




N



SUBJECT TRACT



PENDING CASE



ZONING BOUNDARY

CASE#: C15-2015-0048  
Address: 2105 FOREST TRAIL



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by CTM for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

1" = 250'

Special Exception

CASE# C15-2015-0048  
ROW# 11309150  
TAX# 0115040731

4  
2

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

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

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

STREET ADDRESS: 2105 Forest Trail

LEGAL DESCRIPTION: Subdivision – Tarry Town Center

Lot(s) 6 Block \_\_\_\_\_ Outlot \_\_\_\_\_ Division \_\_\_\_\_

I/We Richard Gift on behalf of myself/ourselves as authorized agent for

Brett and Rita Stewart affirm that on \_\_\_\_\_, \_\_\_\_\_,

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

(check appropriate items below and state what portion of the Land Development  
Code you are seeking a variance from)

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

in a SF-3 - NP district. (West Austin Neighborhood Group)  
(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):**

K1  
3

**REASONABLE USE:**

1. The zoning regulations applicable to the property do not allow for a reasonable use because:

SPECIAL EXCEPTION

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**HARDSHIP:**

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

SPECIAL EXCEPTION

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

SPECIAL EXCEPTION

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**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:

SPECIAL EXCEPTION

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**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 [Signature] Mail Address PO Box 5009

City, State & Zip Austin, Texas 78703

Printed RICHARD GIFT Phone 512-924-2007 Date 2/23/2015

**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 EMAIL B Mail Address 2204 MEADOWBROOK DRIVE

City, State & Zip AUSTIN, TEXAS 78703

Printed BRETT STEWART Phone 5124842512 Date 2/23/2015

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:

**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 \_\_\_\_\_ Mail Address PO Box 5009

City, State & Zip Austin, Texas 78703

Printed \_\_\_\_\_ Phone 512-924-2007 Date 2/23/2015

**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 2204 MEADOWBROOK DRIVE

City, State & Zip AUSTIN, TEXAS 78703

Printed BRETT STEWART Phone \_\_\_\_\_  
5124842512 Date 2/23/2015

K1/5

25-2-476 SPECIAL EXCEPTIONS.

(A) The Board of Adjustment shall grant a special exception for an existing residential structure, or portion of an existing structure, that violates a setback required under Chapter 25-2 (Zoning) if the board finds that the special exception meets the requirements of this section.

(B) The Board shall grant a special exception under Subsection (A) of this section if:

(1) the residential use for which the special exception is sought is allowed in an SF-3 or more restrictive zoning district;

(2) the building official performs an inspection and determines that the violation does not pose a hazard to life, health, or public safety; and

(3) the Board finds that:

(a) the violation has existed for:

(i) at least 25 years; or

(ii) at least 10 years, if the application for a special exception is submitted on or before June 6, 2016;

(b) the use is a permitted use or a nonconforming use;

(c) the structure does not share a lot with more than one other primary residence; and

(d) granting a special exception would not:

(i) alter the character of the area;

(ii) impair the use of adjacent property that is developed in compliance with city code;

or

(iii) grant a special privilege that is inconsistent with other properties in the area or in the district in which the property is located.

(C) A special exception granted under this section:

(1) applies only to the structure, or portion of a structure, for which the special exception was granted and does not run with the land;

(2) may not authorize an increase in the degree of noncompliance or excuse compliance with minimum health and safety requirements; and

(3) may not authorize a remodel or addition to the existing structure, except to the extent required by the building official to meet minimum life and safety requirements.

(D) A structure granted a special exception under this section shall be treated as a non-complying structure under Chapter 25-2, Article 8 (Noncomplying Structures).

Source: Ord. 20110526-098; Ord. 20121108-091; Ord. 20130822-126.

141  
6

S

— x — wire fence  
— // — wood board fence  
— ··· — overhead utility line  
(Record Bearing and Distance)

N15°52'00"E

# TARRY-TOWN PLACE VOLUME 3 PAGE 248

LOT 36

LOT 5

(S74°08'E 127.5')  
S74°13'20"E 127.44'

curb inlet

water meter

55.00'

(55')

curb

stepping stones

concrete walk

wood deck

10.8'

13.2'

33.0'

One-Story  
Frame  
No. 2105

20.5'

16.1'

14.0'

25.8'

37.2'

12.5'

13.1'

3.6'

2.0'

10.7'

0.7'

20.5'

16.1'

rock

LOT 6

LOT 35

55.00' (S15°52'00"W)  
55.00' (S15°52'00"W)

5' PUE per plat

conc. wall

rock border

gravel

rock border

Two-Story  
Frame

metal steps  
and landing

4.5' concrete

18'

1/2" iron rod found  
but not used bears  
N05°51'E 0.57'

LOT 34

LOT 7

N74°13'20"W 127.44'

(N74°08'W 127.5')

concrete driveway

0.1'

30' Building Line Per

Volume 555 Page 328

54.93'

(55')

IPF

curb

FOREST TRAIL (50')

SURVEY MAP OF:

LOT 6, TARRY-TOWN PLACE, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OF PLAT THEREOF RECORDED IN VOLUME 3 PAGE 248 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

LOCATED AT 2105 FOREST TRAIL

JK

2003 Aerial CITY OF AUSTIN DEVELOPMENT WEB MAP 2105 Forest Trail



Legend

- Lot Lines
- Streets
- Building Footprints
- Named Creeks
- Lakes and Rivers
- Parks
- County

8/8/15

THIS PRODUCT IS FOR INFORMATIONAL PURPOSES AND MAY NOT HAVE BEEN PREPARED FOR OR BE SUITABLE FOR LEGAL, ENGINEERING, OR SURVEYING PURPOSES. IT DOES NOT REPRESENT AN ON-THE-GROUND SURVEY AND REPRESENTS ONLY THE APPROXIMATE RELATIVE LOCATION OF PROPERTY BOUNDARIES. THIS PRODUCT HAS BEEN PRODUCED BY THE CITY OF AUSTIN FOR THE SOLE PURPOSE OF GEOGRAPHIC REFERENCE. NO WARRANTY IS MADE BY THE CITY OF AUSTIN REGARDING SPECIFIC ACCURACY OR COMPLETENESS.



