



July 9, 2017

From : Friends of Zilker Neighborhood Association
To : Board of Adjustment
Regarding : 2005 Bluebonnet #A, Austin TX 78704

Friends of Zilker supports Zilker residence seeking Board of Adjustment variances to increase FAR to allow for the addition of a garage door(s) on one of the two open sides of a carport.

Adding a garage door to a carport that is still 80% open on one side does not add heated / cooled living space to the home. The addition of a garage door should not change the FAR, but because Austin has an unusual way of calculating FAR it does.

The FoZ support neighbors who seek an upwards adjustment of their homes FAR to allow for the addition of a garage door on an open carport.

Furthermore, the distance of a carport from an open porch should not impact how the FAR is calculated if both the porch and the carport are not heated / cooled.

Allowing neighbors to add garage doors to their homes is very much in keeping with the character of the Zilker neighborhood.

Yes – I support this position	34
No – I do not support this position	1

Thank you,
Mary Owens, Secretary of Friends of Zilker