



City of Austin Watershed Protection and Development Review Department
 505 Barton Springs Road / P.O. Box 1088 / Austin, Texas 78767-8835

SITE PLAN APPEAL

If you are an applicant and/or property owner or interested party, and you wish to appeal a decision on a site plan application, the following form must be completed and filed with the Director of Watershed Protection and Development Review Department, City of Austin, at the address shown above. The deadline to file an appeal is 14 days after the decision of the Planning Commission, or 20 days after an administrative decision by the Director. If you need assistance, please contact the assigned City contact at (512) 974-2680.

CASE NO. SP-2007-0243T DATE APPEAL FILED August 5, 2007
 PROJECT NAME Vino Vino Off-Site YOUR NAME Karen McGraw
Parking SIGNATURE [Signature]
 PROJECT ADDRESS 419 Guadalupe YOUR ADDRESS 4315 Avenue C
Austin TX 78751
 APPLICANT'S NAME Thad Avery YOUR PHONE NO. 512 459226 WORK
 CITY CONTACT Chris Yanez 022 912-1761 HOME cell

INTERESTED PARTY STATUS: Indicate how you qualify as an interested party who may file an appeal by the following criteria: (Check one)

- ☐ I am the record property owner of the subject property
- ☐ I am the applicant or agent representing the applicant
- ☒ I communicated my interest by speaking at the Planning Commission public hearing on (date) 7/24/07
- ☒ I communicated my interest in writing to the Director or Planning Commission prior to the decision (attach copy of dated correspondence).

In addition to the above criteria, I qualify as an interested party by one of the following criteria: (Check one)

- ☐ I occupy as my primary residence a dwelling located within 500 feet of the subject site.
- ☒ I am the record owner of property within 500 feet of the subject site. Hyde Park Properties Owner 4101 Guadalupe
- ☐ I am an officer of a neighborhood or environmental organization whose declared boundaries are within 500 feet of the subject site.

DECISION TO BE APPEALED*: (Check one)

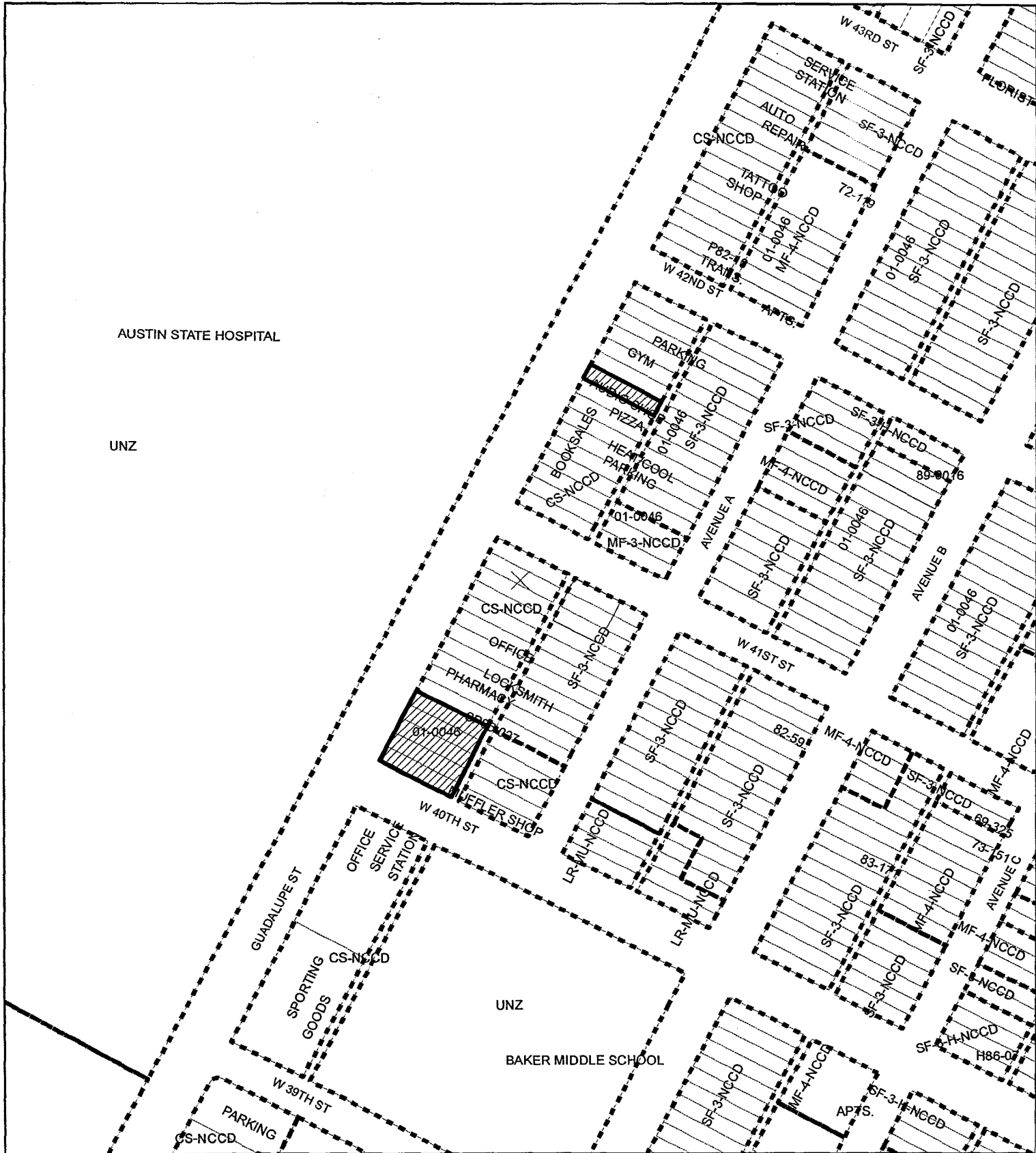
- ☐ Administrative Disapproval/Interpretation of a Site Plan
- ☐ Replacement site plan
- ☒ Planning Commission Approval/Disapproval of a Site Plan
- ☐ Waiver or Extension
- ☐ Planned Unit Development (PUD) Revision
- ☐ Other: _____

Date of Decision: _____
 Date of Decision: _____
 Date of Decision: _____
 Date of Decision: _____
 Date of Decision: _____

*Administrative Approval/Disapproval of a Site Plan may only be appealed by the Applicant.

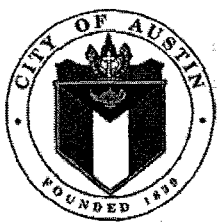
STATEMENT: Please provide a statement specifying the reason(s) you believe the decision under appeal does not comply with applicable requirements of the Land Development Code:

Failure to provide any on-site parking will impact our business at 4101 Guadalupe. Current use does not appear to be "Food Sales" but "Liquor Sales." Proposed use is likely to be "Cocktail Lounge" not "Restaurant." This requires more parking.
 Applicable Code Section: 25-2-4 & Schedule "A" Parking Table
This also requires CS-1 zoning. 425-2-104 25-2-4(c)



SITE PLAN

CASE#: SP-2007-0243T
 ADDRESS: 4119 GUADALUPE ST
 GRID: J25
 MANAGER: C. YANEZ



-  SUBJECT TRACT
-  ZONING BOUNDARY

1" = 200'

This map has been produced by G.I.S. Services for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

West 40th Street
(60 ft. ROW)