

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 # C15-2011-0064
ROW # 10589982

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

TP-0236060604

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

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

STREET ADDRESS: 1718 Morrow St

LEGAL DESCRIPTION: Subdivision - Crestview

Lot(s) Lot 1 Block W Outlot _____ Division _____

I/We Joel Terrazas on behalf of myself/ourselves as authorized agent for
Christina and Daniel Prikryl affirm that on _____, _____,

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

(check appropriate items below)

ERECT ATTACH COMPLETE REMODEL MAINTAIN

Bathroom addition 4.4 from p.l.
(4.9' existing)

in a Residential SF-3 NP - Crestview N.P. 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:

We have need for a second bathroom in our home, this location, the east side of our home adjacent existing bedrooms, is the only place to add one; for use for my mother, who resides with us part of the year. Our existing home has only one bathroom.

HARDSHIP:

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

My mother (age 82) lives with us part of the year and requires her own bathroom; our existing home has only one bathroom.

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

The way our home sets on the property, does not allow for placement of a second bathroom anywhere else, other than the east side of the house. There is nothing between our home and the neighbors on this side of our home. Furthermore by placing a bathroom at this location, it will serve as a noise barrier, between our existing bedroom and the neighbors driveway, that will help cut down on the noise disturbance from the neighbor vehicles operating at various hours of the day—including early in the morning and late at night.

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:

Because there is a strip of grass and then the neighbors driveway

driveway

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 Christina + Daniel Prikryl Mail Address 1718 Morrow St

City, State & Zip Austin, Texas 78757

Printed Christina and Daniel Prikryl Phone 512-323-5486 Date _____

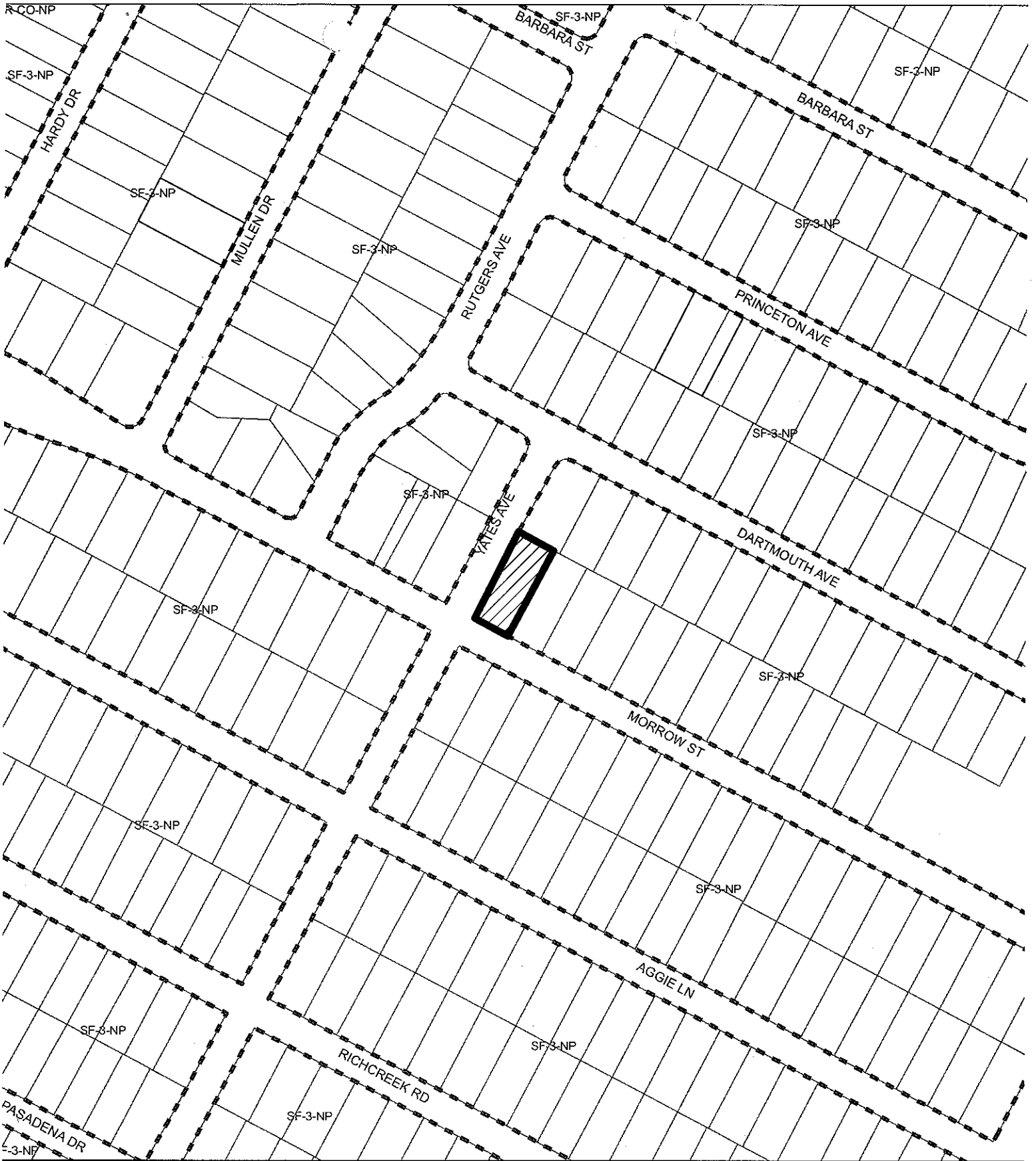
OWNERS CERTIFICATE – I affirm that my statements contained in the complete application are true and correct to the best of my knowledge and belief.