K1  
9

## Improvement / Building

**Improvement #1:** 1 FAM DWELLING **State Code:** A1 **Living Area:** 1644.0 sqft **Value:** N/A

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
1ST	1st Floor	WW - 4+		1941	1644.0
011	PORCH OPEN 1ST F	* - 4+		1941	64.0
095	HVAC RESIDENTIAL	* - *		1941	1644.0
251	BATHROOM	* - *		1941	2.0
435	FENCE IRON LF	A - *		1941	120.0
512	DECK UNCOVERED	* - 4+		1941	42.0
512	DECK UNCOVERED	* - 4+		1941	144.0

**Improvement #2:** GARAGE APARTMENT **State Code:** A1 **Living Area:** 460.0 sqft **Value:** N/A

Type	Description	Class CD	Exterior Wall	Year Built	SQFT
2ND	2nd Floor	WW - 4-		1941	460.0
031	GARAGE DET 1ST F	WW - 4-		1941	460.0
413	STAIRWAY EXT	G - *		1941	1.0

## Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	LAND	Land	0.1549	6747.44	0.00	0.00	N/A	N/A

## Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2015	N/A	N/A	N/A	N/A	N/A	N/A
2014	\$124,386	\$400,000	0	524,386	\$0	\$524,386

## Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	9/22/1989	WD	WARRANTY DEED	NELSON JAMES J	STEWART BRETT B & RITA M	11029	00900	
2	2/22/1972	WD	WARRANTY DEED		NELSON JAMES J	04276	02387	

Questions Please Call (512) 834-9317

This site requires cookies to be enabled in your browser settings.

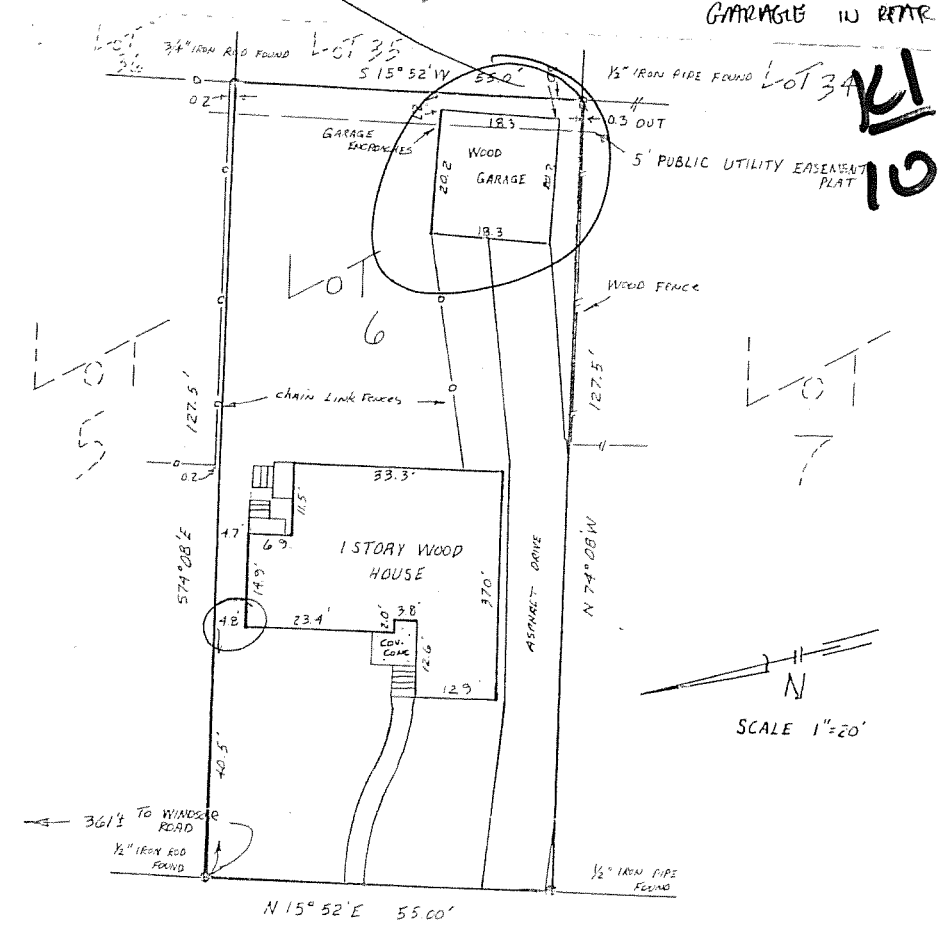
Website version: 1.2.2.3

Database last updated on: 2/24/2015 1:35  
AM

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Reserved. Privacy Notice

This site only supports Internet Explorer 6+, Netscape 7+ and Firefox 1.5+.

REQUESTED CO FOR GARAGES IN REAR



(2105) FOREST TRAIL (50' R.O.W.)

LOT NO. 6	BLOCK NO. ----	SUBDIVISION ADDITION	TARRY-TOWN PLACE
SECTION UNIT ----	PHASE ----	BOOK 3	PAGE SLIDE 248
COUNTY TRAVIS	STATE OF TEXAS	STREET ADDRESS 2105 FOREST TRAIL	PLAT RECORDS
CITY AUSTIN	REFERENCE NAME BRETT B. STEWART AND RITA M. STEWART		

**American Surveying Company of Austin**

612 San Antonio St., Suite G-17  
Austin, Texas 78701  
(512) 482-0071

Subject property 10/25/24  
 lie within the 100 Year flood  
 prone area and has a Zone  
 rating as shown on the Flood  
 Insurance Rate Map (F.I.R.M.)  
 Community No. 4350  
 Parcel 10/25/24  
 dated 7-2-24  
 This certification is for  
 insurance purposes only and is  
 not a guarantee that this  
 property will or will not flood.

