

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

DATE: Monday April 08, 2019

CASE NUMBER: C15-2019-0021

<input checked="" type="checkbox"/>	Y	Ada Corral
<input checked="" type="checkbox"/>	Y	William Burkhardt
<input checked="" type="checkbox"/>	Y	Darryl Pruett
<input checked="" type="checkbox"/>	Y	Eric Goff
<input checked="" type="checkbox"/>	Y	Melissa Hawthorne
<input checked="" type="checkbox"/>	Y	Yasmine Smith
<input checked="" type="checkbox"/>	Y	Don Leighton-Burwell
<input type="checkbox"/>	-	Rahm McDaniel OUT
<input checked="" type="checkbox"/>	Y	Martha Gonzalez (Alternate) RM
<input checked="" type="checkbox"/>	Y	Veronica Rivera
<input checked="" type="checkbox"/>	Y	James Valdez
<input type="checkbox"/>	-	Michael Von Ohlen (left early)
<input type="checkbox"/>	-	Kelly Blume (Alternate) OUT
<input type="checkbox"/>	-	Alternate (Vacant)

OWNER/APPLICANT: Sandra Wilson

ADDRESS: 3004 BONNIE RD

VARIANCE REQUESTED: The applicant has requested a variance(s) from Section 25-2-899 (D) and (E) (Fences as Accessory Uses) to increase the fence height permitted from an average of 6 feet, maximum height of 7 feet (required, up to 8 feet permitted with adjacent signatures) to 8 (requested) in order to maintain a recently constructed fence on a corner lot with swimming pool in an "SF-3-NP", Family Residence – Neighborhood Plan zoning district. (West Austin)

BOARD'S DECISION: The public hearing was closed on Board Member Don Leighton-Burwell motion to postpone to May 13, 2019, Board Member Melissa Hawthorne second on a 10-0 vote; **POSTPONED TO MAY 13, 2019.**

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:

Leane Heldenfels
Leane Heldenfels
Executive Liaison

William Burkhardt
William Burkhardt
Chairman

Good afternoon Leane -

For the meeting on May 13, please find the attached.

Hardship: The hardship for which the variance is requested is unique to the property in that: our property lot has two sides that face City streets. Facing two streets is only common to a few homes, as the majority of the homes are interior lots. The height of the wall/fence provides a safety measure to prevent access to our in-ground pool, considering there is also a tree limb that go out above the fence that is a low branch and could be pulled down, if one attempted to do so. The average height of our fence is 7 feet 2 inches.



As stated in 25-2-899 D&E - A solid fence along a property line may be constructed to a maximum height of eight feet if each owner of property that adjoins a section of the fence that exceeds a height of six feet files a written consent to the construction of the fence with the building official, and: **D** there is a change in grade of at least two feet within 50 feet of the boundary between adjoining properties; or **E** a structure, including a telephone junction box, exists that is reasonably likely to enable a child to climb over a six foot fence and gain access to a hazardous situation, including a swimming pool.

Rather than a telephone junction box, we have a tree limb that goes over the fence and dips down. As you can see, in the images provided, I am able to jump up and reach the tree limb, for reference I am 5 feet tall.



When measured at two points, the height of the curb to the bottom of the fence was 10.5 and 16.5 inches, as noted in the below images.



P-5/6



BOA CASE REVIEW SHEET

CASE: C15-2019-0021

BOA DATE: April 8, 2019

ADDRESS: 3004 Bonnie Road

COUNCIL DISTRICT: 10

OWNER: Sandra Wilson

AGENT: None

ZONING: SF-3-NP (West Austin)

