

CITY OF DEER PARK

Variance



LN- 000837 -2025

PERMIT #: LN- 000837 -2025

ISSUED DATE:

PROJECT:

EXPIRATION DATE:

PROJECT ADDRESS: 1937 KINGSDALE DR

OWNER NAME: Mario Ledezma Perez

CONTRACTOR:

ADDRESS: 1937 Kingsdale Dr

ADDRESS:

CITY: DEER PARK

CITY:

STATE: TX

STATE:

ZIP: 77536

ZIP:

PHONE:

PROJECT DETAILS

PROPOSED USE:

DESCRIPTION: Variance For Carport That Is Not Attached To The House. GARAGE

SQ FT:

0

VALUATION:

\$0.00

PAID

APR 22 2025

PERMIT FEES

TOTAL FEES: \$250.00

PAID: \$250.00

BALANCE: \$0.00

ALL PERMITS MUST BE POSTED ON THE JOBSITE AND VISIBLE FROM THE STREET

NOTICE

THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 1 YEAR AT ANY TIME AFTER WORK IS STARTED. ALL PERMITS ARE SUBJECT TO THE FOLLOWING:

- ALL WORK MUST COMPLY WITH THE BUILDING, ELECTRICAL, PLUMBING, AND MECHANICAL CODES ADOPTED BY THE CITY OF DEER PARK AT THE TIME THE PERMIT IS ISSUED.
- IT IS THE RESPONSIBILITY OF THE OWNER/CONTRACTOR TO COMPLY WITH ALL STATE & FEDERAL DISABILITY REQUIREMENTS.
- ENCROACHMENTS OF EASEMENTS AND RIGHT-OF-WAYS ARE NOT ALLOWED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS DOCUMENT AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. GRANTING OF THIS PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISION OF ANY OTHER STATE OR LOCAL LAWS REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.

SIGNATURE OF CONTRACTOR OR AUTHORIZED AGENT

DATE

REVIEWED FOR CODE COMPLIANCE BY

DATE

TO SCHEDULE NEXT DAY INSPECTIONS CALL BY 4PM 281-478-7270
ALL REINSPECTIONS ARE SUBJECT TO A \$45.00 REINSPECTION FEE

You can request a morning or afternoon inspection and we will do our best to accommodate you but there are no guarantees, it will depend on the volume of inspections scheduled that day.

710 E San Augustine Deer Park, TX 77536 Fax 281-478-0394
www.deerparktx.gov/publicworks

To the Planning and Zoning Commission,

My name is Mario Pérez Ledezma and my wife Débora R. Reyes.

Our address is 1937 Kingsdale Dr, Deer Park, Texas 77536.

My email is deborarreyes@yahoo.com


My Phone Number: 281-229-9790 and 281-703-7300

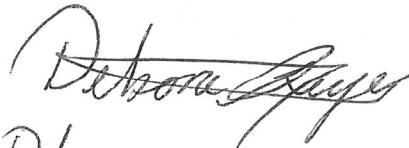
I am requesting a Variance for our Carport that is not attached to our Garage.
We did not know we needed a Permit and Variance, and unfortunately the construction has already begun.

This Carport will be built at 1937 Kingsdale Dr, Deer Park TX 77571, not attached to a Garage.

