

From
Date
To: D
[Jim]

Subject: RE: New Tree Review Status for 2009 Lakeshore Dr. - 2016-156405 TP

David,

You need to provide plans, conceptual or stamped, for us to make a determination. The only document provided with the TP submittal was the existing conditions survey.

Keith W. Mars

City Arborist & Urban Forest Conservation Program Manager

City of Austin Development Services Department

One Texas Center, 4th Floor

505 Barton Springs Road

Office: 512-974-2755



Follow us on Facebook at Nature in the City

www.austintexas.gov/trees

We want to hear from you! Please take a few minutes to complete our online customer survey.

Nos gustaría escuchar de usted. Por favor, tome un momento para completar nuestra encuesta

From
Se
To

Subject: Re: New Tree Review Status for 2009 Lakeshore Dr. - 2016-156405 TP

Importance: High

Keith,

We need formal guidance on removing the trees identified on the survey. We don't have a residential PR. We're asking your department to make a decision to allow or deny removal of the identified trees.

Jim has been to the site and can provide context, but for quick reference we need to demolish and rebuild the legal non-compliant single family residence, pool and deck areas. The site needs a complete redesign and the trees represent a hardship in our endeavor to design a competent set of plans - Plans that cost tens of thousands of dollars. And it's not fair to require a sealed set of plans to be reviewed only as part of a formal PR process, to then receive TOR comments that in all likelihood will require a significant redesign of the house, costing the owner as much as double the amount of money he would have spent to produce the PR-level plan set.

With the utmost respect, can you see our issue with the way the department is handling the TP application process these days? We paid \$323.44 for a competent tree review. We are asking to remove the trees as identified on the



Tree Ordinance Review Application

Development Services Department

One Texas Center, 505 Barton Springs Road, 4th floor, Austin, TX 78704

Phone: (512) 974-1876 Fax: (512) 974-3010

Email: cityarborist@austintexas.gov Website: www.austintexas.gov/departments/city-arborist

ROW I.D. 1051270

Mapsco Pg _____

Application request* (specify all that apply):

- ☒ Tree removal (LDC 25-8-602[3])
☐ Critical Root Zone impacts (ECM 3.5.2 A)
☐ Live canopy impacts of more than 25% (ECM 3.5.2 B)

* Refer to Land Development Code (LDC) 25-8 (B)(1) and Environmental Criteria Manual (ECM) (Section 3 & App. F). Applicant understands that all impacts may threaten the health of the tree and that approval of this application does not guarantee favorable tree results.

Address and zip code of property: 2009 Lakeshore Dr.

Name of owner or authorized agent: Mindy Briggs, Permit Partners

Building permit number (if applicable): N/A

Telephone #: 512-593-5361

Fax #: _____

E-mail: _____

Tree Species: various

Tree location on lot: various - see survey

Trunk size (in inches) at 4 1/2 feet above ground: circumference (around) _____ or diameter (across) _____

General tree condition: ☒ Good / ☐ Fair / ☐ Poor / ☐ Dead

Reason for request: ☒ Development ☐ Tree condition ☐ Other: _____

Owner/ Authorized Agent Signature _____ Date 12/21/16

- o Proposed development projects are to include a plan view drawing that depicts the location of the tree and the planned improvements (e.g. structure, driveway, utility and irrigation lines).
- o This permit application only reviews for compliance with tree regulations.
- o The application fee must be paid prior to permit issuance. No fee is required for dead or diseased trees.

FOLLOW-UP PERMIT APP. TO JIM GORZEL'S SITE VISIT. ARCHITECT IS FINALIZING BUILDING PLANS. WE REQUEST STAFF MAKE DETERMINATION TO APPROVE REMOVAL OF 7 TREES (SEE RED BOX ON SURVEY) IDENTIFIED AS PROTECTED.

Application Determination – To be completed by City Arborist Program Personnel

- ☐ Approved ☐ *Approved With Conditions ☐ Statutory Denial (more information required) ☐ Denied

Comments _____

- ☐ Heritage Tree(s) ☐ A heritage tree variance is required: ☐ Administrative / ☐ Land Use Commission

Conditions of Approval: ☐ None or ☐ As described within Arborist Comments (see above); and

- ☐ Applicant agrees to plant _____ caliper inches of central Texas native trees (see ECM Appendix F) on the lot prior to obtaining a final inspection (if applicable). Trees are to have a minimum 2-inch trunk diameter. Examples include Oaks, Cedar Elm, Bald Cypress, Desert Willow, Mountain Laurel, Texas Persimmon, Mexican Plum, etc.
- ☐ Prior to development, applicant agrees to supply a root zone mulch layer and maintain tree protection fencing (chain-link, five-foot in height) throughout the project duration.
- ☐ No additional impacts are permitted within the 1/2 Critical Root Zone, including utility trenching.
- ☐ Provide a receipt from a certified arborist for: ☐ remedial root care ☐ any required pruning