AREA: Lot 30. Westenfield No1

VARIANCE REQUEST: 8' wall

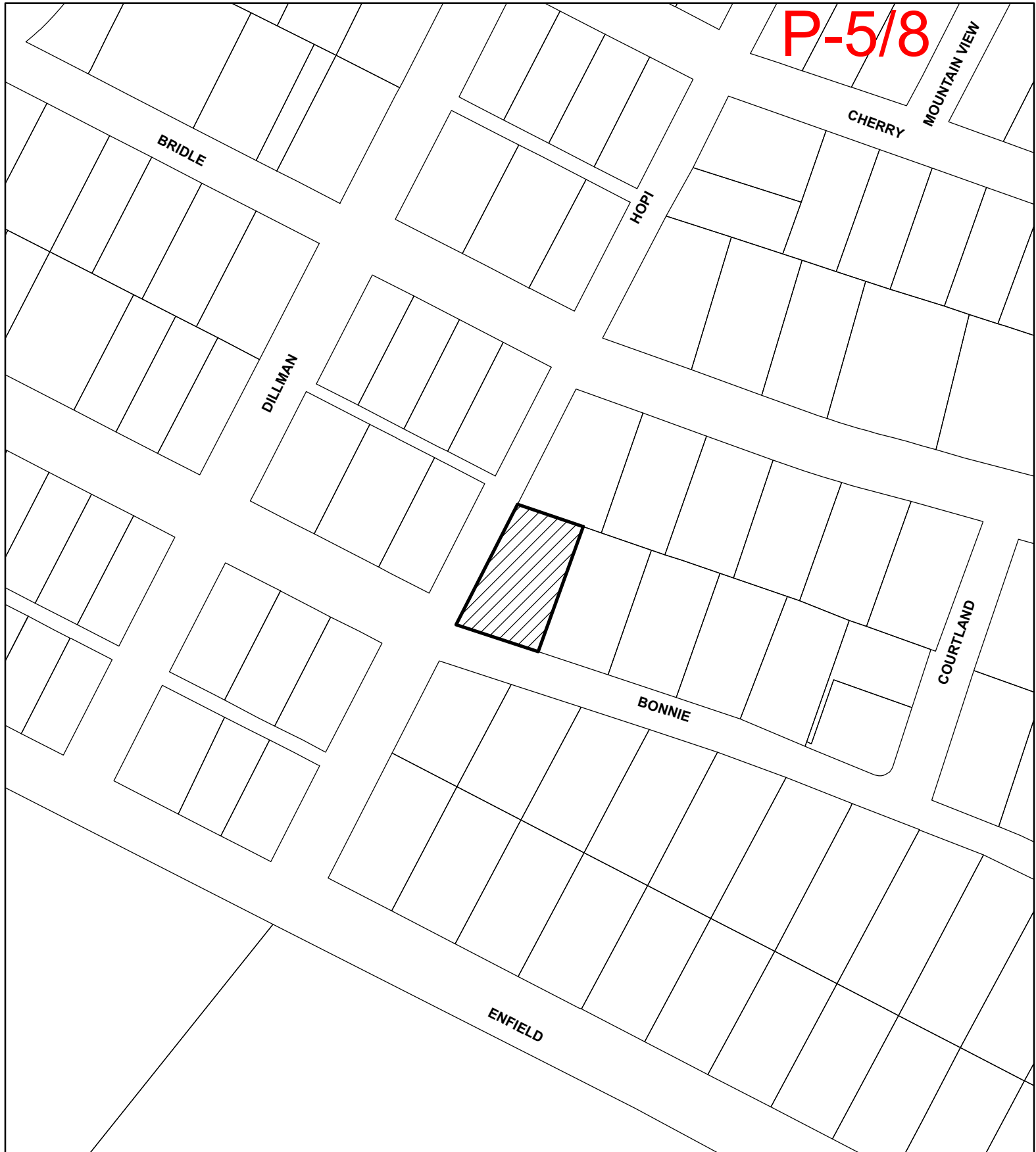
SUMMARY: corner lot

ISSUES: pool

	ZONING	LAND USES
<i>Site</i>	SF-3-NP (West Austin)	Single Family Residential
<i>North</i>	SF-3-NP (West Austin)	Single Family Residential
<i>South</i>	SF-3-NP (West Austin)	Single Family Residential
<i>East</i>	SF-3-NP (West Austin)	Single Family Residential
<i>West</i>	SF-3-NP (West Austin)	Single Family Residential

NEIGHBORHOOD ORGANIZATIONS: Austin Independent School District; Austin Neighborhoods Council; Bike Austin; Central West Austin Neighborhood Plan Contact Team; Friends of Austin Neighborhoods; Neighborhood Empowerment Foundation; Preservation Austin; SEL Texas; Save Barton Creek Association; Save Our Springs Alliance; Sierra Club, Austin Regional Group; TNR BCP – Travis County Natural Resources; Tarrytown Alliance; Tarrytown Neighborhood Association; West Austin Neighborhood Group

P-5/8



SUBJECT TRACT



PENDING CASE



ZONING BOUNDARY

NOTIFICATIONS

CASE#: C15-2019-0021
LOCATION: 3004 Bonnie Road



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" = 134'



CITY OF AUSTIN

Development Services Department

One Texas Center | Phone: 512.978.4000

505 Barton Springs Road, Austin, Texas 78704

P-5/9

Board of Adjustment General/Parking Variance Application

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

This application is a fillable PDF that can be completed electronically. To ensure your information is saved, [click here to Save](#) the form to your computer, then open your copy and continue.

