

# Extension of Time

Please be advised that the Board only takes 16 new cases a month, therefore, first come, first served. Please be advised that a request for reconsideration must be filed within 7 days from the Board meeting.

A variance from the Building Code Board of Appeals may be required for variances from the Zoning Board of Adjustment (no Sign Review Board cases need to call). Please consult a code specialist in the Plan Review Division at 974-2580.

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

CASE #

ROW #

C15-2010-0046

10427277

CITY OF AUSTIN

TP-0226100618

## APPLICATION TO BOARD OF ADJUSTMENT GENERAL VARIANCE/PARKING VARIANCE

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

WAR  
NING

: Filing of this appeal stops all affected construction activity.

STREET ADDRESS: 5705 Avenue G

LEGAL DESCRIPTION: Subdivision -

Lot(s) \_\_\_\_\_ Block \_\_\_\_\_ Outlot \_\_\_\_\_ Division \_\_\_\_\_

I/We David Cancialosi on behalf of myself/ourselves as authorized agent for

\_\_\_\_\_ affirm that on

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

(check appropriate items below)

\_\_\_ ERECT \_\_\_ ATTACH \_\_\_ COMPLETE \_\_\_ REMODEL X MAINTAIN

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.

(zoning district) SF-3

CARPORT AND PORCH - EXTEND VARIANCE APPROVAL FROM JULY 2010.

**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: THE CARPORT IS NOT LARGE ENOUGH TO COVER A CAR AND PROTECT IT FROM RAIN & HAIL. CARPORT IS EXISTING. OWNER IS REQUESTING TO EXTEND PRIOR APPROVED VARIANCE, JULY 2010. EXPIRED DUE TO OWNER'S INABILITY  
**HARDSHIP:** TO ERECT CARPORT AND PORCH.

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

THIS IS ONLY PLACE TO MAINTAIN THE CARPORT & THE PORCH.

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

THE CARPORT CANNOT BE LOCATED IN SIDE OR REAR YARD. SURROUNDING LOTS HAVE ROOM TO LOCATE A CARPORT IN THE SIDE OR REAR YARDS. THE

**AREA CHARACTER:** PORCH WILL BE LOCATED IN FRONT YARD.

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:

THE CARPORT WILL BE PAINTED AND WILL MATCH THE HOME. IT WILL NOT ALTER CHARACTER OF SURROUNDING AREA.

**PARKING:** (Additional criteria for parking variances only.) \*\*N/A\*\*

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:

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

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**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**

**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 \_\_\_\_\_

8500 Shaul Creek Bldg 4 #200 Atx 78157

Printed \_\_\_\_\_

Phone \_\_\_\_\_ Date \_\_\_\_\_

DAVID CANCIAROSI 799 2401 7/30/11

**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 \_\_\_\_\_

Printed \_\_\_\_\_

Phone \_\_\_\_\_ Date \_\_\_\_\_

# EXTENSION OF TIME

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Signed

Mail Address

Printed

Phone 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

Mail Address

Printed

Phone Date





BOARD OF ADJUSTMENT

CASE#: C15-2010-0046  
 ADDRESS: 5705 AVENUE G  
 GRID: K27  
 MANAGER: SUSAN WALKER



" = 100'

DATUM: NAD83

This map has been produced by G.I.S. Services for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding accuracy or completeness.





## PUBLIC HEARING INFORMATION

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- appearing and speaking for the record at the public hearing;

and:

- occupies a primary residence that is within 500 feet of the subject property or proposed development;
- is the record owner of property within 500 feet of the subject property or proposed development; or
- is an officer of an environmental or neighborhood organization that has an interest in or whose declared boundaries are within 500 feet of the subject property or proposed development.

