

Lisa Hinely
Chair North Lamar Combined Neighborhood Plan Contact Team
Austin , TX

Dear Lisa Hinely,

As you are aware on April 20, 2006 the City Council granted CR-CO zoning for the site at 601 Applegate Austin TX with numerous conditions. I was not aware of these conditions until the meeting with the Commission.

I would still like to obtain the GR-MU-NP zoning I requested and do not have any problem with the Transportation staff recommendation that development on the site be limited through a conditional overlay to less than 300 vehicle trips per day above the existing trip generation.

My question is with this condition, what more conditions would be necessary to meet to get the approval of the Neighborhood Association for GR.MU.NP zoning? If this is not an option with the Association, would the Association compromise with what the Council granted in 2006 "CR-CO" provided the conditions that were set out are met?

I purchased this property for rental income. Since I had to close the property I am loosing \$2600.00 per month income on the front part and at times I had the back 2 lots rented for \$650.00 per month which is a loss of \$3150.00 per month. I need the rental income to stay in business.

Quite frankly, the used car lot has lost over \$500,000.00 since it began in 1992. It employs 8 people and the property on Applegate employed 7 people. Please discuss this with the Association and let me know what my options are. The LO-MU-CO-NP just kills me.

I would appreciate any help you and the Association can give me. I will meet whatever conditions it takes to get your approval. Maureen Meredith suggested landscaping, etc.

Sincerely,

Kellis Landrum

cc Maureen Meredith
Mona Noll
Sherri Sirwaitis