The Tab key may be used to navigate to each field; Shift + Tab moves to the previous field. The Enter key activates links, emails, and buttons. Use the Up & Down Arrow keys to scroll through drop-down lists and check boxes, and hit Enter to make a selection.

The application must be complete and accurate prior to submittal. ***If more space is required, please complete Section 6 as needed.*** All information is required (if applicable).

For Office Use Only

Case # _____ ROW # _____ Tax # _____

Section 1: Applicant Statement

Street Address: _____

Subdivision Legal Description:

Lot(s): _____ Block(s): _____

Outlot: _____ Division: _____

Zoning District: _____

I/We _____ on behalf of myself/ourselves as
authorized agent for _____ affirm that on

Month _____, Day _____, Year _____, hereby apply for a hearing before the

Board of Adjustment for consideration to (select appropriate option below):

☐ Erect ☐ Attach ☐ Complete ☐ Remodel ☐ Maintain ☐ Other: _____

Type of Structure: _____

Portion of the City of Austin Land Development Code applicant is seeking a variance from:

Section 2: Variance Findings

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 supporting documents.

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.

I contend that my entitlement to the requested variance is based on the following findings:

Reasonable Use

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

Hardship

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:

Area Character

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:

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 in the City of Austin Land Development Code Chapter 25-6, Appendix A 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 reasonably require strict or literal interpretation and enforcement of the specific regulation because:

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:

3. The granting of this variance will not create a safety hazard or any other condition inconsistent with the objectives of this Ordinance because:

4. The variance will run with the use or uses to which it pertains and shall not run with the site because:

Section 3: Applicant Certificate

I affirm that my statements contained in the complete application are true and correct to the best of my knowledge and belief.

Applicant Signature: _____ Date: _____

Applicant Name (typed or printed): _____

Applicant Mailing Address: _____

City: _____ State: _____ Zip: _____

Phone (will be public information): _____

Email (optional – will be public information): _____

Section 4: Owner Certificate

I affirm that my statements contained in the complete application are true and correct to the best of my knowledge and belief.

Owner Signature: _____ Date: _____

Owner Name (typed or printed): _____

Owner Mailing Address: _____

City: _____ State: _____ Zip: _____

Phone (will be public information): _____

Email (optional – will be public information): _____

Section 5: Agent Information

Agent Name: _____

Agent Mailing Address: _____

City: _____ State: _____ Zip: _____

Phone (will be public information): _____

Email (optional – will be public information): _____

Section 6: Additional Space (if applicable)

Please use the space below to provide additional information as needed. To ensure the information is referenced to the proper item, include the Section and Field names as well (continued on next page).

Thank you Leane - please see attached images.

Exterior corner - illustrates fence from the street

Fence with pool - illustrates pool in the backyard that the fence protects from

Right/Left side - illustrate height of fence

Right/Left side 2 - zoom in on height









On Fri, Mar 22, 2019 at 10:30 AM Heldenfels, Leane <Leane.Heldenfels@austintexas.gov> wrote:

End of day Monday for photos to be included in the Board's advance packet, see attached.

Take care,
Leane

From: Sandra Coultress [mailto: [REDACTED]]
Sent: Friday, March 22, 2019 10:27 AM
To: Heldenfels, Leane <Leane.Heldenfels@austintexas.gov>
Subject: Re: FW: Application for 3004 Bonnie

Thank you - we will get pictures submitted as well. by when do you need everything?

And will you please send a final copy of the notice, as well?

Thank you!

On Fri, Mar 22, 2019 at 9:14 AM Heldenfels, Leane <Leane.Heldenfels@austintexas.gov> wrote:

In addition to these items the Board would like to see photos of the fence and area to give them a better feel for how the fence fits into the area/context. I know you're working on the neighborhood association letter which they would also like to see. If you have any construction

drawings for the fence they'd like to see those, too.

