



APPLICATION/APEAL TO THE BOARD OF ADJUSTMENT

Case No.: BDA 234-023
Date: DEC 28 2023

Data Relative to Subject Property:

Location address: 5504 W. University BLVD.
Lot No.: 1 Block No.: 7/4943 Acreage: .35 Census Tract: Greenway Parks Addition
Street Frontage (in Feet): 1) 69.70' 2) 15.63' 3) 181.8' 4) 5)

To the Honorable Board of Adjustment :

Owner of Property (per Warranty Deed): James & Lori Archie
Applicant: James Archie Telephone: (817) 501-1061
Mailing Address: 5504 W University Blvd Dallas, Tx Zip Code: 75209
E-mail Address: jwarchie@msn.com
Represented by: Telephone:
Mailing Address: Zip Code:
E-mail Address:

Affirm that an appeal has been made for a Variance X, or Special Exception, of 20' set back requesting 91/2' variance

Application is made to the Board of Adjustment, in accordance with the provisions of the Dallas Development Code, to grant the described appeal for the following reason: Not negatively affecting surrounding properties

Note to Applicant: If the appeal requested in this application is granted by the Board of Adjustment, a permit must be applied for within 180 days of the date of the final action of the Board, unless the Board specifically grants a longer period.

Affidavit

Before me the undersigned on this day personally appeared James Archie (Affiant/Applicant's name printed) who on (his/her) oath certifies that the above statements are true and correct to his/her best knowledge and that he/she is the owner/or principal/or authorized representative of the subject property.

Respectfully submitted: James Archie (Affiant/Applicant's signature)



Becky Estrada
Notary Public in and for Dallas County, Texas

MEMORANDUM OF
ACTION TAKEN BY THE
BOARD OF ADJUSTMENT

Date of Hearing _____

Appeal was--Granted OR Denied

Remarks _____

Chairman

Building Official's Report

I hereby certify that JAMES ARCHIE

did submit a request for (1) a variance to the side-yard setback regulations
at 5504 W UNIVERSITY

BDA234-023. Application of JAMES ARCHIE for (1) a variance to the side-yard setback regulations at 5504 W UNIVERSITY BLVD. This property is more fully described as Block 7/4943, Lot 1, and is zoned CD-10, which requires side-yard setback of 20-feet. The applicant proposes to construct and/or maintain a single-family residential structure and provide a 10-foot 6-inch side yard setback, which will require (1) a 9-foot 6-inch variance to the side yard setback regulations.

Sincerely,

Andrew Espinoza, CBO, MCP, CFM, CCEA



AFFIDAVIT

Appeal number: BDA 234-023

I, Lori Archie, Owner of the subject property
(Owner or "Grantee" of property as it appears on the Warranty Deed)

at: 5504 W. University Blvd. Dallas, TX 75209
(Address of property as stated on application)

Authorize: James Archie
(Applicant's name as stated on application)

To pursue an appeal to the City of Dallas Zoning Board of Adjustment for the following request(s)

- Variance (specify below)
- Special Exception (specify below)
- Other Appeal (specify below)

Specify: Encroaching into side yard setback for a portion of our house that already existed in the setback that was changed after the house was built

Lori Archie
Print name of property owner or registered agent

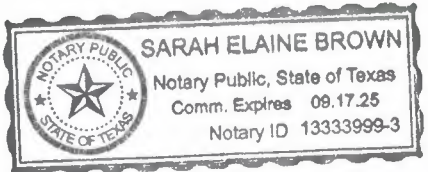
[Signature]
Signature of property owner or registered agent

Date 10/9/23

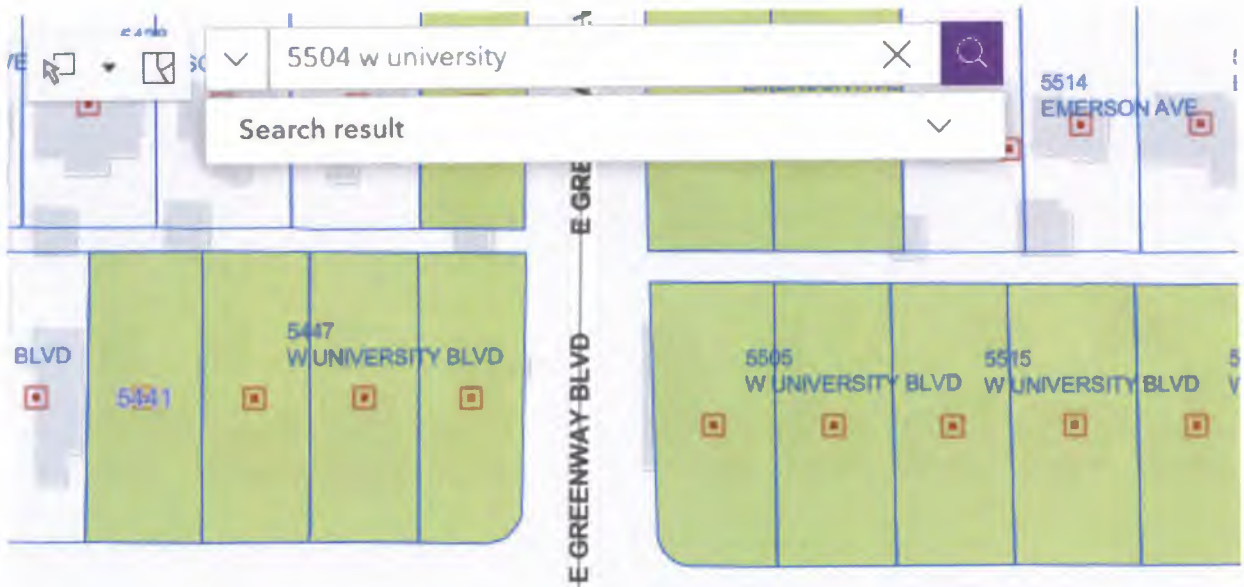
Before me, the undersigned, on this day personally appeared Lori Archie

Who on his/her oath certifies that the above statements are true and correct to his/her best knowledge.