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Case Number: C15-2010-0046, 5705 Ave G

Contact: Susan Walker, 974-2202

Public Hearing:

Board of Adjustment, May 10, 2010

MARCEL M. JUSTICE  
Your Name (please print)

5805 AVE. G AUSTIN TX 78752  
Your address(es) affected by this application

Marcel M. Justice 5/5/10  
Signature Date

Daytime Telephone: 459-7965

Comments: Look on it

☒ I am in favor  
☐ I object

If you use this form to comment, it may be returned to:

City of Austin-Planning & Development Review Department/ 2<sup>nd</sup> Floor

C/O Susan Walker

P. O. Box 1088

Austin, TX 78767-8810

**CITY OF AUSTIN**  
**Board of Adjustment/Sign Review Board**  
**Decision Sheet**

**DATE:** Monday, July 12, 2010

**CASE NUMBER:** C15-2010-0046

☐ Y Jeff Jack  
☐ Y Melissa Hawthorne  
☐ Y Nora Salinas  
☐ Y Bryan King  
☐ Y Leane Heldenfels, Chairman **Motion to GRANT**  
☐ Y Clarke Hammond, Vice Chairman **2<sup>nd</sup> the Motion**  
☐ Y Heidi Goebel

**APPLICANT:** Michael Vacek

**OWNER:** Celia Thrash

**ADDRESS:** 5705 AVENUE G

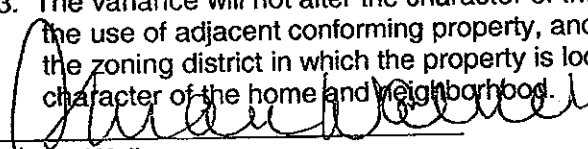
**VARIANCE REQUESTED:** The applicant has requested a variance to decrease the minimum front street setback requirement of Section 25-2-492 (D) from 25 feet to 15 feet in order to attach a carport and porch to a single-family residence in an "SF-3-NP", Family Residence – Neighborhood Plan zoning district. (Highland Neighborhood Plan)

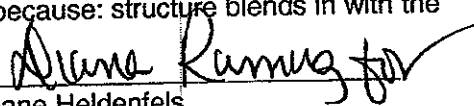
The applicant has requested a variance from Section 25-2-1604 (C) (1) which states that a parking structure with an entrance that faces the front yard may not be closer to the front lot line than the building façade in order to attached a carport to a single-family residence in an "SF-3-NP", Family Residence – Neighborhood Plan zoning district. (Highland Neighborhood Plan)

**BOARD'S DECISION:** The public hearing was closed on Board Member Leane Heldenfels motion to Grant conditions that carport remain open at all times, Board Member Clarke Hammond second on a 7-0 vote; **GRANTED.**

**FINDING:**

1. The Zoning regulations applicable to the property do not allow for a reasonable use because: the carport would not be large enough to cover a car, protect from rain and hail/no other location in the lot
2. (a) The hardship for which the variance is requested is unique to the property in that: this is only location to place the carport  
  
(b) The hardship is not general to the area in which the property is located because: no other location in the lot
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: structure blends in with the character of the home and neighborhood.

  
Susan Walker  
Executive Liaison

  
Leane Heldenfels  
Chairman

**CITY OF AUSTIN  
Board of Adjustment/Sign Review Board  
Decision Sheet**

**DATE:** Monday, June 14, 2010

**CASE NUMBER:** C15-2010-0046

\_\_\_\_ Jeff Jack  
\_\_\_\_ Michael Von Ohlen **Motion to PP to July 12, 2010**  
\_\_\_\_ Nora Salinas  
\_\_\_\_ Bryan King **2<sup>nd</sup> the Motion**  
\_\_\_\_ Leane Heldenfels, Chairman  
\_\_\_\_ Clarke Hammond, Vice Chairman  
\_\_\_\_ Heidi Goebel

**APPLICANT:** Michael Vacek

**OWNER:** Celia Thrash

**ADDRESS:** 5705 AVENUE G

**VARIANCE REQUESTED:** The applicant has requested a variance to decrease the minimum front street setback requirement of Section 25-2-492 (D) from 25 feet to 15 feet in order to attach a carport and porch to a single-family residence in an "SF-3-NP", Family Residence – Neighborhood Plan zoning district. (Highland Neighborhood Plan)