Take care –
Leane

From: Sandra Coultress [mailto:[REDACTED]]
Sent: Monday, March 11, 2019 11:24 PM
To: Heldenfels, Leane <Leane.Heldenfels@austintexas.gov>; Sandra Wilson
[REDACTED]
Cc: Lucas Wilson <[w\[REDACTED\]](mailto:w[REDACTED])>; Lee Nalle <[\[REDACTED\]](mailto:[REDACTED])>; Horn,
Tom <[\[REDACTED\]](mailto:[REDACTED])>
Subject: Application for 3004 Bonnie

Thank you Leane -

Attached you will find the application for the variance, the signatures, the list of signatures with the radius map used (as provided by our builder), and the survey provided by our builder. We will work on getting in contact with the Neighborhood Association.

Please let me know if you need anything further from us.

Thank you so much for your assistance,
Sandra Wilson

On Wed, Mar 6, 2019 at 11:16 AM Heldenfels, Leane
<Leane.Heldenfels@austintexas.gov> wrote:

Aside from the signatures of neighbors they will also like to see something either in support or non-opposition from the neighborhood association. They would also like to see photos and get context for how the fence/wall fits in with the area. You can wait and provide those up until 3/25 – but the signatures, application and survey are due to me no later than 3/12 to get on the 4/8 Board hearing agenda.

Take care,
Leane

Within MAPPED radius

Owner

Signatory

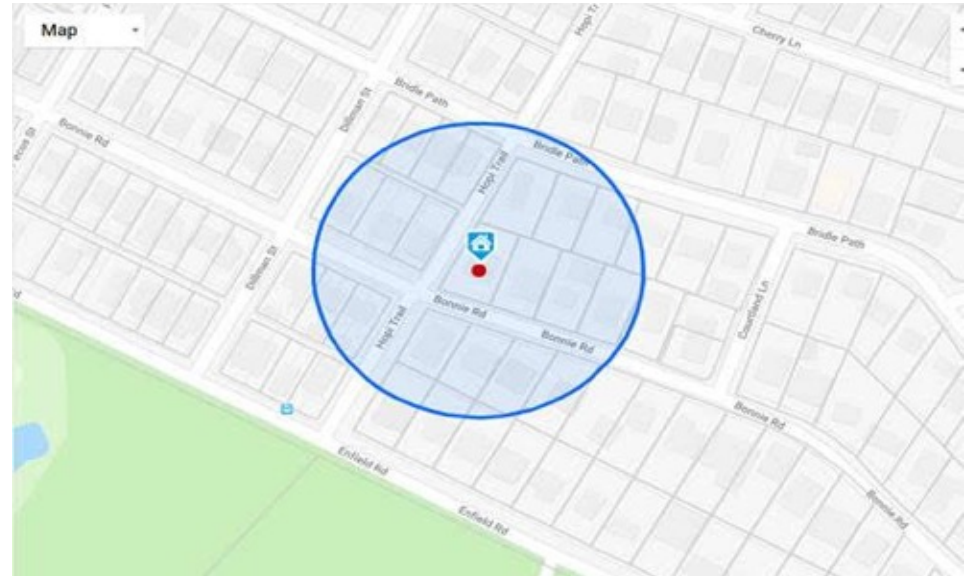
3004 Enfield	David Tucker	David Tucker	1
3002 Enfield	Wilson Deming	Wilson Deming	1
3000 Enfield	Virginia Thomas	Virginia Thomas	1
3105 Bonnie Road	DECEASED		
3103 Bonnie Road	Andrew Neillie	Andy Neillie	1
3101 Bonnie Road	Jeffrey Daniel	Jeff Daniel	1
3005 Bonnie Road	Joe and Mary Jones	Mary Jones	1
3003 Bonnie Road	Donna Boykin	Donna Boykin	1
3001 Bonnie Road	Thomas Van Zandt	Thomas VanZandt	1
2905 Bonnie Road	Thomas Van Zandt	Thomas VanZandt	1
2903 Bonnie Road	Bhupinder & Sreedhara Bhasin	Sreedhara Bhasin	1
3204 Bonnie Road	Leslie Lindzey	Leslie Lindzey	1
3202 Bonnie Road	John Hovenga	Mike Hovenga	1
3200 Bonnie Road	Nalle Custom Homes	Lee Nalle	1
3002 Bonnie Road	Marc and Megan Vanderslice	Megan Vanderslice	1
3000 Bonnie Road	Michael Mogavero	AIR BNB	
2904 Bonnie Road	Kim & Sammy Unberhagen	Kim Unberhagen	1
2902 Bonnie Road	Eric and Susanne DeJernett	Susanne DeJernett	1
3207 Bridle Path	Tony Bridle	Jacqueline Boulais	
3205 Bridle Path	James Christianson	Martha Mai	
3203 Bridle Path	Thomas Boyd	Tom Boyd	1
3201 Bridle Path	James and LaVada Steed	LaVada Steed	1
3005 Bridle Path	William Zmeko	William Zmeko	1
3003 Bridle Path	John Barney	John Barney	1
3001 Bridle Path	Jeff Armstrong	Jeff Armstong	1
2905 Bridle Path	Michelle Rosenblatt	Michelle Rosenblatt	1