*David B. Smith*

INV#284195

DATE 09-11-29

TITLE CO. COMMONWEALTH

TO THE LIENHOLDERS AND OR BAYERS OF THE PREMISES REFERRED AND TO  
**COMMONWEALTH LAND TITLE COMPANY OF AUSTIN**  
 I do hereby certify that this survey was the only one on the  
 ground of the property legally described herein and is correct.

DATE 09-11-29

BY DAVID B. SMITH

12/11

Geo. W. Sandlin

2105 Forest Trail

155

6

Tarrytown Place

Frame Res & Box Garage

22194 - 7p 22-41

5

After recording, return to:

City of Austin  
Office of Real Estate Services  
505 Barton Springs Rd., Suite 1350  
Austin, TX. 78704

K  
12

Attn: Betty Nguyen

File No. 9501-1503  
Brett B. Stewart and Rita M. Stewart

Exhibit List  
Exhibit A – Property Description  
Exhibit B – Sketch

**FILED AND RECORDED**

OFFICIAL PUBLIC RECORDS

*Dana DeBeauvoir*

May 21, 2015 01:51 PM

2015079278

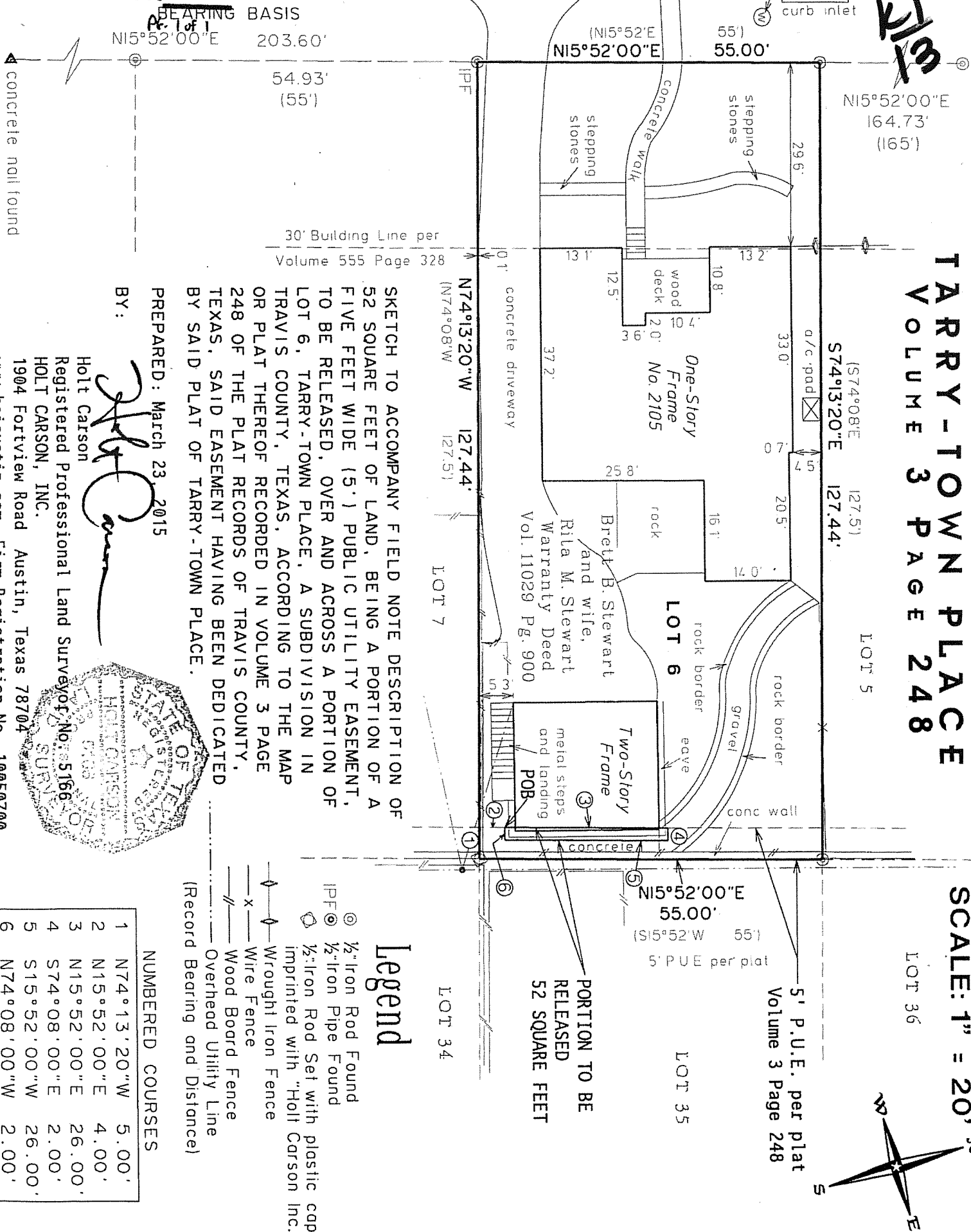
RODRIGUEZA: \$42.00

Dana DeBeauvoir, County Clerk  
Travis County TEXAS

Exhibit B

BEARING BASIS  
Pt. 1 of 1

K  
13

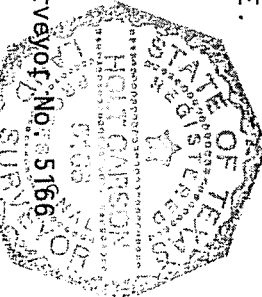


30' Building Line per  
Volume 555 Page 328

SKETCH TO ACCOMPANY FIELD NOTE DESCRIPTION OF  
52 SQUARE FEET OF LAND, BEING A PORTION OF A  
FIVE FEET WIDE (5') PUBLIC UTILITY EASEMENT,  
TO BE RELEASED, OVER AND ACROSS A PORTION OF  
LOT 6, TARRY-TOWN PLACE, A SUBDIVISION IN  
TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP  
OR PLAT THEREOF RECORDED IN VOLUME 3 PAGE  
248 OF THE PLAT RECORDS OF TRAVIS COUNTY,  
TEXAS, SAID EASEMENT HAVING BEEN DEDICATED  
BY SAID PLAT OF TARRY-TOWN PLACE.