The applicant has requested a variance from Section 25-2-1604 (C) (1) which states that a parking structure with an entrance that faces the front yard may not be closer to the front lot line than the building façade in order to attached a carport to a single-family residence in an "SF-3-NP", Family Residence – Neighborhood Plan zoning district. (Highland Neighborhood Plan)

**BOARD'S DECISION:** The public hearing was closed on Board Member Michael Von Ohlen motion to Postpone to July 12, 2010 for more information and drawings, need hardship, Board Member Bryan King second on a 7-0 vote; **POSTPONED TO JULY 12, 2010.**

**FINDING:**

1. The Zoning regulations applicable to the property do not allow for a reasonable use because:
2. (a) The hardship for which the variance is requested is unique to the property in that:  
(b) The hardship is not general to the area in which the property is located because:
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:

\_\_\_\_\_  
Susan Walker  
Executive Liaison

\_\_\_\_\_  
Leane Heldenfels  
Chairman

**CITY OF AUSTIN  
Board of Adjustment/Sign Review Board  
Decision Sheet**

**DATE: Monday, May 10, 2010**

**CASE NUMBER: C15-2010-0046**

\_\_\_\_ Jeff Jack  
\_\_\_\_ Michael Von Ohlen  
\_\_\_\_ Nora Salinas  
\_\_\_\_ Bryan King  
\_\_\_\_ Leane Heldenfels, Chairman  
\_\_\_\_ Clarke Hammond, Vice Chairman  
\_\_\_\_ Heidi Goebel  
\_\_\_\_ Melissa Hawthorne

**APPLICANT: Michael Vacek**

**OWNER: Celia Thrash**

**ADDRESS: 5705 AVENUE G**

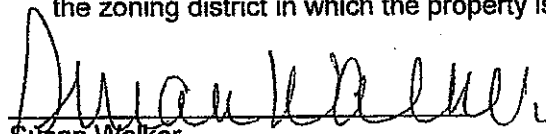
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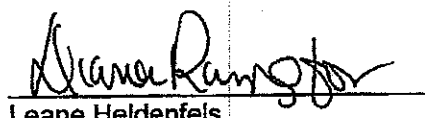
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**BOARD'S DECISION: POSTPONED TO JUNE 14, 2010 FOR HARDSHIP AND SCALED DRAWING**

**FINDING:**

1. The Zoning regulations applicable to the property do not allow for a reasonable use because:
2. (a) The hardship for which the variance is requested is unique to the property in that:  
  
     (b) The hardship is not general to the area in which the property is located because:
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:

  
\_\_\_\_\_  
Susan Walker  
Executive Liaison

  
\_\_\_\_\_  
Leane Heldenfels  
Chairman

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Case Number: C15-2010-0046, 5705 Ave G

Contact: Susan Walker, 974-2202

Public Hearing:

Board of Adjustment, May 10, 2010

*Michael Vacek*

Your Name (please print)

*5705 Ave G*

Your address(es) affected by this application

*Michael Vacek*

Signature

*5/3/2010*

Date

Daytime Telephone: *512-576-8793*

Comments:

☒ I am in favor  
☐ I object

If you use this form to comment, it may be returned to:

City of Austin-Planning & Development Review Department/ 2<sup>nd</sup> Floor

C/O Susan Walker

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C15-2010-0046, 5705 Ave G

Contact: Susan Walker, 974-2202

Public Hearing:

Board of Adjustment, May 10, 2010

*Jacqueline Scoggins*  
Your Name (please print)

*5705 Ave G 78752*

Your address(es) affected by this application

*Susan Walker*  
Signature

*5/3/2010*  
Date

Daytime Telephone: *576-8783*

Comments:



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C/O Susan Walker

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Austin, TX 78767-8810

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Case Number: C15-2010-0046, 5705 Ave G

Contact: Susan Walker, 974-2202

Public Hearing:

