

August 10, 2019

Williamson County Engineer's Office
3151 Southeast Inner Loop, Suite B
Georgetown, Texas 78626
Attn: Roger Hickman, P.E.

RE: Gerald Kurio, Sammy Kurio, Martha Kurio Faske
Subdivision of property located at
5901/5911 FM 972
Georgetown, Texas 78626

Dear Judge Bill Gravel, Commissioner Terry Cook, Commissioner Cynthia Long, Commissioner Valerie Covey, and Commissioner Russ Boles:

We understand the application association with the above referenced address does not meet the County's development provisions indicated in OSSF Order Section 10(D)(2)(a) as the proposed contains less than two acres.

As a result, we respectfully request a variance from this minimum standard to allow for this property to be separated into 2 entities, each with own legal description.

The referenced properties are on a tract of land on FM 972, 2 miles east of Walburg. Construction and improvements to FM 972 years ago, separated 1.2 acres from the total 113. That separation of the property and its location resulted in a devaluation of the 1.2 acres. Our parents constructed the 2 homes in reference as rental units as a way of adding value to the split apart acreage. They were constructed in 1981 and 1983, respectively, on the 1.2 acres of the 113 separated total acreage. In the early 1980's the rules for septic system required 1/2 of an acre per septic system. The necessary permits and applications were filed to construct both homes on the 1.2 tract.

The 1985, the septic requirements changed from the minimum 1/2 acre to a 1 acre minimum lot per system.

The drain field for 5911 FM 972 was installed between the two houses and because of limited space, numerous drainage challenges arose for occupants. This was rectified with the installation of an entirely new system, June, 2019.

The 5901 FM 972 address has a much larger drain field and has not developed problems.

We are requesting a variance so each house has its own legal description and therefore, can be sold or divided separately. It is economically challenging to be required to sell both houses as one entity instead of separate.

The approval of the requested variance would provide equivalent protection to tenants and/or future owners, the natural environment, and to the public health as per current regulation.

Respectfully,



Gerald S. Kurio
512-663-6615