

Sirwaitis, Sherri

Subject: FW: I am in favor of Case# C14-2018-0079

-----Original Message-----

From: Gmail < >

Sent: Thursday, November 15, 2018 1:46 PM

To: Sirwaitis, Sherri <Sherri.Sirwaitis@austintexas.gov>

Subject: I am in favor of Case# C14-2018-0079

Dear Sherri:

Enclosed please find my signed documents.

Your support is highly appreciated.

Wish you have a good day.

Thanks & Regards...

Vivienne Chen

PUBLIC HEARING INFORMATION

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Case Number: C14-2018-0079

Contact: Sherri Sirwaitis, 512-974-3057

Public Hearing: November 6, 2018, Zoning and Platting Commission
November 15, 2018, City Council

Hui Fu
Your Name (please print)

8530 Sweet Cherry Dr. Austin

Your address(es) affected by this application

☒ I am in favor
☐ I object

11/15/2018
Date

Signature

512 354 9149
Daytime Telephone:

Comments: I am strongly support this rezoning which will help to build this facility to give a better living environment for the elderly. The center also served as a community center given the relative high percentage of Asian residents in the nearby area. The board of directors should not cause traffic or noise concern. I am in favor of this

If you use this form to comment, it may be returned to:

City of Austin
Planning & Zoning Department
Sherri Sirwaitis
P. O. Box 1088
Austin, TX 78767-8810

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Case Number: C14-2018-0079

Contact: Sherri Sirwaitis, 512-974-3057

Public Hearing: TBA, 2018, Zoning and Platting Commission
TBA, 2018, City Council

Anne Budroni

Your Name (please print)

☐ I am in favor
☒ I object

11803 Highland Oak Tr. Austin TX 78759

Your address(es) affected by this application

Anne L Budroni

Signature

11/14/2018
Date

Daytime Telephone: 512 632 9992

Comments: Jollyville Road is already crowded. Cars, school buses, pedestrians and cyclists ~~exst~~ currently fill the road. When 183 N starts construction a huge amount of traffic will reroute to Jollyville Road. I completely reject the idea of building anything that changes the zoning on Jollyville Road

You may e-mail this form to:

Sherri.Sirwaitis@AustinTexas.gov (cc: district10@AustinTexas.gov)

Or you may mail via post to:

City of Austin, Planning & Zoning Department, c/o Sherri Sirwaitis
P.O. Box 1088, Austin, TX 78767-8810

Sirwaitis, Sherri

Subject: FW: Case #C14-2018-0079**From:** Rob Ripperda <>**Sent:** Sunday, November 18, 2018 9:53 AM**To:** Sirwaitis, Sherri <Sherri.Sirwaitis@austintexas.gov>; Cadena-Mitchell, Kurt <Kurt.Cadena-Mitchell@austintexas.gov>**Subject:** Case #C14-2018-0079

Sherri,

This is my written comment on case C14-2018-0079 to be heard at the 11/20 Zoning and Platting Commission Public Hearing.

I object to the initial application for a zoning change from LO to GR-MU and agree with the staff's recommendation that a GO-MU-CO ordinance would be a better fit for the surrounding neighborhoods. The applicant has done a great job of inviting the neighborhood in and explaining their plans and I support the spirit of the project. The applicant has expressed the desire to build a new school, senior living apartments, a cultural community center, a yoga studio, and a restaurant that can serve alcohol. It is their understanding that to accommodate these services, there are permitted uses that are needed under GR that GO does not allow.

These uses are:

Indoor Entertainment
Indoor Sports and Recreation
Personal Improvement Services
Restaurant (General)

I personally don't feel that these additional uses threaten the character of our neighborhood in any way and I would support an amended application of GR-MU-CO that restricted all other permitted uses under GR, that are not permitted in GO, except the list above. I would ask however, that because a move to GR from LO would be a change from past precedent that some additional conditional overlays be added to ensure the project adheres to what has been presented to the community.

