



**Residential Design and Compatibility Commission  
July 6, 2011, 6:00 PM  
City Hall, Board and Commission Room  
301 West 2<sup>nd</sup> Street  
Austin, Texas**

**William Burkhardt (Chair)**  
 **Karen McGraw (Vice-Chair)**  
 **Jean Stevens**  
 **Beth Engelland**

**Keith Jackson**  
 **Chuck Mains**  
 **Lucy Katz**

**AGENDA**

**CALL TO ORDER**

**A. CITIZEN COMMUNICATION: GENERAL**

The first 4 speakers signed up prior to the meeting being called to order will each be allowed a three-minute allotment to address their concerns regarding items not posted on the agenda.

**B. DISCUSSION ITEM**

**B-1 Attic Exemptions**

**C. RESIDENTIAL DESIGN AND COMPATIBILITY STANDARD  
POSTPONEMENT**

**C-1 11-031138R                      Jim Einhaus for Bill & Claudia Clark  
3704 Bonnell Drive**

The applicant has requested a modification to allow a F.A.R. increase from the maximum development permitted in Chapter 25-2 of the Land Development Code, Section 2.1 Subchapter F: Residential Design and Compatibility Standards from the allowable 40% (4673.2 sq ft) to 42.8 % (5007 sq ft) for new construction of a 2 story single family residence in a SF3 zoning district.

**D. RESIDENTIAL DESIGN AND COMPATIBILITY STANADARD**

**D-1 11-052061R                      Jim Bennett for Ron Horne  
2800 East 22<sup>nd</sup> Street**

The applicant has requested a modification to allow a F.A.R. increase from the maximum development permitted in Chapter 25-2 of the Land Development Code, Section 2.1

Subchapter F: Residential Design and Compatibility Standards from the allowable 40% (2391sq ft) to 50 % (2989 sq ft) for new construction of a 2 story single family residence and a detached 2sty w/attic secondary apartment in a SF3 NP zoning district.

**D-2 11-052057R Jim Bennett for Ron Horne  
2209 Curtis Avenue**

The applicant has requested a modification to allow a F.A.R. increase from the maximum development permitted in Chapter 25-2 of the Land Development Code, Section 2.1 Subchapter F: Residential Design and Compatibility Standards from the allowable 40% (2803.6 sq ft) to 50% (3503 sq ft) for new construction of a 2 story single family duplex in a SF3 NP zoning district.

**D-3 11-052057R Jim Bennett for Ron Horne  
2205 Curtis Avenue**

The applicant has requested a modification to allow a F.A.R. increase from the maximum development permitted in Chapter 25-2 of the Land Development Code, Section 2.1 Subchapter F: Residential Design and Compatibility Standards from the allowable 40% (2803.2 sq ft) to 50 % (3504 sq ft) for new construction of a 2 story single family duplex in a SF3 NP zoning district.

**D-4 11-041355RA Tom & Kelley Daniel  
1412 Gaston Avenue**

The applicant has requested a modification to allow a F.A.R. increase from the maximum development permitted in Chapter 25-2 of the Land Development Code, Section 2.1 Subchapter F: Residential Design and Compatibility Standards from the allowable 40% (5598 sq ft) to 43.8 % (6141 sq ft) to re permit an expired Guesthouse addition permit from 1993 and remodel a portion of existing attached garage for habitable space to an existing 2 story single family residence in a SF3NP zoning district.

## **E. APPROVAL OF MINUTES (June 1, 2011)**

### **ADJOURNMENT**

The City of Austin is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Meeting locations are planned with wheelchair access. If requiring Sign Language Interpreters or alternative formats, please give notice at least 4 days before the meeting date. Please call Sylvia Benavidez at Planning and Development Review Department, at 512-974-2522, [sylvia.benavidez@ci.austin.tx.us](mailto:sylvia.benavidez@ci.austin.tx.us), for additional information; TTY users route through Relay Texas at 711.