22

ADDITIONAL SUPPORT

3200 Bridle Path	Lee Nalle	Lee Nalle	1
3004 Bridle Path	Carolyn Grosskopf	Carolyn Grosskopf	1
3002 Bridle Path	Patrick and Paula Moorehead	Paula Moorhead	1
2903 Bridle Path	Robert and Kristen Hillert	Kristen Hillert	1
2900 Bonnie Road	Joe and Karen Murphy	Karen Murphy	1
2703 Bonnie Road	Stephen Abbot	Stephen Abbot	1
2701 Bonnie Road	Chelsea Buchholtz	Chelsea Buchholtz	1
2904 Enfield	Patrick Smith	Patrick Smith	1
1607 Courtland Lane	Lee Nalle	Lee Nalle	1
1502 Hopi Trail	Leah Inman	Leah Lee	1
3202 Enfield	Albert Gashi	Albert Gashi	1

11



85%

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer


RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

David Tucker
Name

3004 Linfield Rd
Address

Austin, Tx 78703


Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Wilson Deming
Name

3004 Enfield Rd.
Address


Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

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Virginia Thomas
Name

3000 Enfield Rd
Address

78703

Virginia R. Thomas
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Audy Nellie
Audrey Nellie

Name

3103 Bonnie Road

Address

Audy Nellie

Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Jeff Daniel
Name

3101 Bonnie Road
Address

Austin TX 78703


Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Mary M. Jones
Name

3005 Bonnie Rd
Address

78703

Mary M. Jones
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

DONNA BOYKIN

Name

3003 BONNIE ROAD

Address

AUSTIN, TX 78703

Donna Boykin

Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Thomas VanZandt
Name

3001 Bonnie Rd
Address

~~2905~~ Thomas VanZandt

Thomas VanZandt
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Thomas Van Zandt

Name

2905 Bonnie Rd

Address

Thomas Van Zandt

Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I have no objection to the
I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Svee Braun

Name

2903 Bonnie Road

Address
Austin, 78703

Svee Braun

Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Leslie Lindzey
Name

3204 Bonnie Rd
Address

Leslie Lindzey
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.


Name

3202 Bonnie Rd
Address

Austin TX 78703

Mike Hovenga
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Lee Nalle
Name

3200 Bonnie
Address

Austin TX 78703

L Nalle
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Megan Vandersliue
Name

3002 Bonnie 78703
Address

AUSTIN, TX

Mg V
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

KIM SMITH UNBERHAGEN
Name

2904 BONNIE RD
Address

AUSTIN TX 78703


Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Susanne DeJernett
Name

2902 Bonnie Rd.
Address

Austin, TX 78703


Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

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J. Boudais Jacqueline Boudais
Name
3207 Bridle Path
Address
Austin, TX, 78703

Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Martha Mai

Name

3205 Bridle Path

Address

Martha Mai

Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Tom Boyd
Name

3203 Bridle Path
Address

Tom Boyd
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Lavada Steed & Jim Steed
Name

3201 Bridle Path, ~~TX~~
Address

Austin, TX 78703

Lavada J. Steed
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

William Zaeko
Name

3005 Bridle Path
Address

Austin Tx 78703

William Zaeko
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

John Barney
Name

3003 Bridle Path
Address

Austin TX 78703


Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

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Jeff A. Armstrong

Name

3001 Bridle Path

Address

Austin Tx 78703

Jeff A. Armstrong

Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
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MICHELLE ROSENBLATT
Name

2205 BRIDLE PATH
Address

AUSTIN TX 78703


Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
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Lee Nalle
Name

3200 Bridle Path
Address

Austin TX 78703

L Nalle
Signature

To: City of Austin
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CAROLYN GROSSKOPF