Board of Adjustment, May 10, 2010

*Celia Thash*  
Your Name (please print)

*5705 Ave G* *28752*

Your address(es) affected by this application

*Celia Thash*  
Signature

*5/3/2010*  
Date

Daytime Telephone: *576-8273*

Comments:

☒ I am in favor  
☐ I object

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Austin, TX 78767-8810

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Case Number: C15-2010-0046, 5705 Ave G  
Contact: Susan Walker, 974-2202  
Public Hearing:  
Board of Adjustment, May 10, 2010

*Casey Thomas*  
Your Name (please print)

*5705 Ave G 78752*  
Your address(es) affected by this application

*Casey Thomas* *5/3/2010*  
Signature Date

Daytime Telephone: *576-8793*

Comments:

<input checked="" type="checkbox"/> I am in favor
<input type="checkbox"/> I object

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C/O Susan Walker  
P. O. Box 1088  
Austin, TX 78767-8810



**CITY OF AUSTIN**  
**Board of Adjustment/Sign Review Board**  
**Decision Sheet**

**DATE:** Monday, July 12, 2010

**CASE NUMBER:** C15-2010-0046

☐ Y Jeff Jack  
☐ Y Melissa Hawthorne  
☐ Y Nora Salinas  
☐ Y Bryan King  
☐ Y Leane Heldenfels, Chairman **Motion to GRANT**  
☐ Y Clarke Hammond, Vice Chairman **2<sup>nd</sup> the Motion**  
☐ Y Heidi Goebel

**APPLICANT:** Michael Vacek

**OWNER:** Celia Thrash

**ADDRESS:** 5705 AVENUE G

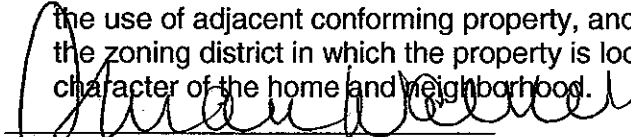
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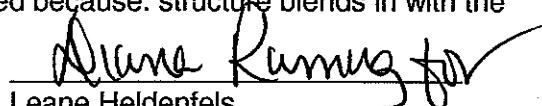
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**BOARD'S DECISION:** The public hearing was closed on Board Member Leane Heldenfels motion to Grant conditions that carport remain open at all times, Board Member Clarke Hammond second on a 7-0 vote; **GRANTED.**

**FINDING:**

1. The Zoning regulations applicable to the property do not allow for a reasonable use because: the carport would not be large enough to cover a car, protect from rain and hail/no other location in the lot
2. (a) The hardship for which the variance is requested is unique to the property in that: this is only location to place the carport  
  
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Susan Walker  
Executive Liaison

  
Leane Heldenfels  
Chairman

**CITY OF AUSTIN**  
**Board of Adjustment/Sign Review Board**  
**Decision Sheet**

**DATE:** Monday, June 14, 2010

**CASE NUMBER:** C15-2010-0046

\_\_\_\_ Jeff Jack  
\_\_\_\_ Michael Von Ohlen **Motion to PP to July 12, 2010**  
\_\_\_\_ Nora Salinas  
\_\_\_\_ Bryan King **2<sup>nd</sup> the Motion**  
\_\_\_\_ Leane Heldenfels, Chairman  
\_\_\_\_ Clarke Hammond, Vice Chairman  
\_\_\_\_ Heidi Goebel

**APPLICANT:** Michael Vacek

**OWNER:** Celia Thrash

**ADDRESS:** 5705 AVENUE G

**VARIANCE REQUESTED:** The applicant has requested a variance to decrease the minimum front street setback requirement of Section 25-2-492 (D) from 25 feet to 15 feet in order to attach a carport and porch to a single-family residence in an "SF-3-NP", Family Residence – Neighborhood Plan zoning district. (Highland Neighborhood Plan)

