



November 6, 2020

Terry Irion
3115 Westlake Dr
Austin TX, 78746

Property Description: ABS 21 SUR 1 SPARKS W ACR 2.69

Re: C15-2020-0068

Dear Terry,

Austin Energy (AE) has reviewed your application for the above referenced property, requesting that the Board of Adjustment consider a variance(s) from the following section from the Land Development Code;

Section 25-2-551 [Lake Austin (LA) District Regulations]

(B) (1) (a) from shoreline setback requirements to reduce the shoreline setback from feet (required) to 15 feet (requested) (Canal only)

(C) (3) (a) to increase the maximum impervious cover on a slope with a gradient of 15 percent or less from 35 percent (allowed) to 40 percent (requested)

In order to erect a new Single-Family Residential Guest House, being in the "LA", Lake Austin zoning district.

Austin Energy does not oppose the above variances requested, provided any proposed and existing improvements follow Austin Energy's clearance criteria requirements, the National Electric Safety Code and OSHA. Any removal or relocation of existing electric facilities will be at owners /applicants' expense.

Please use this link to be advised of our clearance and safety requirements which are additional conditions of the above review action: <https://austinenergy.com/wcm/connect/8bb4699c-7691-4a74-98e7-56059e9be364/Design+Criteria+Manual+Oct+2015.pdf?MOD=AJPERES>

If you require further information or have any questions regarding the above comments, please contact our office.

Thank you for contacting Austin Energy.

Eben Kellogg, Property Agent
Austin Energy
Public Involvement | Real Estate Services
2500 Montopolis Drive
Austin, TX 78741
(512) 322-6050