First, GR allows for a max structural height of 60 ft. The applicant has done a compatibility study and believes the max height they can actually build to is 50 ft. I would ask that a conditional overlay be added to limit the structural height to a max of 50 ft.

Second, the compatibility study and renderings that were shown to the community adhered to the design standards of Subchapter E. I would ask that those standards be added as conditional overlays to the zoning change:

- No structure may be built within 25 feet of the property line.
- No structure in excess of two stories or 30 feet in height may be constructed within 50 feet of the property line.
- No structure in excess of three stories or 40 feet in height may be constructed within 100 feet of the property line.
- No parking or driveways are allowed within 25 feet of the property line.
- A landscape area at least 25 feet wide is required along the eastern property line. In addition, a fence, berm, or dense vegetation must be provided to screen adjoining properties from views of parking, mechanical equipment, storage, and refuse collection.

Lastly, I would ask that if possible, a conditional overlay be added so that the property must include some actual form of residential use after some amount of time. I don't know how best to codify that given that the applicant intends to build a functioning school first, then rebuild the cultural events center, and then add the senior housing later, but much of my support for the increase in structural size allowed under this change is because it has been communicated that people will ultimately get to live here in a city that currently has a housing shortage.

I am the Co-president of the Raintree Estates Neighborhood Association, but this position is my own and does not represent an official association agreement. We have not as of yet been able to reach a consensus position.

Thank you for all of your work on this case. If there's anything I've learned in this process it's that zoning cases elicit a level of passion that may only be rivaled by sports team loyalty.

Thanks,
Rob Ripperda
11900 Arabian Tr



**ASIAN AMERICAN QUALITY OF LIFE ADVISORY COMMISSION
RECOMMENDATION 20170815-3e**

Date: August 15, 2017

Subject: Letter of Support for Asian American Cultural Center multi-generational facility

Motioned By: Commissioner Stanton

Seconded By: Commissioner DePalma

Recommendation

Support the Asian American Cultural Center plans for a multi-generational facility

Description of Recommendation to Council

The Asian American Quality of Life Advisory Commission supports the Asian American Cultural Center (AACC) plans for a multi-generational facility at their property at 11713 Jollyville Road. The Commission supports their plan to build a senior living center adjacent to the school and cultural center to provide a multi-generational experience, including appropriate zoning and permits.

Rationale:

With the growth of the Asian American community in Austin, important needs of our Asian American seniors have been included in the report of Asian American Quality of Life study. One of the urgent needs is to bring seniors out of living in isolation and to ameliorate their alienation because of the language and cultural barriers the seniors face in their new home country.

We are certain that seniors will find better quality of life in the comfort of being among people who share their language and cultural background. In a culturally-sensitive environment, seniors can share their rich heritage including stories, games like mahjong or chess, tea, and familiar home-cooked foods that nurture both their body and spirit. Co-locating intergenerational services will bring joy to both the older adults and the young children. Studies have also shown that parents and young adults would benefit most from helping to bridge the generational gap.

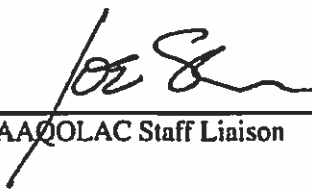
The Asian American Cultural Center has expressed a willingness to be a community partner to address such needs by building our seniors a community that provides residential services for them. The proposed project at Jollyville Road will allow an intergenerational environment where there is an early childhood development center such that the seniors have an opportunity to interact with young children as they would their own grandchildren.

The Asian American Quality of Life Advisory Commission supports the project concept which helps in improving the living condition of the members of our community. The establishment of senior housing is essential to providing a better quality of life to our seniors and to nurture both their physical and mental health. The Commission appreciates Council's support for assisting the AACC effort to provide unique housing choices for senior citizens.