The applicant has requested a variance from Section 25-2-1604 (C) (1) which states that a parking structure with an entrance that faces the front yard may not be closer to the front lot line than the building façade in order to attached a carport to a single-family residence in an "SF-3-NP", Family Residence – Neighborhood Plan zoning district. (Highland Neighborhood Plan)

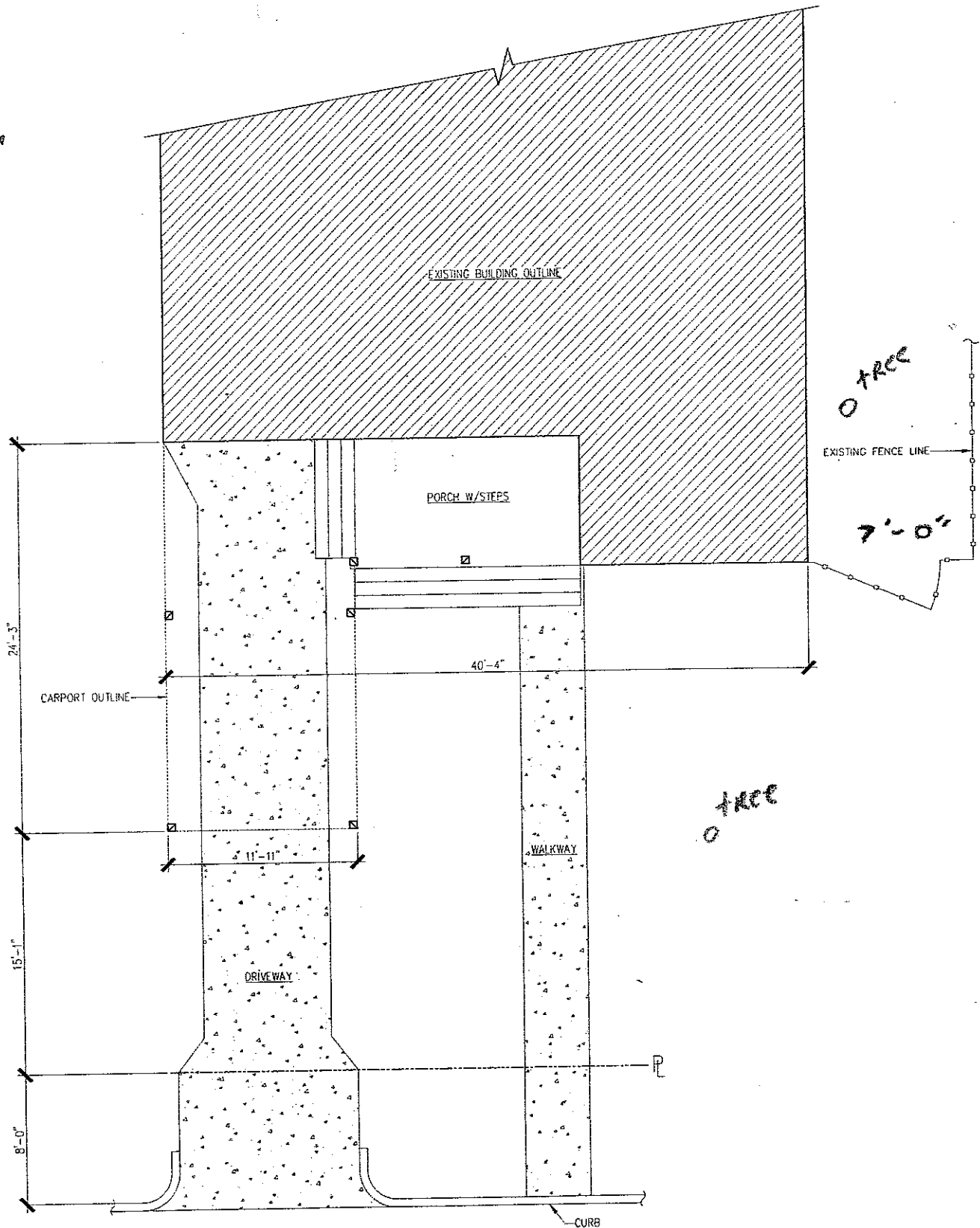
**BOARD'S DECISION:** The public hearing was closed on Board Member Michael Von Ohlen motion to Postpone to July 12, 2010 for more information and drawings, need hardship, Board Member Bryan King second on a 7-0 vote; **POSTPONED TO JULY 12, 2010.**