Signed Christina + Daniel Prikryl Mail Address 1718 Morrow St

City, State & Zip Austin, Texas 78757



Printed Christina and Daniel Prikryl Phone 512-323-5486 Date _____

Contractor: Joel Terrazas
5813 Anselm Court
78739

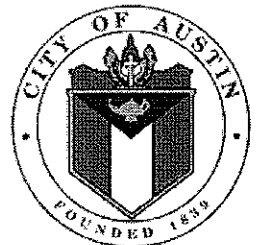


BOARD OF ADJUSTMENTS



-  SUBJECT TRACT
-  ZONING BOUNDARY

CASE#: C15-2011-0064
 LOCATION: 1718 MORROW STREET
 GRID: K29
 MANAGER: SUSAN WALKER

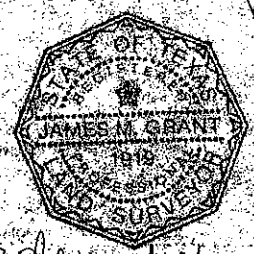
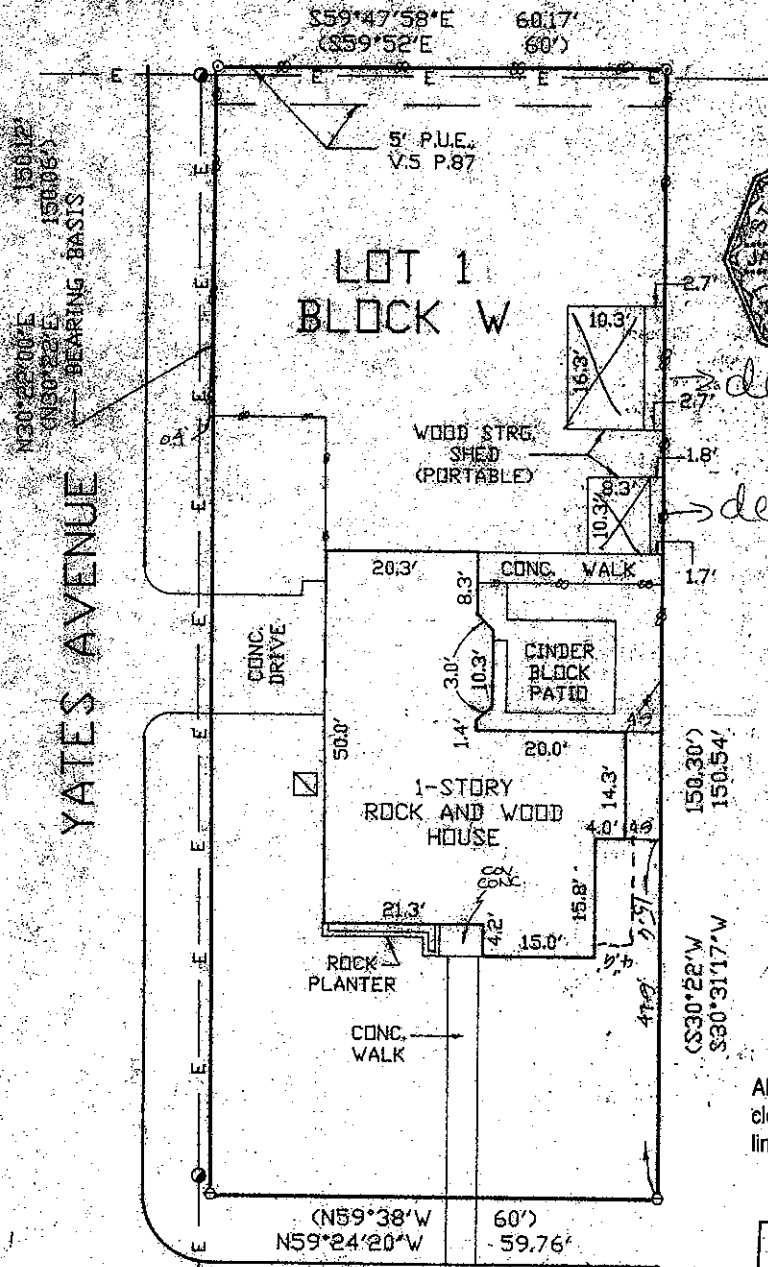


This map has been produced by the Communications Technology Management Dept. on behalf of the Planning Development Review Dept. for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

THIS SURVEY WAS MADE BY ME OR UNDER MY SUPERVISION ON THE GROUND OF THE PROPERTY LOCATED AT 1115 MORROW STREET, AUSTIN, TEXAS DESCRIBED AS FOLLOWS: LOT 1, BLOCK W, SECTION FOUR (4), RESERVE ADDITION, A SUBDIVISION IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT OF RECORD IN VOLUME 5, PAGE 87, PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