Applicant Signature _____

Date _____

City Arborist Signature _____

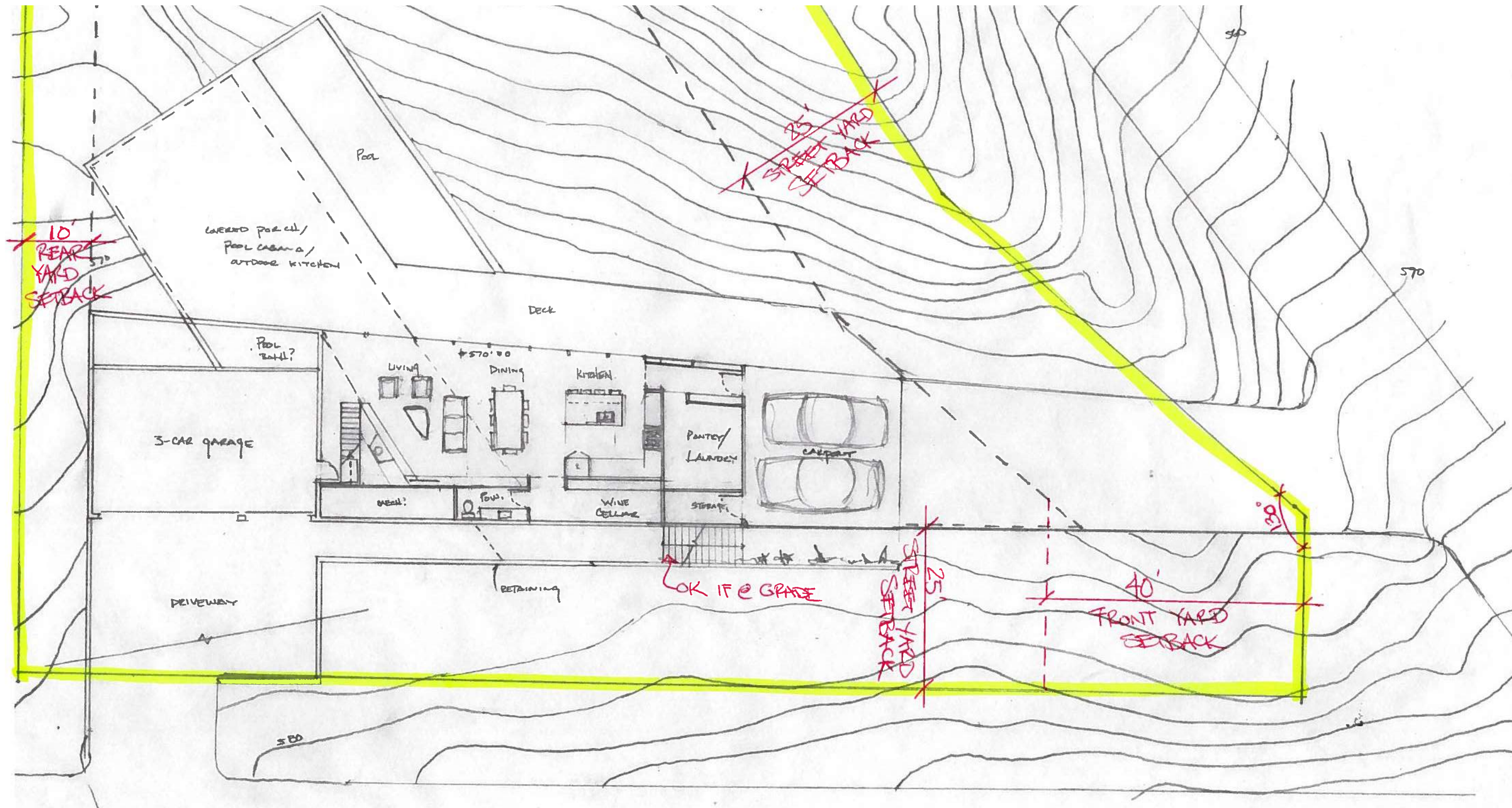
Date _____

Post this document on site while any proposed work is in progress.
 Conditions for approval of this application must be met within 1 year of the effective date.

NEW FRONT YARD LOCATION PER CITY OF AUSTIN

“Since the angle between L2 and the adjacent property line parallel to Island Way is $<135^\circ$, L2 is the front property line. As such, its setback is 40'. The setback from each respective street is 25'. However, with L2 being the front property line, the interior property line is then the rear property line requiring a 20' setback. If a 10' setback is desired, a BOA variance will need to be sought.”

Quote and drawing by COA Staff Susan Barr on August 13, 2015.