**FINDING:**

1. The Zoning regulations applicable to the property do not allow for a reasonable use because:
2. (a) The hardship for which the variance is requested is unique to the property in that:  
  
(b) The hardship is not general to the area in which the property is located because:
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:

\_\_\_\_\_  
Susan Walker  
Executive Liaison

\_\_\_\_\_  
Leane Heldenfels  
Chairman



AVENUE G

EXISTING BUILDING OUTLINE / CARPORT PLAN  
SCALE: 1/4"=1'-0"

A.1

SHEET NO.

RESIDENCE 5705 AVENUE G AUSTIN, TX 78752

EXISTING BUILDING OUTLINE / CARPORT PLAN



TEXDRAFT, LLC  
WWW.TEXDRAFT.COM  
512.947.9924

JULY 07, 2010  
REV 0  
5705\_TXDRFT

**CITY OF AUSTIN**  
**Board of Adjustment/Sign Review Board**  
**Decision Sheet**

**DATE: Monday, May 10, 2010**

**CASE NUMBER: C15-2010-0046**

\_\_\_\_ Jeff Jack  
\_\_\_\_ Michael Von Ohlen  
\_\_\_\_ Nora Salinas  
\_\_\_\_ Bryan King  
\_\_\_\_ Leane Heldenfels, Chairman  
\_\_\_\_ Clarke Hammond, Vice Chairman  
\_\_\_\_ Heidi Goebel  
\_\_\_\_ Melissa Hawthorne

**APPLICANT: Michael Vacek**

**OWNER: Celia Thrash**

**ADDRESS: 5705 AVENUE G**

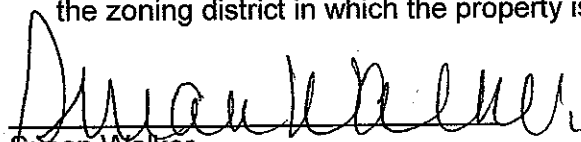
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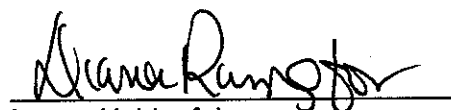
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**BOARD'S DECISION: POSTPONED TO JUNE 14, 2010 FOR HARDSHIP AND SCALED DRAWING**

**FINDING:**

1. The Zoning regulations applicable to the property do not allow for a reasonable use because:
2. (a) The hardship for which the variance is requested is unique to the property in that:  
  
(b) The hardship is not general to the area in which the property is located because:
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:

  
Susan Walker  
Executive Liaison

  
Leane Heldenfels  
Chairman

## PUBLIC HEARING INFORMATION

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- appearing and speaking for the record at the public hearing;

and:

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Case Number: C15-2010-0046, 5705 Ave G

Contact: Susan Walker, 974-2202

Public Hearing:

Board of Adjustment, May 10, 2010

Michael Vacek  
Your Name (please print)

<input checked="" type="checkbox"/> I am in favor
<input type="checkbox"/> I object

5705 Ave G  
Your address(es) affected by this application

Michael Vacek 5/3/2010  
Signature Date

Daytime Telephone: 512-576-8793

Comments: \_\_\_\_\_

If you use this form to comment, it may be returned to:

City of Austin-Planning & Development Review Department/ 2<sup>nd</sup> Floor  
C/O Susan Walker  
P. O. Box 1088  
Austin, TX 78767-8810

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**Case Number:** C15-2010-0046, 5705 Ave G