PREPARED: March 23, 2015  
BY:

Holt Carson  
Registered Professional Land Surveyor No. 5166  
HOLT CARSON, INC.  
1904 Fortview Road Austin, Texas 78704  
www.hciaustin.com Firm Registration No. 10050700



Legend

- ⊙ 1/2" Iron Rod Found
- IPF ⊙ 1/2" Iron Pipe Found
- ⊙ 1/2" Iron Rod Set with plastic cap, imprinted with "Holt Carson Inc."
- Wrought Iron Fence
- Wire Fence
- Wood Board Fence
- Overhead Utility Line
- (Record Bearing and Distance)

NUMBERED COURSES

1	N74°13'20"W	5.00'
2	N15°52'00"E	4.00'
3	N15°52'00"E	26.00'
4	S74°08'00"E	2.00'
5	S15°52'00"W	26.00'
6	N74°08'00"W	2.00'

K1  
14

THENCE continuing across the interior of said Lot 6 and entering the interior of said Public Utility Easement with the North line of this portion to be released, S 74 deg. 08' 00" E 2.00 ft. to a point for the Northeast corner of this portion to be released;

THENCE continuing across the interior of said Lot 6 and continuing across the interior of said Public Utility Easement with the East line of this portion to be released, S 15 deg. 52' 00" W 26.00 ft. to a point for the Southeast corner of this portion to be released;

THENCE continuing across the interior of said Lot 6 and continuing across the interior of said Public Utility Easement with the South line of this portion to be released, N 74 deg. 08' 00" W 2.00 ft. to the **PLACE OF BEGINNING**, containing 52 square feet of land.

WITNESS MY HAND this to the City of Austin:

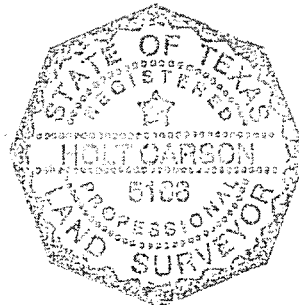
I, Holt Carson, licensed to practice Land Surveying in the State of Texas, hereby certify that the foregoing metes and bounds legal description and sketch were based on an on-the-ground survey, that all protrusions and encroachments into the easement area are accounted for, including but not limited to: building footprint, eaves and roof overhangs and all visible improvements whatsoever.

WITNESS MY HAND AND SEAL on this 23<sup>rd</sup> day of March, 2015.

BY:



Holt Carson  
Registered Professional Land Surveyor No. 5166



REFERENCES:

TCAD Parcel No. 01 1504 07 31  
City of Austin Grid: H 24

FIELD NOTES REVIEWED

By: Chad D. L. L. Date 05.13.2015

Engineering Support Section  
Department of Public Works  
and Transportation

# HOLT CARSON, INC.

PROFESSIONAL LAND SURVEYORS

1904 FORTVIEW ROAD  
AUSTIN, TEXAS 78704  
TELEPHONE: (512) 442-0990  
www.hciaustin.com

K1  
15

**"EXHIBIT A"**  
Pg. 1 of 2

## ***PARTIAL RELEASE OF EASEMENT***

**FIELD NOTE DESCRIPTION OF 52 SQUARE FEET OF LAND, BEING A PORTION OF A FIVE FEET WIDE (5') PUBLIC UTILITY EASEMENT, TO BE RELEASED, OVER AND ACROSS A PORTION OF LOT 6, TARRY-TOWN PLACE, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 3 PAGE 248 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, SAID EASEMENT HAVING BEEN DEDICATED BY SAID PLAT OF TARRY-TOWN PLACE, AND LOT 6 HAVING BEEN CONVEYED TO BRETT B. STEWART AND WIFE, RITA M. STEWART BY WARRANTY DEED RECORDED IN VOLUME 11029 PAGE 900 OF THE REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS, AND SAID 52 SQUARE FEET BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:**

BEGINNING FOR REFERENCE at a ½" iron rod set with a plastic cap imprinted with "Holt Carson, Inc." for the common corner of Lot 6, Lot 7, Lot 34 and Lot 35, Tarry-Town Place, a subdivision in Travis County, Texas, according to the map or plat thereof recorded in Volume 3 Page 248 of the Plat Records of Travis County, Texas, and from which a ½" iron pipe found in the East right-of-way line of Forest Trail for the Southwest corner of said Lot 6 and the Northwest corner of said Lot 7 bears N 74 deg. 13' 20" W 127.44 ft. and also from which a ½" iron rod found for the common corner of Lot 5, Lot 6, Lot 35 and Lot 36, of said Tarry-Town Place, bears N 15 deg. 52' 00" E 55.00 ft.;

THENCE with the common line of said Lot 6 and Lot 7, N 74 deg. 13' 20" W 5.00 ft. to a point in the West line of an existing five feet wide (5') Public Utility Easement, as dedicated by the plat of said Tarry-Town Place;

THENCE entering the interior of said Lot 6 with the West line of said Public Utility Easement, N 15 deg. 52' 00" E 4.00 ft. to a point for the Southwest corner and **PLACE OF BEGINNING** of the herein described portion to be released;

THENCE continuing across the interior of said Lot 6 with the West line of said Public Utility Easement, N 15 deg. 52' 00" E 26.00 ft. to a point for the Northwest corner of this portion to be released;

Partial Release of Easement

FILE COPY 16  
ORIGINAL  
FILED FOR RECORD

**Description of Easement and Recording Data:** A 5 foot public utility easement dedicated by instrument recorded in Volume 3, Page 248, Travis County Plat Records, Travis County, Texas.

