Grantham, Scott

From: Clare Branson <>
Sent: Wednesday, February 3, 2021 8:48 AM
To: Grantham, Scott
Subject: 4802 Congress Ave Development

*** External Email - Exercise Caution ***

I object to the developer's application for exemption to provide park land in the project for Case # SP-2019-0600C.

Clare Branson
215 Lareina
Austin, TX 78749

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Confidential information may be sent to us securely via our free online banking service available at www.AmericanBank.com. You may contact us with questions or concerns at (361) 992-9911 or email to info@AmericanBank.com.

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Grantham, Scott

From: Daniel <>
Sent: Wednesday, February 3, 2021 9:01 AM
To: Grantham, Scott
Subject: SP-2019-0600C

*** External Email - Exercise Caution ***

Hi Scott,

My name is Daniel Sullivan, and I'm a resident of the East Congress neighborhood in South Austin (812 Sheraton Ave).

I'm writing to you today to urge the city to reject the developer's appeal to forego the requirement for a public easement leading to the Williamson Creek Greenbelt. The requirement for a public easement is hardly onerous, and would ensure that this part of the city progresses in its development towards being more vibrant and pedestrian friendly.

Thanks for your time. I hope you take this into consideration.

Best,
Daniel Sullivan

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Grantham, Scott

From: John Flowers <>
Sent: Tuesday, February 2, 2021 7:45 PM
To: Grantham, Scott
Subject: Objection to The Bend

Follow Up Flag: Follow up
Flag Status: Flagged

*** External Email - Exercise Caution ***

I John Flowers object to case # SP-2019-0600C

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Grantham, Scott

From: Justin S. Haddock <>
Sent: Wednesday, February 3, 2021 11:10 PM
To: Grantham, Scott
Subject: Case # SP-2019-0600C

*** External Email - Exercise Caution ***

Dear Mr. Grantham,

I object to the exemption for Case # SP-2019-0600C.

Thank you,
Justin Haddock

Sent from my iPhone
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Grantham, Scott

From: Hannah Lindsley <>
Sent: Wednesday, February 3, 2021 7:13 PM
To: Grantham, Scott
Subject: case # SP-2019-0600C

*** External Email - Exercise Caution ***

Hello!

I'd like to make known my objection to the exemption requested by the developers of The Bend on South Congress. We live in the neighborhood and support the restrictions on the land.

Thank you,
Hannah Lindsley
5129235878

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Grantham, Scott

From: Meera Chandy <>
Sent: Wednesday, February 3, 2021 10:00 AM
To: Grantham, Scott
Subject: case # SP-2019-0600C

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Hi Scott,

I object to exemption for case # SP-2019-0600C.

Thanks,
Meera Chandrasekaran

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Grantham, Scott

From: George Mill & Liz McVeety <>
Sent: Wednesday, February 3, 2021 5:29 PM
To: Grantham, Scott
Subject: Please don't grant exemption for case # SP-2019-0600C

*** External Email - Exercise Caution ***

Dear Mr. Grantham,

Our neighborhood is being overdeveloped and we fear the infrastructure can not bear all this. We need all the greenspace/parkland we are entitled to. We are writing to object to giving an exemption for case #SP-2019-0600C. The developer is trying to make use of a loophole which would close off the trail to all but the condo development, making a continuous greenbelt park impossible. Please help save our neighborhood!

Thank you,
George Mill and Elizabeth McVeety
78745

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Grantham, Scott

From: PAUL M MONTGOMERY <>
Sent: Wednesday, February 3, 2021 6:18 PM
To: Grantham, Scott
Subject: Objection to Case #SP-2019-0600C

*** External Email - Exercise Caution ***

Hello Mr. Grantham:

My name is Paul Montgomery. I live at 4417 Garnett St. Austin, Tx. 78745. This email pertains to the proposed new development at 4802 Congress Avenue in South Austin.

As this development pushes up against my neighborhood and will adversely affect my life, I object to the exemption and development of #SP-2019-0600C. I urge you to reject SP-2019-0600C!!!!

