

CITY OF AUSTIN
Board of Adjustment
Decision Sheet
F-2

DATE: Monday March 8, 2021

CASE NUMBER: C15-2020-0083

☐Y ☐ Brooke Bailey
☐Y ☐ Jessica Cohen
☐- ☐ Ada Corral OUT
☐Y ☐ Melissa Hawthorne
☐- ☐ VACANT
☐Y ☐ Don Leighton-Burwell
☐Y ☐ Rahm McDaniel
☐Y ☐ Darryl Pruett
☐Y ☐ Veronica Rivera
☐- ☐ Yasmine Smith NO SHOW
☐Y ☐ Michael Von Ohlen
☐Y ☐ Kelly Blume (Alternate)
☐- ☐ VACANT (Alternate)
☐Y ☐ Donny Hamilton (Alternate)

APPLICANT: Daniel Salazar

OWNER: Enez Salinas

ADDRESS: 2810 GONZALES ST

VARIANCE REQUESTED: The applicant is requesting variance(s) from the Land Development Code, Section 25-2-774 (Two-Family Residential Use) (C) (2) (a) for a Two-Family Residential use location at least 10 feet to the rear or side of the principal structure (required) to 5 feet (requested) in order to erect a Secondary Dwelling Unit in an “SF-3-NP”, Single-Family Residence-Neighborhood Plan zoning district. (Govalle Neighborhood Plan)

Note: Per LDC the second Dwelling Unit must be contained in a structure other than the principal structure and must be located at least 10 feet to the rear or side of the principal structure

BOARD’S DECISION: BOA MEETING JAN 11, 2021 Board Member Jessica Cohen motions to postpone to February 8, 2021 due to technical difficulties, Board member Michael Von Ohlen seconds on a 9-0 vote; POSTPONED TO February 8, 2021 DUE TO TECHNICAL DIFFICULTIES. February 8, 2021 The public hearing was closed by Chair Don Leighton-Burwell, Board Member Brooke Bailey motions to postpone to March 8, 2021; Board Member Darryl Pruett seconds on a 10-0 vote; POSTPONED TO MARCH 8, 2021. March 8, 2021 The public hearing was closed by Chair Don Leighton-Burwell, Board Member Michael Von Ohlen motions to Postpone to April 12, 2021 Board Member Rahm McDaniel seconds on a 10-0 vote; POSTPONED TO APRIL 12, 2021.
(RENOTIFICATION NEEDED)

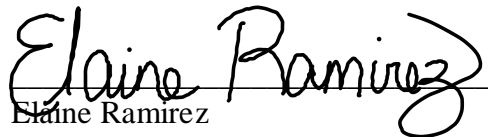
VARIANCE REQUESTED: RENOTICE APRIL 12, 2021

BOARD'S DECISION:

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:


Elaine Ramirez
Executive Liaison

Diana Ramirez for
Don Leighton-Burwell
Chairman