

CITY OF DEER PARK

Variance



LN-000755-2026

PERMIT #: LN-000755-2026

PROJECT:

ISSUED DATE:

EXPIRATION DATE:

PROJECT ADDRESS: 2040 OKLAHOMA AVE

OWNER NAME: Ignacio Ramirez

CONTRACTOR:

ADDRESS: 2040 Oklahoma Av

ADDRESS:

CITY: DEER PARK

CITY:

STATE: TX

STATE:

ZIP: 77536

ZIP:

PHONE:

PROJECT DETAILS

PROPOSED USE:

SQ FT:

0

DESCRIPTION: Requesting A Variance Of 4 Ft To The Height Of A Residential Building.

VALUATION:

\$0.00

PAID

MAY 04 2026

PERMIT FEES

TOTAL FEES: \$250.00

PAID: \$250.00

BALANCE: \$0.00

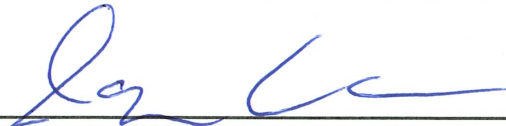
ALL PERMITS MUST BE POSTED ON THE JOBSITE AND VISIBLE FROM THE STREET

NOTICE

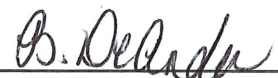
THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS, OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF 1 YEAR AT ANY TIME AFTER WORK IS STARTED. ALL PERMITS ARE SUBJECT TO THE FOLLOWING:

- 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 REQUIREMENT
- 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 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

5-4-26
DATE


REVIEWED FOR CODE COMPLIANCE BY

5/4/26
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

Date: May. 4, 2026
Planning & Zoning Commission
City Of Deer Park

Re: Request for Variance – Pool House at 2040 Oklahoma Ave.

Dear Members of the Planning & Zoning Commission,

I am writing to respectfully request a variance to allow an additional four (4) feet in height for a proposed pool house on my property located at 2040 Oklahoma Ave. The current ordinance limits accessory structures to a maximum height of fifteen (15) feet, and I am requesting approval to construct the pool house at a height of nineteen (19) feet.