REFERENCE: 215241 BUYER: DANIEL JOHN PRINCE
 SELLER: LOUISE ELLEN EDDO AND HUSBAND, BENNET SPIELVOGEL

EDITH E. HALLER/V.601 P.258



demolished
 SCALE: 1" = 20'
 2

All structures etc. must maintain 75' clearance from AE energized power lines. Enforced by AE & NESC codes.

NOTE: FOR RESTRICTIONS SEE V.52 P.88 (DEED RECORDS)

AE APPROVED

APR 29 2011

RLS 119-5

THE UNDERSIGNED DOES HEREBY CERTIFY TO TEXAS PROFESSIONAL TITLE, MELLON MORTGAGE AND BUYER AND SELLER ABOVE NAMED THAT THIS SURVEY WAS THIS DAY MADE BY ME OR UNDER MY SUPERVISION ON THE GROUND OF THE PROPERTY DESCRIBED HEREON AND IS CORRECT, AND THAT THERE ARE NO VISIBLE DISCREPANCIES, CONFLICTS, OR 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.

D. L. THORNTON SURVEYOR INC. 1406 NETHER, AUSTIN, TEXAS 78764

JAMES M. GRANT, SURV. NO. 1913, MARCH 8, 1990
 LICENSE NO. 2222, WORK ORDER NO. 13807