**Contact:** Susan Walker, 974-2202

**Public Hearing:**  
**Board of Adjustment, May 10, 2010**

*Jacqueline Scoggins*  
Your Name (please print) \_\_\_\_\_

<input checked="" type="checkbox"/> I am in favor of this object
--

*5705 Ave G 28752*  
Your address(es) affected by this application \_\_\_\_\_

*Susan Walker* \_\_\_\_\_ *5/3/2010*  
Signature \_\_\_\_\_ Date \_\_\_\_\_

Daytime Telephone: *576-8783* \_\_\_\_\_

Comments: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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Case Number: C15-2010-0046, 5705 Ave G

Contact: Susan Walker, 974-2202

Public Hearing:  
Board of Adjustment, May 10, 2010

*Celia Thomas*  
Your Name (please print)

☒ I am in favor  
☐ I object

5705 Ave G 78752  
Your address(es) affected by this application

*Celia Thomas*  
Signature

5/3/2010  
Date

Daytime Telephone: 576-8273

Comments:

If you use this form to comment, it may be returned to:

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C/O Susan Walker  
P. O. Box 1088  
Austin, TX 78767-8810

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Case Number: C15-2010-0046, 5705 Ave G

Contact: Susan Walker, 974-2202

Public Hearing:

Board of Adjustment, May 10, 2010

Bruce Thomas  
Your Name (please print)

5705 Ave G 78752

Your address(es) affected by this application

[Signature]  
Signature

5/3/2010  
Date

Daytime Telephone: 526-8793

Comments:

<input checked="checked" type="checkbox"/> I am in favor
<input type="checkbox"/> I object

If you use this form to comment, it may be returned to:

City of Austin-Planning & Development Review Department/ 2<sup>nd</sup> Floor

C/O Susan Walker

P. O. Box 1088

Austin, TX 78767-8810



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

CASE # C15-2010-0046  
ROW # 1042227

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

TP-0226100618

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

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

STREET ADDRESS: 5705 Ave G

LEGAL DESCRIPTION: Subdivision - Skyview

Lot(s) 104 Block \_\_\_\_\_ Outlot \_\_\_\_\_ Division \_\_\_\_\_

I/We Michael Yacek on behalf of myself/ourselves as authorized agent for

Celia Thrash affirm that on 4/9, 2010

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

(check appropriate items below)

\_\_\_ ERECT ☒ ATTACH \_\_\_ COMPLETE \_\_\_ REMODEL \_\_\_ MAINTAIN

Carport, porch

in a SF-3-NP district.  
(zoning district)

SF-3-NP Highland N.P.

**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:  
the carport would not be large enough to cover  
a car - protect from rain and hail.

**HARDSHIP:**

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

the only place to put a carport.

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

we are unable to pull car into backyard - other  
lots have room on side of house to pull car into  
backyard or alley.

**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:

the carport matches the house, when it is painted,  
you won't be able to tell it was added on.

**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:

N/A

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:

