

**CITY OF AUSTIN**  
**Board of Adjustment**  
**Decision Sheet**  
**ITEM05**

**DATE: Monday June 12, 2023**

**CASE NUMBER: C15-2023-0026**

\_\_\_\_ Thomas Ates  
\_\_\_\_ Jessica Cohen  
\_\_\_\_ Melissa Hawthorne  
\_\_\_\_ Brian Poteet  
\_\_\_\_ Agustina Rodriguez  
\_\_\_\_ Margaret Shahrestani  
\_\_\_\_ Richard Smith  
\_\_\_\_ Janel Venzant  
\_\_\_\_ Michael Von Ohlen  
\_\_\_\_ Nicholl Wade  
\_\_\_\_ Kelly Blume (Alternate)  
\_\_\_\_ Carrie Waller (Alternate)  
\_\_\_\_ Marcel Gutierrez-Garza (Alternate)

**APPLICANT: Perry Hunt**

**OWNER: Bilal Khan**

**ADDRESS: 15 MARGRANITA CRESCENT**

**VARIANCE REQUESTED:** The applicant is requesting a variance(s) from the Land Development Code Subchapter F: Residential Design and Compatibility Standards, Article 2, Development Standards Section 2.1 (*Maximum Development Permitted*) to increase the F.A.R from 40% (required) to 42.61% (requested), in order to enclose the tandem carport and create a tandem garage to an existing single family residence in an “SF-3-NP”, Single-Family-Neighborhood Plan zoning district (WANG Neighborhood Plan)

**BOARD’S DECISION: BOA MEETING JUNE 12, 2023 POSTPONED TO JULY 10, 2023 DUE TO NOTIFICATION ERROR**

**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*

Elaine Ramirez  
Executive Liaison

*Diana A. Ramirez* for \_\_\_\_\_

Jessica Cohen  
Madam Chair