Carolyn Grosskopf
Name

3004 Bridle Path
Address

78703

Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

PAULA MOOREHEAD

Name

3002 BRIDGE PATH

Address



Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

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Kristen Hillert

Name

2903 Bridle Path

Address

Austin, TX 78703



Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

KAREN Murphy
Name

2900 BONNIE Rd.
Address

Austin, Tx. 78703

Karen M. Murphy
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

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STEPHEN ABBOT
Name

2703 BONNIE RD
Address

AUSTIN, TX 78703


Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

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Chelsea Buchholtz
Name

2701 Bonnie Rd
Address

Chelsea BE
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

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Patrick Smith

Name

2904 Enfield

Address

78703

Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

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Lee Nalle
Name

1607 Courtland Ln
Address

Austin TX 78703

L Nalle
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

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Leah Lee
Name

1502 Hopi Tr
Address

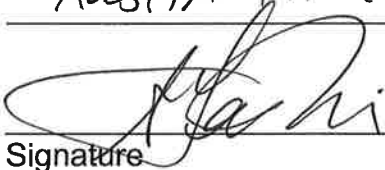
Austin TX 78703

Leah Lee
Signature

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

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Albert Gashi
Name
3202 Enfield Rd
Address
Austin TX 78705

Signature

From: Blake Tollett
Sent: Wednesday, April 03, 2019 12:17 PM
To: Heldenfels, Leane <Leane.Heldenfels@austintexas.gov>
Cc: WANG ExCom [REDACTED]
Subject: C15-2019-0021; 3004 Bonnie Road

3 April 2019

Leanne Heldenfels, Liaison
Board of Adjustment
City of Austin

RE: C15-2019-0021; 3004 Bonnie Road

Members of the Board:

The Board of Directors (BoD) of West Austin Neighborhood Group (WANG) met on Tuesday 2 April 2019 with the applicant in the above referenced variance request and her builder. After discussion, the WANG BoD voted to oppose the requested variance.

The BoD was made aware of the substantial close by neighbor support, but we did not feel the hardship alleged by the applicant was unique to the property. We also felt the granting of the variance would set a precedent for similarly situated properties.

A representative of the neighborhood association will attend the hearing on this matter.

Thank you for your service to the City.

Sincerely;

Blake Tollett
West Austin Neighborhood Group
PO Box 5722
Austin 78763

PUBLIC HEARING INFORMATION

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- appearing and speaking for the record at the public hearing; and:
- occupies a primary residence that is within 500 feet of the subject property or proposed development;
- is the record owner of property within 500 feet of the subject property or proposed development; or
- is an officer of an environmental or neighborhood organization that has an interest in or whose declared boundaries are within 500 feet of the subject property or proposed development.

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www.austintexas.gov/department/development-services

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Case Number: C15-2019-0021, 3004 Bonnie Road

Contact: Leane Heldenfels, 512-974-2202, leaneheldenfels@austintexas.gov

Public Hearing: Board of Adjustment, April 8, 2019

Andy Hellenfels
Your Name (please print)

3003 Bonnie Road
Your address(es) affected by this application

Andy Hellenfels
Signature

3.31.19
Date

Daytime Telephone: *512.963.8886*

Comments: *We are neighbors (3103 Bonnie Road) that see the Wilson's fence everyday. It is attractive, the height is fine + does not in any way appear out of proportion. Please allow the fence to remain as is.*

Comments must be returned by 10am the day of the hearing for the Board to see them at this hearing. They may be returned via:

Mail: City of Austin-Development Services Department/ 1st Floor

Leane Heldenfels

P. O. Box 1088

Austin, TX 78767-1088

(Note: mailed comments must be postmarked by the Wed prior to the hearing for them to be received in time for this hearing)

Fax: (512) 974-6305

Email: leaneheldenfels@austintexas.gov

☒ I am in favor
☐ I object

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Case Number: C15-2019-0021, 3004 Bonnie Road

Contact: Leane Heldenfels, 512-974-2202, leane.heldenfels@austintexas.gov

Public Hearing: Board of Adjustment, April 8, 2019

Robert Hillent

Your Name (please print)

☒ I am in favor
☐ I object

2903 Bridle Path 78703

Your address(es) affected by this application



Signature

3-30-19

Date

Daytime Telephone:

214.728.7672

Comments:

I am in favor of this variance.
The fence looks good and does
not hurt our neighborhood.
The fence is important for safety
due to the pool.