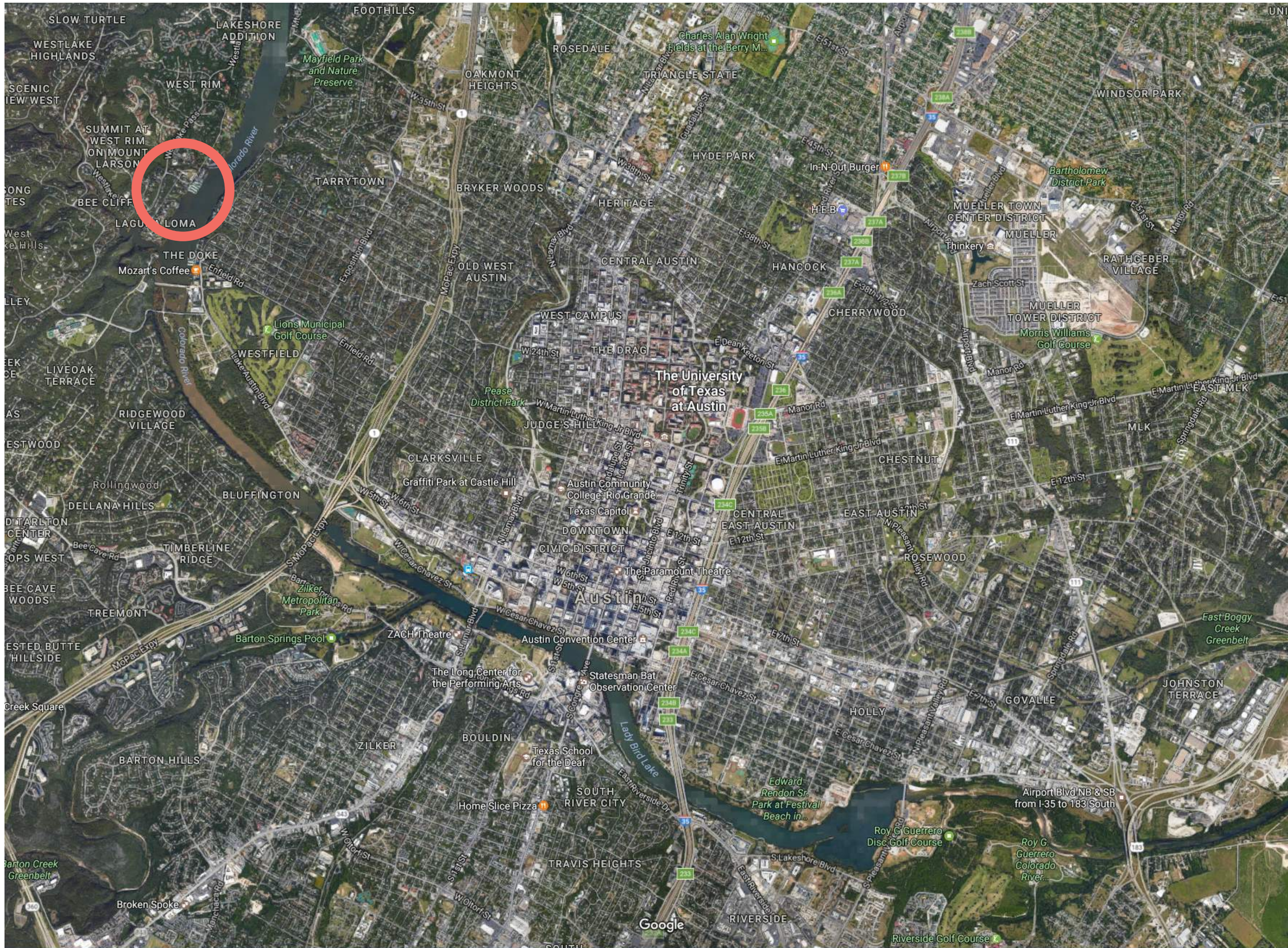
NEW SETBACKS BY COA

Scale: Not to Scale

LAKE SHORE RESIDENCE
Board of Adjustments

July 24, 2017

Discussion purposes only.
Not for construction.



SITE CONTEXT

Scale: Not to Scale

LAKE SHORE RESIDENCE
Board of Adjustments

July 24, 2017

Discussion purposes only.
Not for construction.



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Scale: Not to Scale

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Not for construction.

SITE CONTEXT

Scale: Not to Scale

LAKESHORE RESIDENCE
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July 24, 2017



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VIEWS OF THE EXISTING HOUSE FROM LAKESHORE DRIVE



Proposed 5' Setback shown as red dashed line



4 Story 45' Tower to be Removed



4 Story 45' Tower to be Removed (Guest House at bottom right)



4 Story 45' Tower to be Removed

—

SITE PHOTOS

—

Scale: Not to Scale

—

LAKESHORE RESIDENCE
Board of Adjustments

—

July 24, 2017

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Scale: Not to Scale

July 24, 2017

