

CITY OF AUSTIN
Board of Adjustment
Decision Sheet
ITEM03

DATE: November 10, 2025

CASE NUMBER: C16-2025-0005

Y Thomas Ates (D1)
 Y Bianca A Medina-Leal (D2)
 Y Jessica Cohen (D3)
 Y Yung-ju Kim (D4)
 - Melissa Hawthorne (D5) -- **Abstained**
 Y Haseeb Abdullah (D6)
 Y Sameer S Birring (D7)
 Y Margaret Shahrestani (D8)
 Y Brian Poteet (D9)
 Y Michael Von Ohlen (D10)
 Y Jeffery L Bowen (M)
 - Corry L Archer-mcClellan (Alternate) (M)
 - Suzanne Valentine (Alternate) (M)
 - VACANT (Alternate) (M)

APPLICANT: Jonathan Perlstein

OWNER: Elizabeth McFarland

ADDRESS: 4700 WEIDEMAR LN

VARIANCE REQUESTED: The applicant is requesting a sign variance(s) from the Land Development Code, Section 25-10-127 (*Multi-Family Residential Sign District Regulations*):

- (E) (2) (a) to exceed total sign area of 35 square feet (maximum allowed) to 192 square feet (requested) (facing south on building extension, not directly facing Weidemar Ln)
- (E) (2) (a) to exceed total sign area of 35 feet (maximum allowed) to 96 square feet (requested)

for Halo signs in order to provide signage for Alexian St. Elmo in a “MF-6-CO-NP”, Multi-Family – Conditional Overlay - Neighborhood Plan zoning district. (East Congress Neighborhood Plan), Multi-Family Residential Sign District.

Land Development Code Section 25-10-127 Multi-Family Residential Sign District Regulations

(A) *This subsection applies to a multifamily residential sign district:*

(E) *For signs other than freestanding signs, the total sign area for a lot may not exceed the lesser of:*

(1) *0.5 square feet for each linear foot of street frontage; or*

(2) 35 square feet.

Source: Section 13-2-867; Ord. 990225-70; Ord. 031211-11; Ord. No. [20170817-072](#), Pt. 11, 8-28-17.

BOARD'S DECISION: The public hearing was closed by Chair Jessica Cohen, Madam Chair Jessica Cohen's motion to Postpone to October 13, 2025; Board member Tommy Ates second on 9-0-1 votes (Vice Chair Melissa Hawthorne abstained); POSTPONED TO October 13, 2025. October 13, 2025 APPLICANT REQUESTED POSTPONEMENT TO NOVEMBER 10, 2025; Madam Chair Cohen motions to approve postponement request, Board member Jeffery Bowen second, no objection; POSTPONED TO November 10, 2025.

November 10, 2025 The public hearing was closed by Chair Jessica Cohen, Board member Michael Von Ohlen's motion to Approve with the large sign south elevation limited to 100 sf shown on Advance packet Item 3/14 with the bottom edge starting at level three 677.31 feet and the sign for the east elevation shown in Advance packet Item 3/15 limited to 96 sf; Board member Maggie Shahrestani second on 10-0-1 votes (Vice Chair Melissa Hawthorne abstain); GRANTED WITH THE LARGE SIGN SOUTH ELEVATION LIMITED TO 100 SF SHOWN ON ADVANCE PACKET ITEM 3/14 WITH THE BOTTOM EDGE STARTING AT LEVEL THREE 677.31 FEET AND THE SIGN FOR THE EAST ELEVATION SHOWN IN ADVANCE PACKET ITEM 3/15 LIMITED TO 96 SF.

FINDING:

1. The variance is necessary because strict enforcement of the Article prohibits and reasonable opportunity to provide adequate signs on the site, considering the unique features of a site such as its dimensions, landscape, or topography, because: the limit to a 35 sq ft sign would not be visible because of the large-scale area of the structure.

OR,

2. The granting of this variance will not have a substantially adverse impact upon neighboring properties, because: the sign would not be visible or emit any light pollution to the neighboring residential neighborhood.

OR,

3. The granting of this variance will not substantially conflict with the stated purposes of this sign ordinance, because: granting of this variance will not impact or conflict with any restrictions on the residential neighborhood or scenic roadways, due to it's location and to the disproportionately, large façade.

AND,

4. Granting a variance would not provide the applicant with a special privilege not enjoyed by others similarly situated or potentially similarly situated, because: the 35 sq ft too small and difficult to see and can create a safety hazard, customers searching for an address may slow down unexpectedly or miss an entrance.


Elaine Ramirez
Executive Liaison

 for
Jessica Cohen
Madam Chair