Comments must be returned by 10am the day of the hearing for the Board to see them at this hearing. They may be returned via:

Mail: City of Austin-Development Services Department/ 1st Floor
Leane Heldenfels
P. O. Box 1088
Austin, TX 78767-1088

(Note: mailed comments must be postmarked by the Wed prior to the hearing for them to be received in time for this hearing)

Fax: (512) 974-6305

Email: leane.heldenfels@austintexas.gov

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Case Number: C15-2019-0021, 3004 Bonnie Road

Contact: Leane Heldenfels, 512-974-2202, lane.heldenfels@austintexas.gov

Public Hearing: Board of Adjustment, April 8, 2019

Leane Heldenfels

Your Name (please print)

1502 Topi Trail 78703

Your address(es) affected by this application

Leane Heldenfels

Signature

Date

Daytime Telephone:

Comments:

* Variance for fence is acceptable to us as neighbors.

Comments must be returned by 10am the day of the hearing for the Board to see them at this hearing. They may be returned via:

Mail: City of Austin-Development Services Department/ 1st Floor
Leane Heldenfels
P. O. Box 1088
Austin, TX 78767-1088

(Note: mailed comments must be postmarked by the Wednesday prior to the hearing for them to be received in time for this hearing)

Fax: (512) 974-6305

Email: lane.heldenfels@austintexas.gov

P-5/58

To: City of Austin
Austin Code Department
Attn: Thomas Horn, Austin Code Officer

RE: 3004 Bonnie Road, Austin 78703
Case Number: CV-2018-211124

I am in support of the existing 6 foot 9 inch to 7 foot 7 inch range (averaging 7 foot 2 inch) fence at 3004 Bonnie Road that was built as a safety precaution due to the in-ground pool in the backyard. I understand that 6 feet average is permitted by zoning due to this being a corner lot.

Michael Mogavero
Name

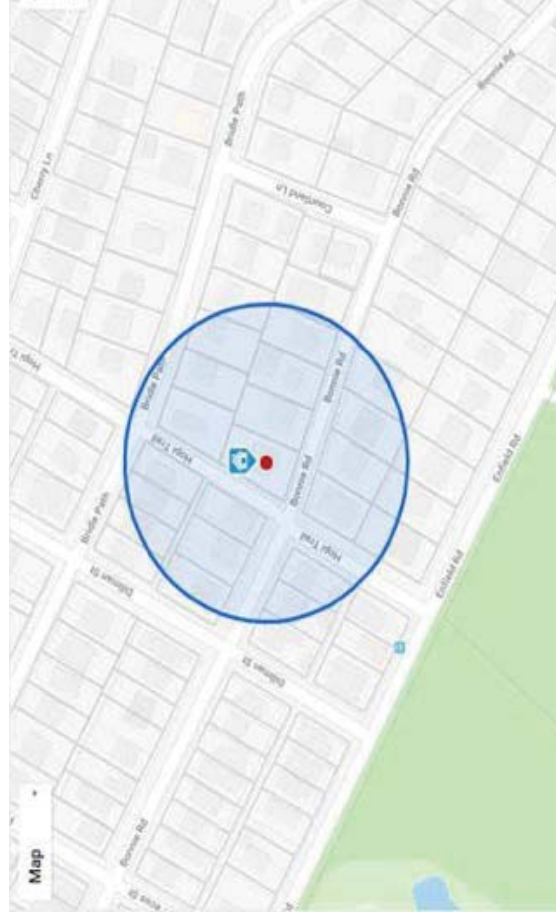
3000 Bonnie
Address

Austin TX 78703


Signature

Within MAPPED radius

	Owner	Signatory	
3004 Enfield	David Tucker	David Tucker	1
3002 Enfield	Wilson Deming	Wilson Deming	1
3000 Enfield	Virginia Thomas	Virginia Thomas	1
3105 Bonnie Road	DECEASED		
3103 Bonnie Road	Andrew Neillie	Andy Neillie	1
3101 Bonnie Road	Jeffrey Daniel	Jeff Daniel	1
3005 Bonnie Road	Joe and Mary Jones	Mary Jones	1
3003 Bonnie Road	Donna Boykin	Donna Boykin	1
3001 Bonnie Road	Thomas Van Zandt	Thomas VanZandt	1
2905 Bonnie Road	Thomas Van Zandt	Thomas VanZandt	1
2903 Bonnie Road	Bhupinder & Sreedhara Bhasin	Sreedhara Bhasin	1
3204 Bonnie Road	Leslie Lindzey	Leslie Lindzey	1
3202 Bonnie Road	John Hovenga	Mike Hovenga	1
3200 Bonnie Road	Nalle Custom Homes	Lee Nalle	1
3002 Bonnie Road	Marc and Megan Vanderslice	Megan Vanderslice	1
3000 Bonnie Road	Michael Mogavero	Michael Mogavero	1
2904 Bonnie Road	Kim & Sammy Unberhagen	Kim Unberhagen	1
2902 Bonnie Road	Eric and Susanne Delernett	Susanne Delernett	1
3207 Bridle Path	Tony Bridle	Jacqueline Boulais	renter
3205 Bridle Path	James Christianson	Martha Mai	renter
3203 Bridle Path	Thomas Boyd	Tom Boyd	1
3201 Bridle Path	James and LaVada Steed	LaVada Steed	1
3005 Bridle Path	William Zmeko	William Zmeko	1
3003 Bridle Path	John Barney	John Barney	1
3001 Bridle Path	Jeff Armstrong	Jeff Armstrong	1
2905 Bridle Path	Michelle Rosenblatt	Michelle Rosenblatt	1
			23
			88%