**Description of portion of Easement to be Released:** That approximately 52 square foot portion of the public utility easement as described in the attached and incorporated **Exhibit A** (description) and **Exhibit B** (sketch) ("Released Property").

**Easement Grantee:** The City of Austin, Office of Real Estate Services, P.O. Box 1088, Austin, Travis County, Texas 78767-8839.

**Description of Property and Local Address:** Lot 6, Tarry-Town Place, Subdivision, the plat of which is recorded in Volume 3, Page 248, of the Travis County Plat Records, locally known as 2105 Forest Trail, Austin, Texas.

**Current Owner of Property and Address:** Brett B. Stewart and Rita M. Stewart, 2204 Meadowbrook, Austin, Travis County, Texas 78703.

**Consideration:** TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are acknowledged.

Grantee, the City of Austin, has determined that the Released Property, which is a portion of the Easement, is not now needed and will not be required in the future, since the Released Property portion of the Easement is surplus.

Grantee, for the consideration herein recited, acting by and through its duly authorized City Manager or designee releases the Released Property from the Easement.

EXECUTED this the 21<sup>st</sup> day of May, 2015.

CITY OF AUSTIN

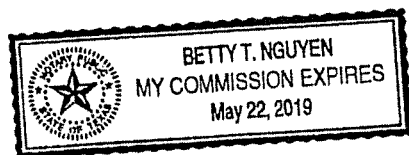
By: Lauraine Rizer  
Lauraine Rizer, Officer  
Office of Real Estate Services EJR

STATE OF TEXAS  
COUNTY OF TRAVIS

§  
§

This instrument was acknowledged before me on May 21<sup>st</sup>, 2015, by Lauraine Rizer, Officer, Office of Real Estate Services, City of Austin, a Texas municipal corporation, on behalf of said corporation.

[Seal]



Betty T. Nguyen  
Notary Public, State of Texas



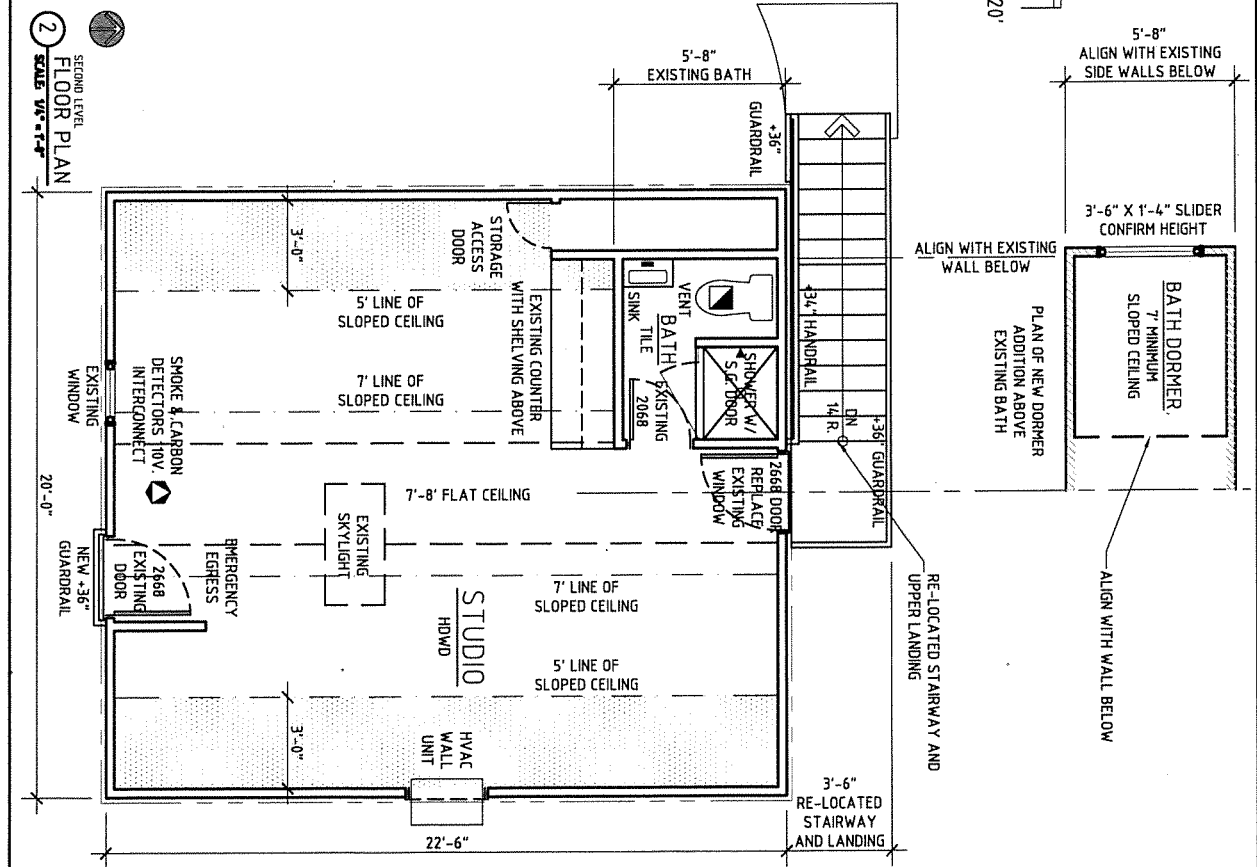
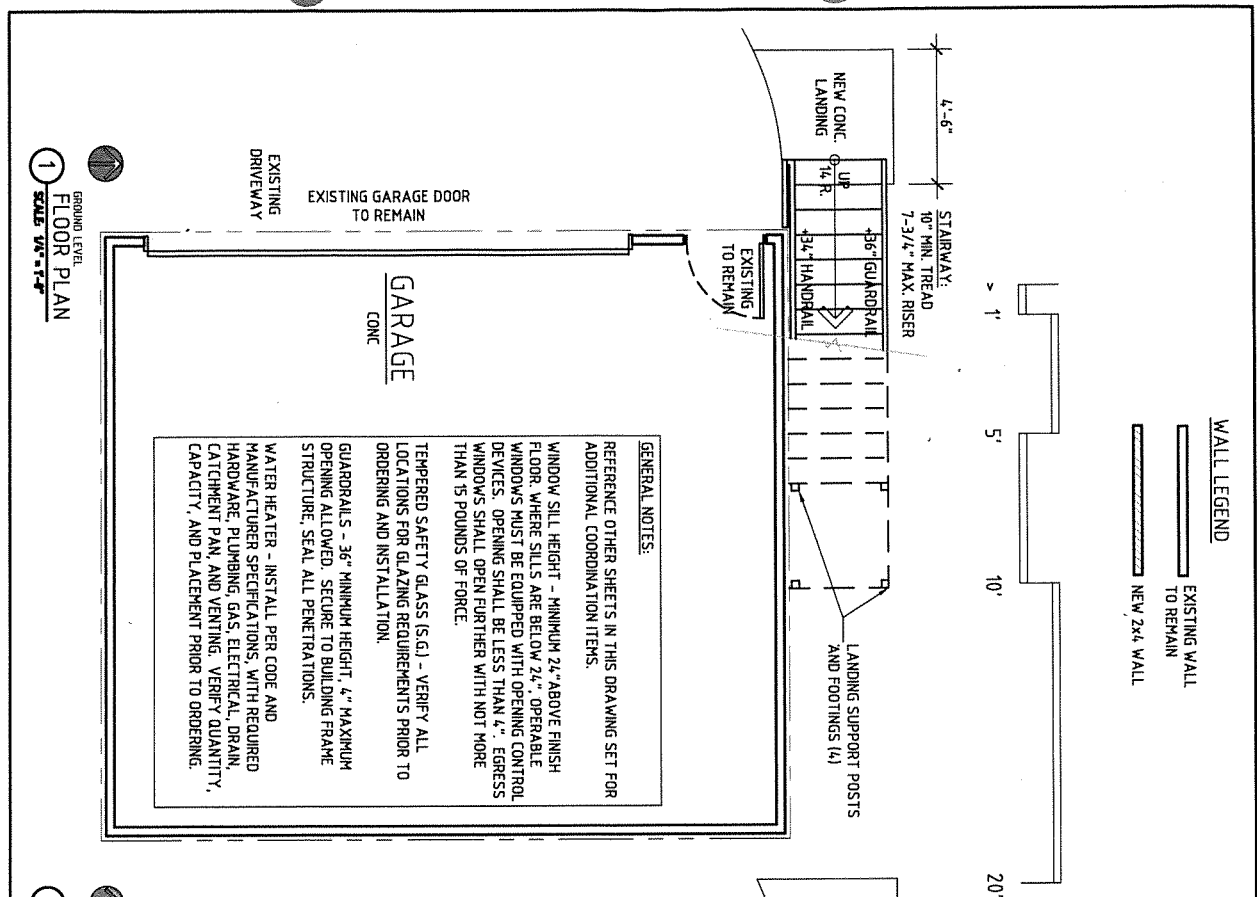