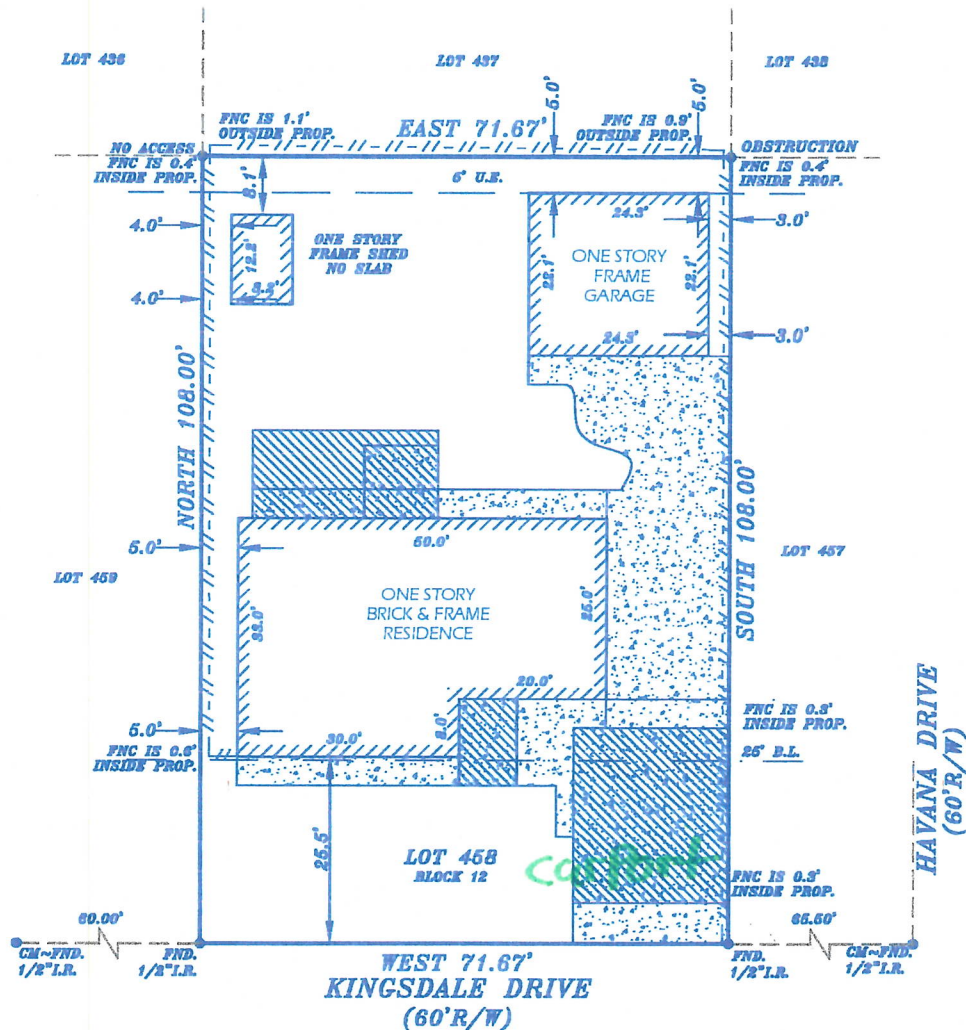
Thank You,

Mari Perez Ledezma and Debora R. Reyes


Mario Perez Ledezma


Debora R. Reyes

- NOTES:
1. MEASUREMENTS ARE BASED ON RECORDED PLAT.
 2. ANY AND ALL DEED RESTRICTIONS AND/OR COVENANTS OF RECORDS. (SEE TITLE COMMITMENT, SCHEDULE B) TEXAS STAR SURVEYING ASSUMES NO RESPONSIBILITY FOR THE REVIEW OR INTERPRETATION OF ANY EXISTING RESTRICTIONS AND/OR COVENANTS.
 3. THIS SURVEYING COMPANY HAS NOT PERFORMED ABSTRACTING OF THIS PROPERTY. THEREFORE THERE MAY EXIST ADDITIONAL EASEMENTS, RESTRICTIONS AND OTHER ENCUMBRANCES OF RECORD.
 4. THIS SURVEY IS NOT INTENDED FOR CONSTRUCTION PURPOSES.
 5. "CM" - CONTROLLING MONUMENT.



THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF TITLE REPORT, CERTAIN EASEMENTS AND/OR BUILDING LINES MAY HAVE BEEN GRANTED WHICH ARE NOT REFLECTED HEREON. THIS SURVEY IS SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.

BORROWER: PEREZ MARIO LEDEZMA

ADDRESS: 1937 KINGSDALE DRIVE - DEER PARK TEXAS 77536

LEGAL DESCRIPTION: LOT HUNDRED FIFTY EIGHT (458), IN BLOCK TWELVE (12) OF SOUTH PASADENA PLAZA, ADDITION SECTION ONE (1) AN ADDITION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 36, PAGE 46, OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS; OTHERWISE KNOWN AS 1937 KINGSDALE DRIVE, DEER PARK, TEXAS

This DOES NOT lie in the 100 year flood plain and is in ZONE X as located by the Federal Insurance Administration designated Flood Hazard Area Community Panel No. 49201C9920M dated 01-08-2017. No responsibility assumed for Flood Plain Determination or Floodway.

LENDER:

TITLE COMPANY:

C.F. NO.

SCALE: 1"=20'

DATE: 03-25-2025

JOB NO.

DRAFTED BY: CDS



I do certify that this survey was this day made on the ground and that this plat correctly represents the property legally described hereon. That the facts found at the time of this survey show the improvements and that there are no discrepancies apparent on the ground except as shown. This survey is based on the title commitment referenced in G.F. No. This survey is certified for this transaction only.

David Hoskins
TEXAS STAR SURVEYING
P.O. BOX 890433, HOUSTON, TEXAS 77289
PHONE (281) 331-8414 FAX (281) 488-0843
STATE OF TEXAS REG. FIRM NO. 10137800