ADDITIONAL SUPPORT

3200 Bridle Path	Nalle Custom Homes	Lee Nalle	1
3004 Bridle Path	Carolyn Grosskopf	Carolyn Grosskopf	1
3002 Bridle Path	Patrick and Paula Moorehead	Paula Moorhead	1
2903 Bridle Path	Robert and Kristen Hillert	Kristen Hillert	1
2900 Bonnie Road	Joe and Karen Murphy	Karen Murphy	1
2703 Bonnie Road	Stephen Abbot	Stephen Abbot	1
2701 Bonnie Road	Chelsea Buchholtz	Chelsea Buchholtz	1
2904 Enfield	Patrick Smith	Patrick Smith	1
1607 Courtland Lane	Lee Nalle	Lee Nalle	1
1502 Hopi Trail	Leah Inman	Leah Lee	1
3202 Enfield	Albert Gashi	Albert Gashi	1
			11

34 SUPPORT

PUBLIC HEARING INFORMATION

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Case Number: C15-2019-0021, 3004 Bonnie Road

Contact: Leane Heldenfels, 512-974-2202, leana.heldenfels@austintexas.gov

Public Hearing: Board of Adjustment, April 8, 2019

LaVada & Tim Steed

Your Name (please print)

3201 Bridle Path

Your address(es) affected by this application

LaVada Steed

Signature

Date

Daytime Telephone:

512-452-6262

Comments:

The height of the fence does not bother us!

It would be nice to plant some medium size plants in front of the wall.

They are lovely neighbors.

Comments must be returned by 10am the day of the hearing for the Board to see them at this hearing. They may be returned via:

Mail: City of Austin-Development Services Department/ 1st Floor
Leane Heldenfels

P. O. Box 1088

Austin, TX 78767-1088

(Note: mailed comments must be postmarked by the Wednesday prior to the hearing for them to be received in time for this hearing)

Fax: (512) 974-6305

Email: leana.heldenfels@austintexas.gov

P-5/61

P-5/62

PUBLIC HEARING INFORMATION

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Case Number: C15-2019-0021, 3004 Bonnie Road

Contact: Leane Heldenfels, 512-974-2202, leaneheldenfels@austintexas.gov

Public Hearing: Board of Adjustment, April 8, 2019

David Tucker
Your Name (please print)

3004 Enfield Rd
Your address(es) affected by this application

[Signature]
Signature

3/30/19
Date

Daytime Telephone: *512-472-9954*

Comments:

☒ I am in favor
☐ I object

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Mail: City of Austin-Development Services Department/ 1st Floor

Leane Heldenfels

P. O. Box 1088

Austin, TX 78767-1088

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Fax: (512) 974-6305

Email: leaneheldenfels@austintexas.gov

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Case Number: C15-2019-0021, 3004 Bonnie Road

Contact: Leane Heldenfels, 512-974-2202, leane.heldenfels@austintexas.gov

Public Hearing: Board of Adjustment, April 8, 2019

Mike Havensa
Your Name (please print)

☒ I am in favor
☐ I object

3202 Bonnie R
Your address(es) affected by this application

[Signature]
Signature

Date

Daytime Telephone: 512-466-7301

Comments:

Comments must be returned by 10am the day of the hearing for the Board to see them at this hearing. They may be returned via:

Mail: City of Austin-Development Services Department/ 1st Floor
Leane Heldenfels

P. O. Box 1088

Austin, TX 78767-1088

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Fax: (512) 974-6305

Email: leane.heldenfels@austintexas.gov