**LEGAL DESCRIPTION:**  
LOT 6, TARRY TOWN PLACE  
LOT AREA (TCAD): 6,747 SF  
ZONING: SF-3-NP

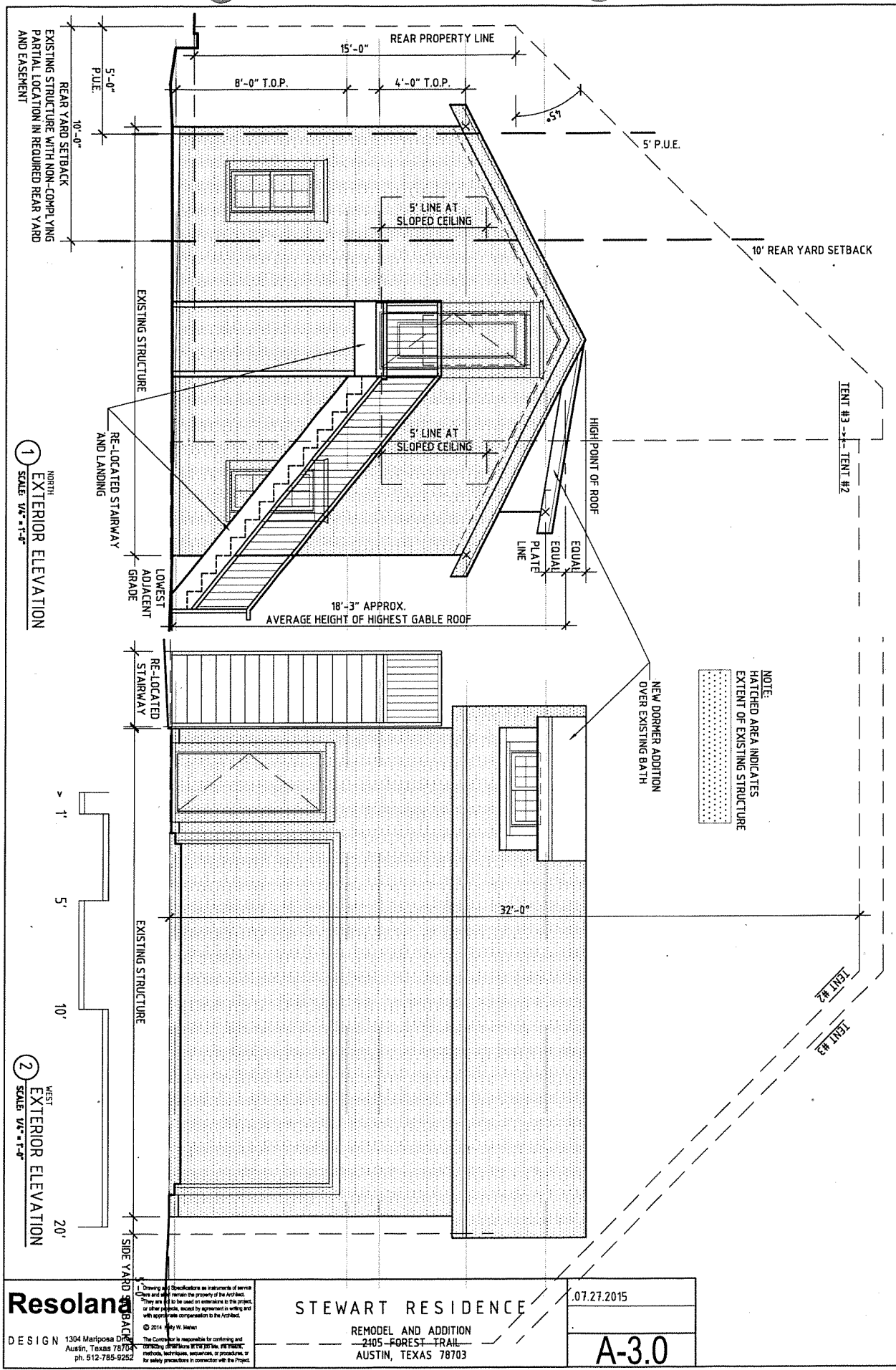
NOTES:

