

Walker, Susan

From: Joyce Basciano <[REDACTED]>
Sent: Monday, May 06, 2013 2:44 PM
To: Walker, Susan
Cc: Ramirez, Diana
Subject: C15-2013-0036 1512 W 29th St

Hello Susan,

Would you or Diana see that this email is included in the BOA members' packets? I just received notification of this hearing Saturday May 4, 2013 and it's my understanding that the deadline for submitting materials to the BOA for the packets is 5 pm the following Monday, which is today.

Please let me know that you received this in time for inclusion in the packet.

Thank you,

Joyce Basciano

Chair Jack and Members of the Board of Adjustment,

The Bryker Woods Neighborhood Association Board of Directors **opposes** this variance request. For a **substantial deviation from code** there needs to be an articulated hardship. We are having trouble discerning a real hardship in this case.

In addition, there are 4 permits for previous projects on this site that are still open.

Also, as we understand the code, an agreement for the carport's incursion into the public utility easement on the west side of the house is required before the building permit can be approved. It is our understanding that this issue should have been resolved before applying for a variance. There is no agreement in the file.

There is a question about the second floor "emergency doors" between the structures. Shouldn't the doors swing outward from the structures if they are intended to allow emergency egress?

Finally, the cottage is a separate dwelling. Should it ever be rented is there enough on-site parking?

Thank you for your service to the community.

Joyce Basciano
Bryker Woods Neighborhood Association