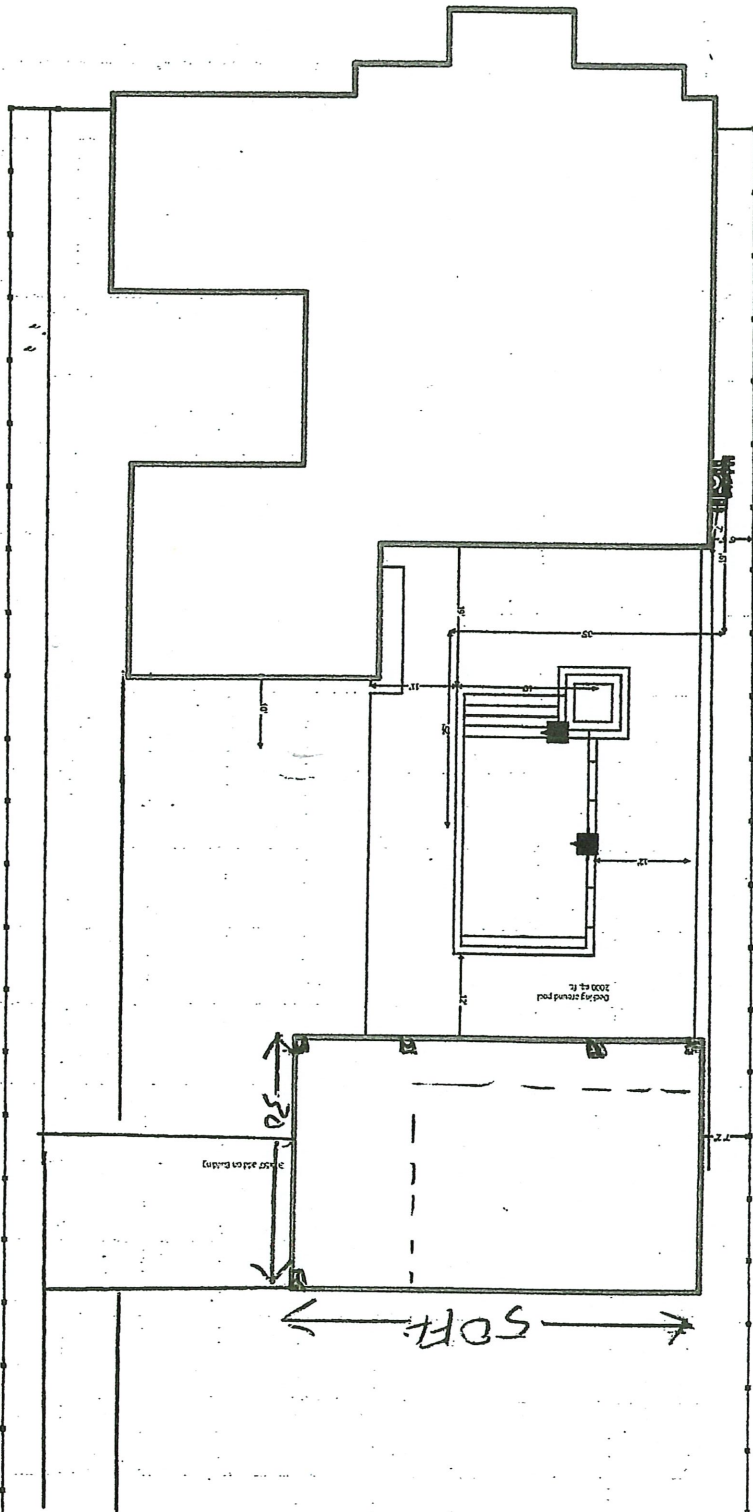
This request is due to additional height necessary to accommodate proper roof pitch, as well as to maintain architectural consistency with the main residence. The design also ensures adequate ventilation and usability of the structure without compromising safety or structural integrity.

The proposed pool house will not adversely impact neighboring properties. It will be located within required setbacks, and the increased height will not obstruct views, reduce privacy, or negatively affect surrounding property values. The design remains consistent with the character of the neighborhood.

I respectfully ask for your consideration and approval of this variance request. Please let me know if any additional information or documentation is needed.

Thank you for your time and consideration.