- STORM SEWER INLET AND MANHOLES ARE LOCATED WITHIN 10' OF PROPERTY BOUNDARIES.
- SURVEY DATA BASED ON MARCH 2015 PLAT BY HOL T. CARSON
- EXISTING STAIRWAY IS TO BE RELOCATED, NO IMPERVIOUS COVER IS BEING REMOVED OR ADDED WITH EXCEPTION OF NEW 4'-X4' CONCRETE LANDING AT BOTTOM OF RELOCATED STAIRWAY.
- REFERENCE SHEET A-11 FOR LOCATION OF NON-COMPLYING STRUCTURES.

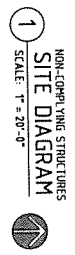
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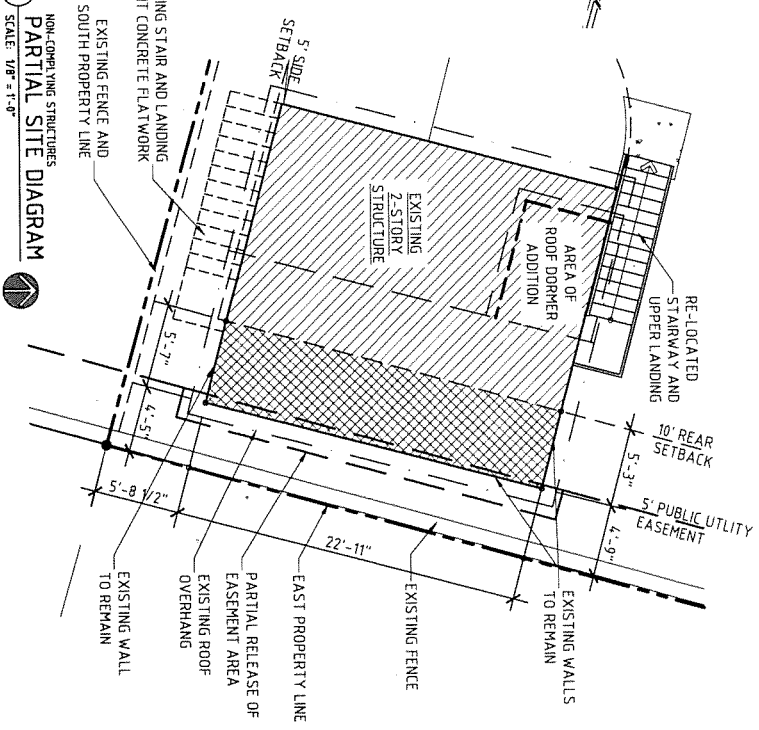
1/19



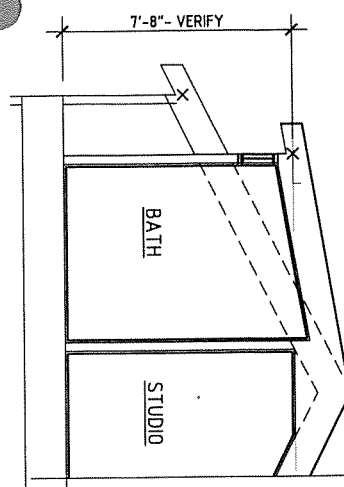
30' Building Line per  
Volume 555 Page 328