Vote : 10-0

Commissioners Chanpheng, DasGupta, Jung, and Phrasavath absent. One vacancy,

Attest:



Joe Silva, AAQOLAC Staff Liaison

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Case Number: C14-2018-0079

Contact: Sherri Sirwaitis, 512-974-3057

Public Hearing: November 6, 2018, Zoning and Planning Commission
November 15, 2018, City Council

Saran Kelsey

Your Name (please print)

11713 Jollyville Rd Austin 78759

Your address(es) affected by this application

11/19/18

Date

Signature

Daytime Telephone: 281-650-0716

Comments:

I think this would be a great addition to the neighborhood to allow ACE to include more people in their community. It will also allow for an even better place for our kids to grow!

If you use this form to comment, it may be returned to:

City of Austin
Planning & Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-2018-0079

Contact: Sherri Sirwaitis, 512-974-3057

Public Hearing: November 6, 2018, Zoning and Planning Commission
November 15, 2018, City Council

Kimberly Keig
Your Name (please print)

☒ I am in favor
☐ I object

8404 Tecumseh Austin TX

Your address(es) affected by this application

11/19/18

Date

Signature

Daytime Telephone: 512 496-0680

Comments: I fully support the development of this multicultural, multi-generational Center. It's good for our elderly, good for our children, and good for our community. The Magic Dragon School provides exceptional pre-school at an affordable price. Allowing this organization to grow to its full potential is a gift to our community. They know how to do things right!

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Case Number: C14-2018-0079

Contact: Sherri Sirwaitis, 512-974-3057

Public Hearing: November 6, 2018, Zoning and Platting Commission
November 15, 2018, City Council

J Segura

Your Name (please print)

6901 Chelsea Moor

Your address(es) affected by this application

Signature

Date

Daytime Telephone: 512-695-9944

Comments: There are several senior living facilities in the area, but none of them provide Asian meals and Asian focused entertainment. If the seniors want meatloaf and Bridge they would be in good shape, but if they want green tea, dumplings, and majihong where do our seniors go? My mother-in-law is reaching an age where a facility like this would be welcome close to home, especially when she could be comfortable with the things she is familiar with.

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Case Number: C14-2018-0079

Contact: Sherri Sirvaitis, 512-974-3057

Public Hearing: November 6, 2018, Zoning and Platting Commission
November 15, 2018, City Council

Noel Radley
Your Name (please print)

12704 Cantle Trail, Austin

Your address(es) affected by this application

Noel Radley

Signature

11/19/2018

Date

Daytime Telephone: 512-573-8292

Comments: I am a parent with two

children in Magic Dragon

Preschool run by AACC. The

reasons I am in favor:

- Supports diversity + cultural enrichment
- Provides care for vulnerable population
- Improves educational facilities for daycare
- Provides a landmark on Jollyville Rd.
- Also I trust Ms. Amy. She is

a leader and cares for the greater community.

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City of Austin

Planning & Zoning Department

Sherri Sirvaitis

P. O. Box 1088

Austin, TX 78767-8810

She is the type of

Austin business owner the

city should support.

Sirwaitis, Sherri

Subject: FW: case number C14-2018-0079 Rezoning the Asian American Cultural Center

From: Julia Garza <>

Sent: Monday, November 19, 2018 2:00 PM

To: Sirwaitis, Sherri <Sherri.Sirwaitis@austintexas.gov>

Subject: case number C14-2018-0079 Rezoning the Asian American Cultural Center

Hello Ms. Sirwaitis

Please record and include this letter in the evidence presented to the ZAP committee hearing date on Tuesday, November 20, 2018. I am sending you this letter in lieu of filling out the actual protest form pertaining to case number C14-2018-0079.

As a property owner on Arabian Trail in the Highland Oaks neighborhood, I object to rezoning to allow 60' buildings on Jollyville Rd. I believe rezoning would have a negative impact on both the environment (flooding) and on traffic.