Subscribed and sworn to before me this 9 day of October, 2023



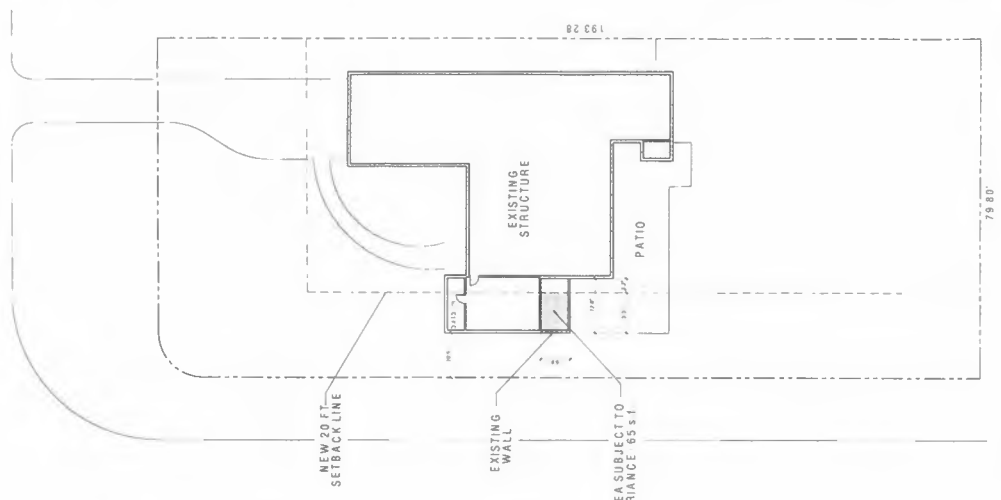
Commission expires on [Signature]
09.17.25



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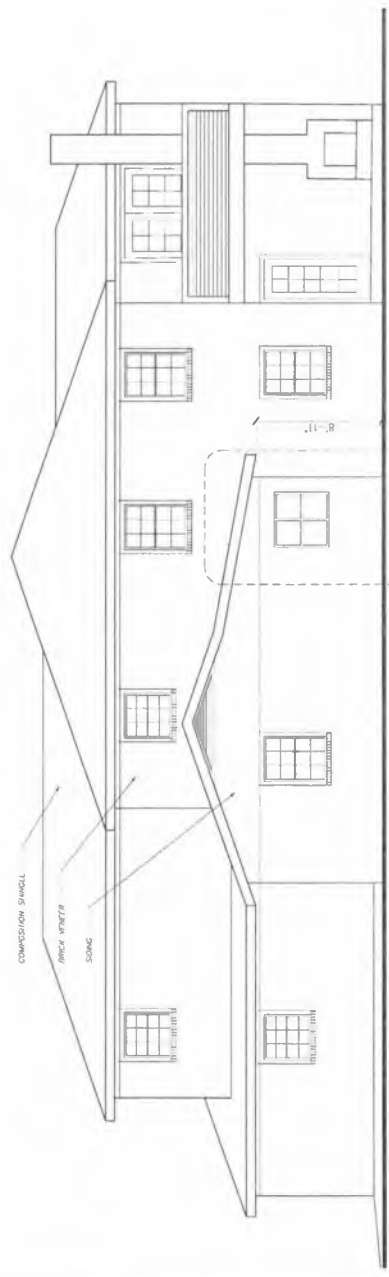
UNIVERSITY BLVD.

EAST GREENWAY BLVD.



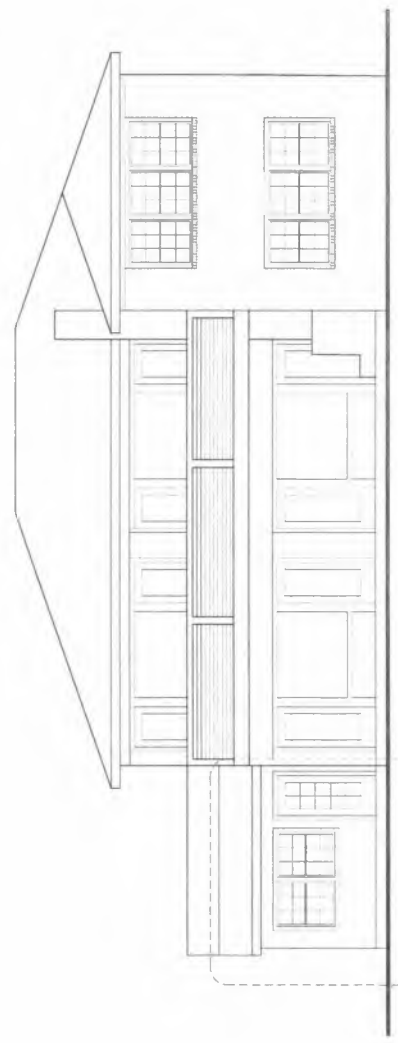
SITE PLAN
SCALE: 1" = 10'

DATE: 5/2/23



WEST ELEVATION
SCALE: 1/8" = 1'-0"

PROPOSED ADDITION
BRICK VENEER WALL & WINDOW OPENING



SOUTH ELEVATION
SCALE: 1/8" = 1'-0"

PROPOSED ADDITION

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