



Planning & Development Department

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

BOARD OF ADJUSTMENT REFERRAL FORM

Referred by: Alireza Safari Date: 8/20/25

Department: Planning and Development

Phone/Email: 214-948-5398 / alireza.safari@dallas.gov

Manager signature:

Consulted with:

Applicant

Representative

Owner

Name: Ashley Renteria - Abril Rentería

Phone/Email: ashleyrenteria78@yahoo.com - abrilfoto22@yahoo.com 972-814-1017

Property Information

Address: 1151 RIDGEWOOD DR

Lot: 13

City Block: B/6245

Zoning Classification: R-7.5(A)

Issues that require Board action Floor area and Height of the proposed (already built) accessory structure.

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

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: 51A-4.209.(b)(6) (E) (vii) (cc) - Accessory height exceeds the main. See attached.
51A-4.209.(b)(6) (E) (vii) (dd) - Floor area exceeds 25% of main. See attached.

Alternative resolutions discussed/offered:
Revising the project to meet the code, however, the citizen mentioned that the structure was built years ago and they are not able to alter the structure.