



**Residential Design Compatibility Commission
MINUTES**

**REGULAR MEETING
April 4, 2012**

The Residential Design Compatibility Commission convened in a regular meeting on April 4, 2012, City Hall, Boards and Commission Room, 301 West 2nd Street in Austin, Texas.

William Burkhardt called the Commission Meeting to order at 6:00 p.m.

Commissioners in Attendance: William Burkhardt, Mary Ingle, Chuck Mains, Keith Jackson, and Lucy Katz – arrived at 7:15pm

Commissioners Absent: Karen McGraw, Missy Bledsoe

City Staff: Sylvia Benavidez

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. RESIDENTIAL DESIGN AND COMPATIBILITY STANDARDS

**B-1 2012-017858R Ryan Vinson
1809 Schulle 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% (2730 sq ft) to 46.8 % (3188 sq ft) for new construction of a 2sty single family residence in a SF3-NP zoning district.

WITHDRAWN BY APPLICANT

**C-1 2012-025032RA Christy Dittmar
 904 Ebony**

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% (3152 sq ft) to 46 % (3625 sq ft) for a 2nd story addition to an existing single family residence in a SF3-NP zoning district.

POSTPONED BY APPLICANT TO MAY 2, 2012

**C-2 2012-01202R Peter Pevoto
 Gossett Jones Homes
 4107 Avenue G**

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% (2595 sq ft) to 45% (2920 sq ft) to built a New 2 sty SF residence with habitable attic space in a SF-3-HD-NCCD zoning district.

**COMMISSION'S DECISION: Commissioner William Burkhardt ABSTAINED
Commissioner Chuck Mains lead the discussion item for Commissioner Burkhardt (Chair)
The public hearing was closed on Commissioner Mary Ingle motion to Postpone
Commissioner Keith Jackson second on a 4to 0 vote: POSTPONED FOR MAY 2, 2012.**

D DISCUSSION ITEMS:

D-1 Status on Amending Ordinance 20080618-93 to put back the language that was removed from ordinance 20060622-22 E (3) an areas with a ceiling height greater than 15 ft is counted twice.

- Council Date: May 24, 2012
- Council Action:

Commissioner Burkhardt will council take action? What will be presented to Council?

D-2 Subchapter F Attic Exemption Criteria

- R304
- R305

Commissioner Burkhardt explained the recent BOA interpretation of the Attic exemption in relation to the LDC (land development code) & International Building Code.

BOA attic exemption proposed interpretation scheduled for April 9, 2012

D-3 Work group status – RDCC submittal sample packets

- Criteria & Design
- Building line parallel to Street (Commissioner William Burkhardt provide exhibit)

No Action Taken

Commissioner Mary Ingle comment – excellent changes that or more in line with the design and compatibility for the waiver request

Commissioner William Burkhardt recommended bringing back to the next meeting scheduled for May 2, 2012 and submitting the process for the application change and any staff recommendations

E APPROVAL OF MINUTES:

E-1 November 30, 2011 Work Session (Commissioner Mains & Commissioner Jackson Absent)

COMMISSION’S DECISION: The public hearing was closed on Commissioner Mary Ingle motion to approve Commissioner Chuck Mains second on a vote 4 to 0. APPROVED

(Commissioner Missy Bledsoe, Commissioner Karen McGraw, Commissioner Lucy Katz, ABSENT).

E-2 February 27, 2012 – Special Called Meeting (Commissioner Jackson, Commissioner Bledsoe, Commissioner Katz absent)

COMMISSION’S DECISION: The public hearing was closed on Commissioner Chuck Mains motion to approve Commissioner Mary Ingle second on a vote 4 to 0. APPROVED

(Commissioner Missy Bledsoe, Commissioner Karen McGraw, Commissioner Lucy Katz, ABSENT).

E-3 March 13, 2012 (Commissioner Jackson, Commissioner McGraw absent)

COMMISSION’S DECISION: The public hearing was closed on Commissioner Mary Ingle motion to approve Commissioner Keith Jackson second on a vote 4 to 0. APPROVED

(Commissioner Missy Bledsoe, Commissioner Karen McGraw, Commissioner Lucy Katz, ABSENT).

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, for additional information; TTY users route through Relay Texas at 711.