Thank You,

Paul Montgomery

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Grantham, Scott

From: norman rice <>
Sent: Wednesday, February 3, 2021 9:38 AM
To: Grantham, Scott
Subject: Fw: Case SP-2019-0600C Appeal denied

you can added my name to deny the appeal for case SP-2019-0600C Norman Rice 4801 S Congress Unit D-1 78745

Grantham, Scott

From: Loren Pospisil <>
Sent: Tuesday, February 2, 2021 12:56 PM
To: Grantham, Scott
Subject: SP-2019-0600C - New Build blocking green space entrance

*** External Email - Exercise Caution ***

Hello Scott,

I am writing in protest to the new build of condos blocking the Williamson Creek Greenbelt, SP-2019-0600C. I live within walking distance to the greenbelt and would like to be able to use the trail the city is developing.

The developers of "The Bend" at 4802 S Congress, want to build 125 condos on a former used car lot. Their 5.3 acre lot includes Williamson Creek frontage, in an area that the City are trying to open up as a creekside trail. The development code requires high density developments like this to dedicate part of their land for parks use, in this case just over 2 acres.
That shouldn't be a problem, as 1.8 acres of the site are in the floodplain, and so can't be used for anything else. However this parkland is useless without public access from Congress Avenue, and the developers are reluctant to grant that, fearing liability issues if traffic entering the development collides with visitors. The problem can be seen at http://thebendaustin.com where the site plan shows the building (in orange) crammed into the front part of the site, leaving just enough space for an access driveway. The gap between driveway and southern boundary leaves little room for a sidewalk. Without public access the dedicated parkland is useless. The **Developer is trying to appeal to the Planning Commision, with a hearing set for February 9th at 6pm**. Case# SP-2019-0600C. We need to insist on a public access easement.

The developers have been trying to sell units since last fall, advertising them as "under construction", when they haven't even got a site plan approved as of yet. Please consider the neighbors to this space when making your decision.
Thank you.
Loren Pospisil
500 Blueberry Hill
Austin, TX 78745

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Grantham, Scott

From: Sandy Parham <>
Sent: Wednesday, February 3, 2021 11:54 AM
To: Grantham, Scott
Subject: 4802 Congress

*** External Email - Exercise Caution ***

It's come to my attention that the development at 4802 Congress is wanting an exemption from allowing park land. I strongly oppose this and cannot imagine that this would be favorable to the City of Austin. Taking away the parkland will prohibit access to walking trails as well as not allowing a neighborhood access to the greenbelt. The lack of green space for wildlife impacts them as well.

I think it's time that developers need to conform to what residents want.

Thank you,

Sandy Parham
4404 Garnett St, Austin, TX 78745
--
Sandy Parham

www.sandyclaydesigns.com

Garnett Street Guest House
https://www.airbnb.com/rooms/8438090?preview

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Grantham, Scott

From: Susan Adams <>
Sent: Wednesday, February 3, 2021 10:15 AM
To: Grantham, Scott
Subject: Objection to SP-2019-0600C

*** External Email - Exercise Caution ***

I object to the request for an exemption on case #SP-2019-0600C.

Susan Adam's
4408 Garnett St,
Austin, TX 78745
--
Susan Adams

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Grantham, Scott

From: William Lindsley <>
Sent: Wednesday, February 3, 2021 10:05 AM
To: Grantham, Scott
Subject: Objection to exemption for # SP-2019-0600C

*** External Email - Exercise Caution ***

Scott,

I'm writing to let you know I object to the exemption for # SP-2019-0600C regarding the requirement for parkland associated with this development.

Thanks,

Will
512-517-1065
4410 Garnett St.
Austin TX 78745

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ACDDC
Austin Community Design and Development Center
Design Matters

COMMUNITY POWERED WORKSHOP

TO: City of Austin Planning Commissioners and Council Members

RE: SP-2019-0600C Site Plan Appeal, 4802 S Congress Ave.

