereon.

There are no encroachments on this lot.

Date 12-13-76 Invoice No. 6165 Work Order No. 5953