Sincerely,
Ignacio Ramirez
713-647-1000



**ABSOLUTELY
NO ENCROACHMENT
ON EASEMENTS**

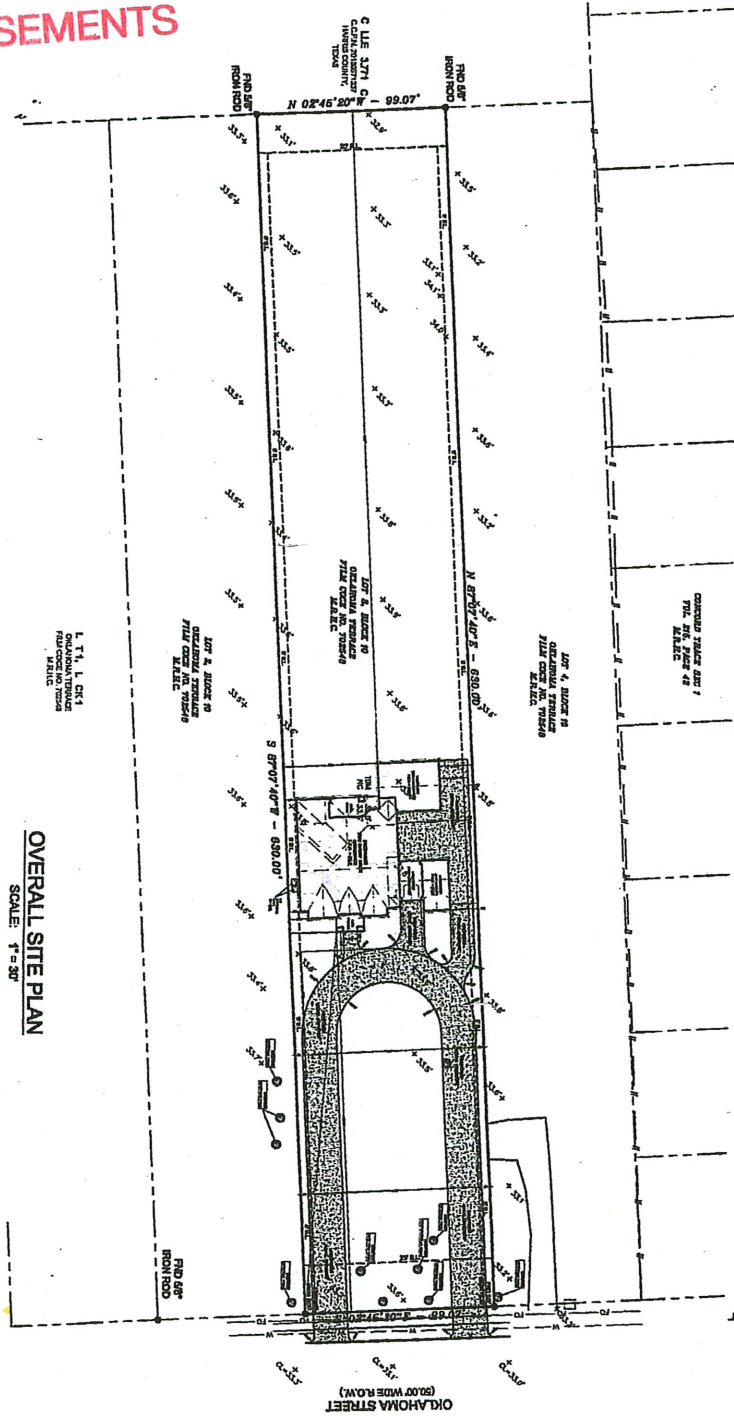
**REQUIRED: CORNERS
AND
DOUBLE STUDS
HOLD-DOWNS**

**DRAINAGE FROM IMPROVEMENTS
MUST NOT IMPACT NEIGHBORS**

2040 Delahoussa Ave.
Deer Park, TX 77536

**ABSOLUTELY
NO ENCROACHMENT
ON EASEMENTS**

**DRAINAGE FROM IMPROVEMENTS
MUST NOT IMPACT NEIGHBORS**



OVERALL SITE PLAN
SCALE: 1" = 30'

<p>JL Trevino & Associates P.L.L.C. 5450 Northwest Central Drive, 123 Houston, Texas 77092 (281) 433-8688</p>	<p>Mr. & Mrs. Ramirez Single Family Residence 2018 Oklahoma Avenue Deer Park, Texas 77536</p>	<p>ISSUE LOG</p> <table border="1"> <tr> <th>NO.</th> <th>DESCRIPTION</th> <th>DATE</th> </tr> <tr> <td>1</td> <td></td> <td></td> </tr> <tr> <td>2</td> <td></td> <td></td> </tr> <tr> <td>3</td> <td></td> <td></td> </tr> <tr> <td>4</td> <td></td> <td></td> </tr> <tr> <td>5</td> <td></td> <td></td> </tr> <tr> <td>6</td> <td></td> <td></td> </tr> <tr> <td>7</td> <td></td> <td></td> </tr> <tr> <td>8</td> <td></td> <td></td> </tr> <tr> <td>9</td> <td></td> <td></td> </tr> <tr> <td>10</td> <td></td> <td></td> </tr> </table>	NO.	DESCRIPTION	DATE	1			2			3			4			5			6			7			8			9			10		
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<p>OVERALL SITE PLAN</p>	<p>A.100</p>	<p>DATE: 10/15/2010</p> <p>SCALE: 1" = 30'</p>																																	

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