February 5, 2021

Dear Planning Commissioners and Council Members,

Community Powered Workshop (CPW) is an Austin-based non-profit organization that works alongside communities who have not yet been heard to create powerful and equitable places, and we do this through collaborative planning, community-driven research and social impact design. This letter is in regards to the Wilder site/The Bend project (SP-2019-0600C Site Plan Appeal, 4802 S Congress Ave.).

There are nearly 58 acres of parkland and 17 acres of residential floodplain buyout properties between Menchaca Road and Congress Avenue,creating almost two miles of connected green space along Central Williamson Creek. In 2019 CPW was approached by local community leaders to support a process that would allow neighbors of the area to re-imagine this green space as a resilient, healthy and connected space. Since then we have been building relationships and working alongside Southwood and Heartwood neighborhoods through an engaged process that continues today and has grown to include the development of a community-led Vision Plan.

For this Vision Planning process, CPW facilitated the convening of an 8-member Community Working Group from across the creek to bring local voices and perspectives to the table, and a City Working Group of City of Austin staff, including the Watershed Protection Department and Parks and Recreation Department. After securing grant funding from the St. David's Foundation and with additional support through The Nature Conservancy, the project was able to support the time and expertise of residents participating in the working group, develop and distribute engagement materials, and contract local landscape architect team, Asakura Robinson to develop the Vision Plan.

As we have seen throughout the Central Williamson Creek Greenway Vision Plan, the community has overwhelmingly expressed a priority for access and connectivity throughout the neighborhood, and see the greenway as a critical component for this. Since there is no parkland dedicated on this tract yet, we have not included it in the Vision Plan in its current form, although we do see this tract as a potential critical component of green space access, connectivity and health for the neighborhood and overall trail system. Furthermore, according to the Healthy Parks Plan for Travis, Bastrop and Caldwell Counties, the area is in high need of additional parkland. The plan identifies the vast majority of areas around Central Williamson Creek as very high priority areas, with a few segments also considered high priority. The adjacent neighborhoods could benefit from greater access to healthy park space. The Vision Plan works to activate this space and reclaim it as a healthy community resource.

The Vision Plan was shaped by community input shared through audio stories, an interactive Social Pinpoint map, and ideas for the greenway were shared and voted on with 'Creek Idea Cards.' Learn more about the engagement activities and Vision Plan by visiting www.centralwilliamsoncreek.org. Please do not hesitate to reach out to Nicole Joslin, Executive Director, at nicole@cp-workshop.org, if you have any questions.

Sincerely,

Nicole Joslin

Nicole Joslin, AIA, LEED AP
Executive Director, Community Powered Workshop

This letter is submitted with the full support of the Williamson Creek Community Working Group members:

Mary Olmstead	Jessica Sager	Michael Usher
Anna Pittala	Nicole Sanford	Esther Weekes
Steve Prather	Greg Stevens	

communitypoweredworkshop.org

512.220.4254

1023 Springdale Road, 13F
Austin, TX 78721

Grantham, Scott

From: chip waldron <>
Sent: Thursday, February 4, 2021 12:48 PM
To: Grantham, Scott
Subject: Case # SP-2019-0600C

Follow Up Flag: Follow up
Flag Status: Flagged

*** External Email - Exercise Caution ***

Dear Mr. Grantham,

I own a house very close to the above-referenced project which I understand has applied for several variances for their plan. I am writing to you to let you know that I object to the requested exemptions for case # SP-2019-0600C. My name is Robert (Chip) Waldron and my address is 4414 Garnett Street, Austin, 78745. Please do not hesitate to email me with any questions that you might have.

Thank you for your time.

Sincerely,

Chip Waldron

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Grantham, Scott

From: Ryan Albert <>
Sent: Tuesday, February 9, 2021 9:24 AM
To: Grantham, Scott
Subject: Case SP-2019-0600C

*** External Email - Exercise Caution ***

Hello Mr. Grantham,

I sent in a reply via postal mail as well, but I wanted to email just to make sure you received it in time.

I live at 4601 Goliad Ln, Austin, TX 78745 and I object to the developer receiving an exemption to the City's requirement to provide park land as part of the development at 4802 Congress Ave.

Thank you for your consideration.

Best,

Ryan Albert

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