Thanks,

Julia Garza

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Case Number: C14-2018-0079

Contact: Sherri Sirwaitis, 512-974-3057

Public Hearing: November 6, 2018, Zoning and Platting Commission
November 15, 2018, City Council

Dev: King

Your Name (please print)

8335 N. Capital Hwy 1072 Austin TX 78759

Your address(es) affected by this application

[Signature]

Signature

Date

Daytime Telephone: 512 924 9326

Comments:

If you use this form to comment, it may be returned to:

City of Austin
Planning & Zoning Department
Sherri Sirwaitis
P. O. Box 1088
Austin, TX 78767-8810

☒ I am in favor
☐ I object

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Case Number: C14-2018-0079

Contact: Sherri Sirwaitis, 512-974-3057

Public Hearing: November 6, 2018, Zoning and Platting Commission
November 15, 2018, City Council

Christian Best

Your Name (please print)

1600 Thornridge Rd

Your address(es) affected by this application

Clute PA

Signature

11-19-2018

Date

Daytime Telephone: _____

Comments: I am in favor of the proposed rezoning

☒ I am in favor
☐ I object

If you use this form to comment, it may be returned to:

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Sherri Sirwaitis
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Case Number: C14-2018-0079
Contact: Sherri Sirwaitis, 512-974-3057
Public Hearing: November 6, 2018, Zoning and Planning Commission
November 15, 2018, City Council

Your Name (please print) Denise King Austin
8535 N. Capital of TX Hwy
TX 78754

Your address(es) affected by this application
4/19/2018
Date

Daytime Telephone: 512-945-5107
Signature

Comments: I support this. The positive
affects to the area and the
individuals involved will improve
the surrounding community. the
location will be enhanced and the
offer more value as well as a
much needed change for the area.

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Public Hearing: November 6, 2018, Zoning and Platting Commission
November 15, 2018, City Council

Jorge Lynch
Your Name (please print)

☒ I am in favor
☐ I object

5205 Greenheart Dr. Austin TX

Your address(es) affected by this application

Jorge Lynch
Signature

11/15/18
Date

512-223-3130
Daytime Telephone:

Comments:

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During its public hearing, the City Council may grant or deny a zoning request, or rezone the land to a less intensive zoning than requested but in no case will it grant a more intensive zoning.

However, in order to allow for mixed use development, the Council may add the MIXED USE (MU) COMBINING DISTRICT to certain commercial districts. The MU Combining District simply allows residential uses in addition to those uses already allowed in the seven commercial zoning districts. As a result, the MU Combining District allows the combination of office, retail, commercial, and residential uses within a single development.

For additional information on the City of Austin's land development process, visit our website: www.austintexas.gov/planning.

Written comments must be submitted to the board or commission (or the contact person listed on the notice) before or at a public hearing. Your comments should include the board or commission's name, the scheduled date of the public hearing, and the Case Number and the contact person listed on the notice.

Case Number: C14-2018-0079

Contact: Sherri Sirwaitis, 512-974-3057

Public Hearing: November 6, 2018, Zoning and Platting Commission
November 15, 2018, City Council

Tony Wright
Your Name (please print)

☒ I am in favor
☐ I object

3501 S. 1st Street #263

Your address(es) affected by this application

Tony Wright

Signature

Date

Nov 15, 2018

Daytime Telephone: 512-230-2782

Comments:

This would be a very valuable resource for seniors and children both.

If you use this form to comment, it may be returned to:

City of Austin
Planning & Zoning Department
Sherri Sirwaitis
P. O. Box 1088
Austin, TX 78767-8810

PUBLIC HEARING INFORMATION

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Case Number: C14-2018-0079

Contact: Sherri Sirwaitis, 512-974-3057

Public Hearing: November 6, 2018, Zoning and Platting Commission
November 15, 2018, City Council

Andrao Martinez
Your Name (please print)

☒ I am in favor
☐ I object

11921 Jarvis Dr, Waco, TX 76785
Your address(es) affected by this application

[Signature]
Signature

11/7/18
Date

Daytime Telephone: 512-296-3510

Comments:

If you use this form to comment, it may be returned to:

City of Austin
Planning & Zoning Department
Sherri Sirwaitis
P. O. Box 1088
Austin, TX 78767-8810