



Planning & Development Department

320 E Jefferson Blvd, Dallas TX 75203
(214) 948-4480

BOARD OF ADJUSTMENT REFERRAL FORM

Referred by: **Danyel** Date: 02/24/2026

Department: Minor Commercial Review Team

Phone/Email: 214-671-1669/ danyel.wright@dallas.gov

Manager signature: Volney Willis

Consulted with: Manager and sent back to applicant to go to BOA

Applicant

Representative

Owner

Name: Madison Umberger

Phone/Email: (214) 236-8678/madison@shortconstructiongroup.com

Property Information PLAT-25-000050 -Corner Lot double frontage

Address: 9216 LYNBROOK DR

Lot: LOT 26

City Block: BLK H/7317

Zoning Classification: R-7.5(A)

Issues that require Board action Corner Lot double frontage applicant had property replated

List the City of Dallas Development Code(s) this project is non-compliant with:

Check all that apply: Variance Special Exception

Yard setback

Lot Width

Lot Depth

Lot coverage

Floor area for accessory structures for single-family uses

Height

Minimum width of sidewalk

Off-street parking

Off-street loading

Landscape regulations

fence height and/or standards

Visibility triangle obstructions

Parking demand

Additional dwelling unit (not for rent) Accessory dwelling unit (for rent)

Carport

Non-conforming use or structure

Administrative Official Appeal

Other:

Description: The pool will be in the front of the property which has two BL of 30' on Lynbrook and Lorwood Dr. Received directive to have the applicant go through the process of the BOA because were the proposed swimming pool is located. A BOA case BDA189-091 was submitted in 2019. The lot was re-plated, and documents is in PLAT-25-000050. The new plat shows in detail A of the new registered plat. The current project request is for a Swimming pool under project RES-POOL-26-000073 that was submitted on 2/13/2026. There was a pool permit that was applied for in March 2025 but was denied because the plat status was preliminary.

Alternative resolutions discussed/offered: