

# BOA-26-000033

Menu Reports Help

**File Date:** [04/24/2026](#)

**Application Status:** [Additional Info Required](#)

**Assigned To:** [Diana Barkume](#)

**Description of Work:** [BOARD OF ADJUSTMENT CITY OF DALLAS, TEXAS FILE NUMBER: BOA-26-000033 BUILDING OFFICIAL'S REPORT: Application of April Ross for \(1\) a variance to 1 MARFA AVE. This property is more fully described as block 32/4090 lot 7, and is zoned R-7.5\(A\), which requires a 5-foot side yard setback. The applicant proposes to cor residential structure and provide a 3-foot side yard setback, which will require \(1\) a 2-foot variance to the side yard setback regulations. LOCATION: 1510 MARFA AVE A request for a variance to the side yard setback regulations.](#)

**Application Detail:** [Detail](#)

**Application Name:**

**Application Type:** [Board of Adjustments](#)

Documents:	File Name	Document Group	Category	Description	Type	Docurr
	<a href="#">SIGNED AFFIDAVIT.pdf</a>	BLDG_BDA	Affidavit - Pro...		application/pdf	Upload
	<a href="#">CERTIFIED TAX CERTS.pdf</a>	BLDG_BDA	Certificate - Tax		application/pdf	Upload
	<a href="#">ZONING MAP.pdf</a>	BLDG_BDA	Maps - Zoning L...		application/pdf	Upload
	<a href="#">1510 Marfa Ave Plans A...</a>	BLDG_BDA	Plans - Site Plan		application/pdf	Upload
	<a href="#">LIBERTY HEIGHTS CERTIF...</a>	BLDG_BDA	Plat - Certifie...		application/pdf	Upload
	<a href="#">LIEN STATEMENT.pdf</a>	BLDG_BDA	Statement - Lien		application/pdf	Upload
	<a href="#">202411008-02FORM_UPD-1...</a>	BLDG_BDA	Legal Descripti...		application/pdf	Upload
	<a href="#">1510 Marfa Permit Card...</a>	BLDG_BDA	Other Support D...	PERMIT INFORMATION	application/pdf	Upload
	<a href="#">ML KH EIN number and f...</a>	BLDG_BDA	Other Support D...	OWNERSHIP INFORMATION	application/pdf	Upload
	<a href="#">ML KH Managing Members...</a>	BLDG_BDA	Other Support D...	OWNERSHIP INFORMATION	application/pdf	Upload

[Show all](#)

**Address:** [1510 MARFA AVE, Dallas, TX 75216](#)

**Owner Name:** [ML KM DEVELOPMENTS LLC](#)

**Owner Address:** [5900 BALCONES DR, AUSTIN, TEXAS 787314257](#)

**Parcel No:** [00000303526000000](#)

Contact Info:	Name	Organization Name	Contact Type	Contact Primary Address	Status
	<a href="#">April Ross</a>	<a href="#">Burns Surveying</a>	Applicant	<a href="#">Mailing, 2701 Sunset R...</a>	Active
	<a href="#">ML KM DEVELOPMENTS LLC</a>	<a href="#">ML KM DEVELOPME...</a>	Property Owner	<a href="#">Mailing, 101 N LOIS LA...</a>	Active

Licensed Professionals Info:	Primary	Registration Number	License Type	Name	Business Name	Business License #

**Total Fee Assessed:** [\\$725.00](#)

**Total Fee Invoiced:** [\\$725.00](#)

**Balance:** [\\$0.00](#)

**Custom Fields: Property Details**

Existing Zoning	Lot Number	Lot Size (Acres)
<a href="#">R-7.5(A)</a>	<a href="#">7</a>	<a href="#">0.20</a>
Block Number	Lot Size (Sq. Ft)	How many streets about the property?
<a href="#">32/4090</a>	<a href="#">8755</a>	<a href="#">1</a>
Land Use	Is the property platted?	Status of Project
<a href="#">RESIDENTIAL</a>	<a href="#">Yes</a>	<a href="#">Under Construction</a>
Status of Property	Previous Board of Adjustment case filed on this property	Accommodation for someone with disabilities
<a href="#">Vacant Land</a>	<a href="#">No</a>	<a href="#">No</a>
File Date	Seleccione si necesitara un interprete	Case Number
-		-
Are you applying for a fee waiver?	Have the standards for variance and or special exception been discussed?	Has the Notification Sign Acknowledgement F
<a href="#">No</a>	<a href="#">Yes</a>	<a href="#">Yes</a>
Referred by		
<a href="#">Residential</a>		

**Internal Use Only**

Source of Request	Fee Waiver Granted	Number of Parking Spaces
<a href="#">In Review - Residential</a>		-
Lot Acreage		
<a href="#">0.20</a>		

**PDox Information**

PDox Number

-

**Board of Adjustment Request**

Type of Request	Request Description	Application Type	Other	Affirm that an appeal has been made for	Application is made to BOA to grant the des
<a href="#">Variance</a>	Side-yard	Single Family/Duplex Variance or Special Exception		GRANTING A VARIANCE FOR THE SIDE 5' BL.	CONCRETE PAD IS CLOSER TO THE SIDE S REPLACE CONSTRUCTION WOULD CAUSE

**Street Frontage Information**

**Street Frontage Linear Feet (Sq. Ft) (Number)**

<a href="#">Front</a>	50
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**Case Information**

Full Request	Brief Request	Zoning Requirements	Relevant History
<a href="#">to construct and/or maintain a single-family residential structure and provide a 3-foot side yard setback, which will require a 2-foot variance to the side yard setback regulations.</a>	variance to the side yard setback regulations.	requires a 5-foot side yard setback	Incorrect survey-project was approved and after foundation was poured the owner realized the pro line was incorrect on the survey.

**Board of Adjustment Meeting**

Hearing Type	Action Date	Time	Room	Panel	Presiding Officer	BOA Administrator	BOA Secretary	BOA Code Specialist	Case Assigned to	Notes
			6ES	B	Cheri Gambow	Kameka Miller-Hoskins	Mary Williams	Diana Barkume	Kameka Miller-Hoskins	Side yar

**GIS Information**

Parcel Number (Number)	Service	Layer	Attribute Value	Census Tract Number (Number)	Council District	School District	Escarpment	Floodplain
				58.11	4-Johnson			

**Workflow Status:**

Task	Assigned To	Status	Status Date	Action By
<a href="#">Application Intake</a>	Diana Barkume	Intake Complete	06/05/2026	Accela Administ...
<a href="#">GIS AOR Review</a>	Anna Brickey	Additional I...	06/05/2026	Anna Brickey
Case Assignment		Case Manager...		
Site Inspection				
Plans Distribution			06/05/2026	
Subdivision Review				
Q Team Review				
Arborist Review				
Building Code Review				
Zoning Review				
Electrical Review				
Eng Water and Wastewat...				
Historic Preservation ...				
Eng Paving and Drainag...				
Eng Flood Plain Review				
Board of Adjustment Re...				
Conservation Review				
Traffic Review				
GIS Review				
Residential Team Review				
Signs Review				
Plans Coordination				
Board of Adjustment He...				
Two-Year Waiver Period				

**Condition Status:**

Name	Short Comments	Status	Apply Date	Severity	Action By
<a href="#">BOA History</a>	This will display in t...	Applied	04/24/2026	Notice	
<a href="#">General Facts/Staff An...</a>	This will display in t...	Applied	04/24/2026	Notice	
<a href="#">Land Use</a>	This will display in t...	Applied	04/24/2026	Notice	
<a href="#">Staff Recommendation</a>	Staff Recommendation	Applied	04/24/2026	Notice	
<a href="#">Standard of Review</a>	This will display in t...	Applied	04/24/2026	Notice	
<a href="#">Timeline</a>	This will display in t...	Applied	04/24/2026	Notice	
<a href="#">Zoning</a>	This will display in t...	Applied	04/24/2026	Notice	

**Application Comments:**

View ID	Comment	Date
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**Initiated by Product:** ACA

**Scheduled/Pending Inspections:**

Inspection Type	Scheduled Date	Inspector	Status	Comments
<a href="#">Progress Check</a>	05/29/2026		Scheduled	Scheduled via Script

**Resulted Inspections:**

Inspection Type	Inspection Date	Inspector	Status	Comments
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