2  
NON-COMPLYING STRUCTURES  
PARTIAL SITE DIAGRAM  
SCALE: 1/8" = 1'-0"

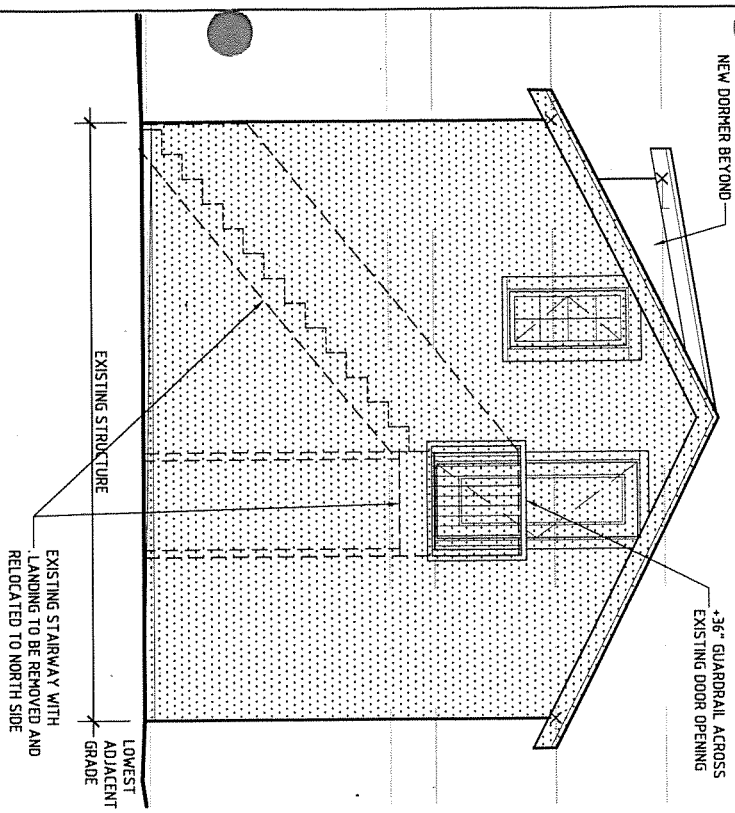


12/12



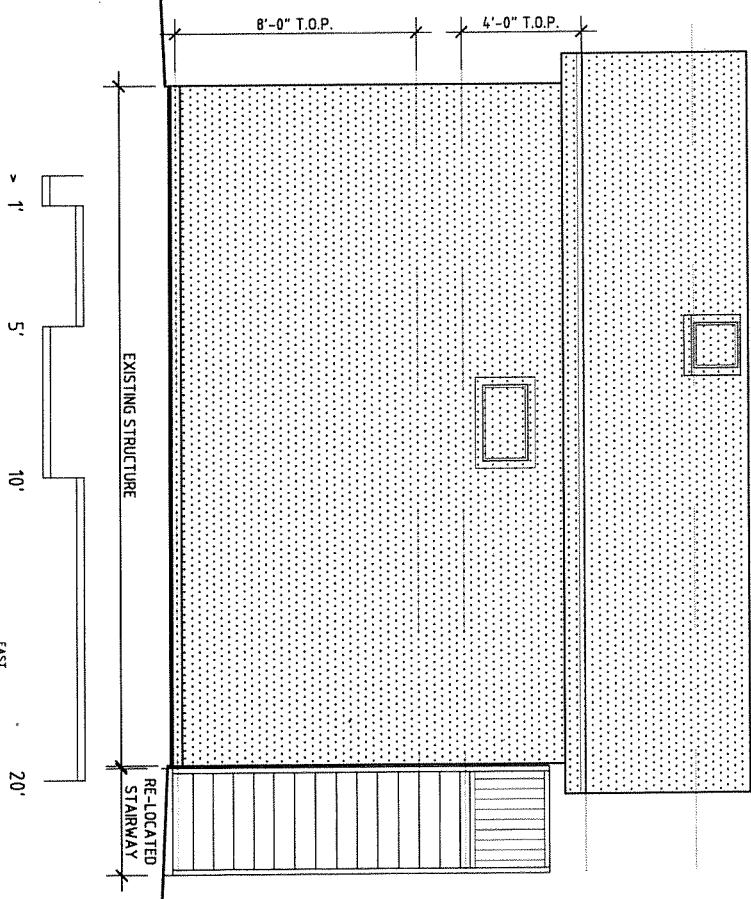
NOTE:  
CONFIRM HEIGHT AVAILABLE  
FOR NEW DORMER WINDOW  
PRIOR TO ORDERING UNIT

3 PARTIAL BUILDING SECTION  
SCALE: 1/4" = 1'-0"



1 SOUTH  
EXTERIOR ELEVATION  
SCALE: 1/4" = 1'-0"

NOTE:  
HATCHED AREA INDICATES  
EXTENT OF EXISTING STRUCTURE



2 EAST  
EXTERIOR ELEVATION  
SCALE: 1/4" = 1'-0"

**Resolana**

DESIGN 1304 Mariposa Drive  
Austin, Texas 78704  
ph. 512-785-9252

Drawing and Specifications are instruments of service and shall remain the property of the Architect. They are not to be used or reproduced in the project, or other projects, without the written consent of the Architect.

© 2014 Kelly W. Mahan

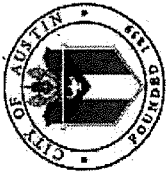
The Contractor is responsible for confirming and reconciling dimensions at the job site. The owner, architect, engineer, interior designer, or other professional shall be responsible for any discrepancies or for safety precautions in connection with the Project.

STEWART RESIDENCE

REMODEL AND ADDITION  
2105 FOREST TRAIL  
AUSTIN, TEXAS 78703

07.27.2015

A-3.1



# CORRECTION NOTICE

## Development Services Department

Permit Address: 2105 FOREST TRL

### Permit Number

Inspector, phone, pager  
& email

2015-093717-BP

Wes Buckner 512-207-0838  
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No.	Location	Inspection Type	Date	Deficiency	Comments
1		112 Final Building	08/17/2015	Smoke Detectors - Location	Smoke detector required
2		112 Final Building	08/17/2015	Stair System - Exterior	Exterior stairs to be moved, new stairs must meet currently adopted building code
3		112 Final Building	08/17/2015	Kitchen sink to be removed.	
4		112 Final Building	08/17/2015	Head height clearance not met at toilet and lavatory. 6 foot 8 inch required at front clearance, 5 foot 7 inches currently.	

For General Assistance, Dial: 512-978-4000

22/K