N/A

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

N/A

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

N/A

**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 Michael Vacek Mail Address 5705 Ave G

City, State & Zip Austin, TX 78752

Printed Michael Vacek <sup>(512)</sup> Phone 576-8793 Date 4/8/10

**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 Celia Thrash Mail Address 601 E. Newport

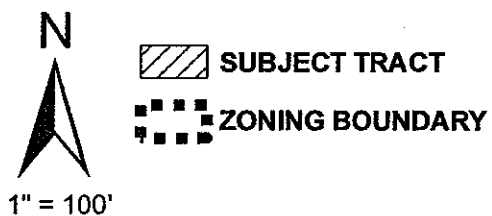
City, State & Zip McAllen Texas 78501

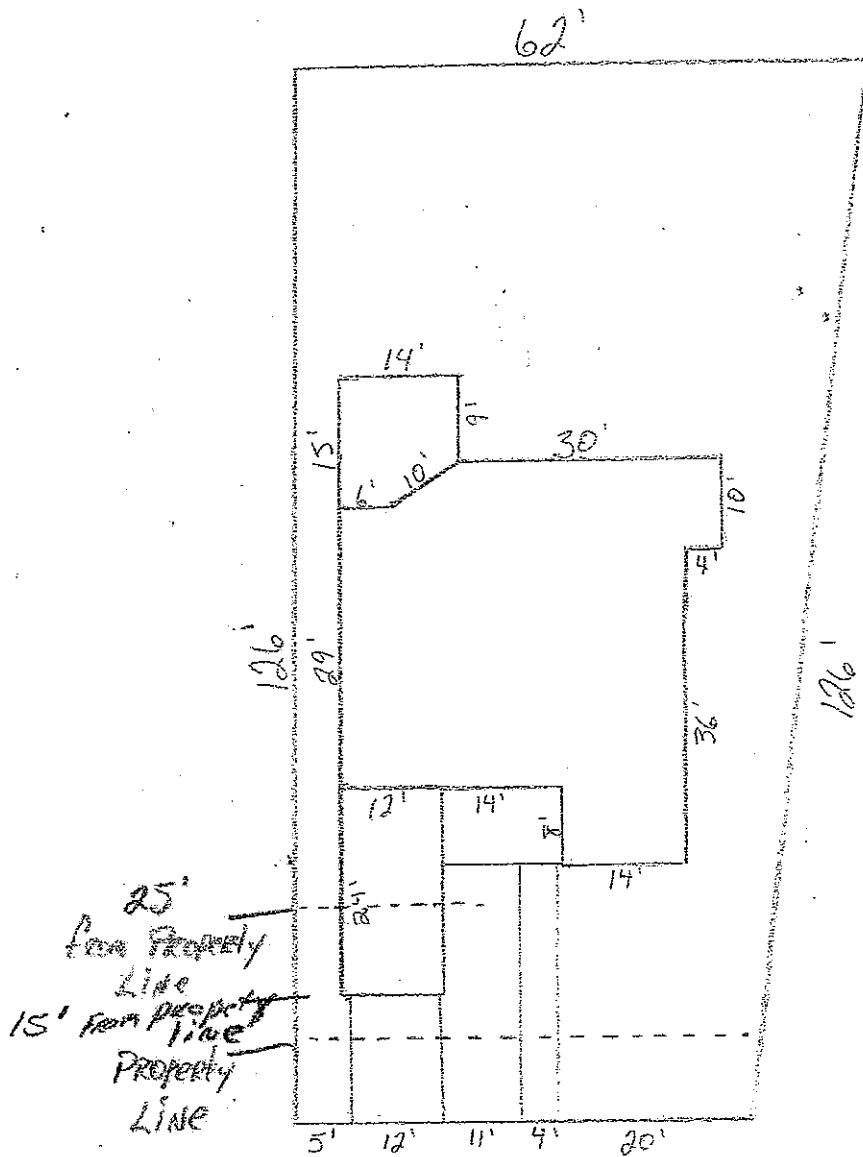
Printed Celia Thrash Phone 956-630-6517 Date 4-7-10



BOARD OF ADJUSTMENT

CASE#: C15-2010-0046  
ADDRESS: 5705 AVENUE G  
GRID: K27  
MANAGER: SUSAN WALKER





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

AE APPROVED  
MAR 29 2010  
88-200  
JGM

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Case Number: C15-2010-0046, 5705 Ave G

Contact: Susan Walker, 974-22202

Public Hearing:

Board of Adjustment, May 10, 2010

*MAY W. STEL, M. JUSTICE*

Your Name (please print)

☒ I am in favor  
☐ I object

*5805 AVE. G AUSTIN TX 78752*

Your address(es) affected by this application

*Manuel M. Santos 5/5/10*

Signature

Date

Daytime Telephone: *459-7965*

Comments:

*Linda Mills*

If you use this form to comment, it may be returned to:

City of Austin-Planning & Development Review Department/ 2<sup>nd</sup> Floor

C/O Susan Walker

P. O. Box 1088

Austin, TX 78767-8810