

Michel Issa  
705 C West 24<sup>th</sup> Street  
Austin, Texas 78705

#57  
TRACTS 30,40 + 80A

August 13, 2004

Ron Thrower  
Thrower Design  
701 Brazos Street Suite 300A  
Austin, Texas 78701

Re: Property petitions

Dear Ron,

Pursuant to our conversation earlier this morning, I would like your firm to represent me in petitioning the zoning of the properties listed below.

2301 Rio Grande. We wish to have CS-MU  
2309 Rio Grande. We wish to have CS-MU  
1230 MLK. We wish to have GO-MU  
1232 MLK. We wish to have GO-MU  
2100 San Gabriel. We wish to maintain our current zoning as MF-4 without the proposed CO limiting our height

Please call me if you need anything else.

Regards,

  
Michel Issa

# Thrower Design

2807 Manchaca Road, Building 2  
Austin, Texas 78704  
(512) 476-4456 • Fax (512) 476-4454

August 25, 2004

Mayor Will Wynn  
Council Members  
City of Austin  
P.O. Box 1088  
Austin, Texas 78767

RE: West University Planning Area  
1230 & 1232 MLK – Tract 40

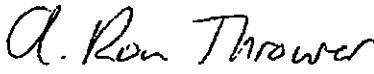
Honorable Mayor & Council members,

On behalf of our client, Michel Issa, we respectfully oppose and hereby petition against the rezoning to the above referenced property made a part of the Central Austin Combined Neighborhood Plan currently scheduled for third reading before the City council on August 27, 2004.

Existing zoning of the property is "GO" and according to the neighborhood plan backup material dated August 9, 2004, this property is considered for "LO-NP" zoning. Our discussions with staff have led us to believe that the intended zoning for this tract is for "GO-NP" as was discussed at the second reading of City Council. We petition to add the mixed use designation to the "GO" zoning as has been afforded to most commercial properties in neighborhood planning areas. As such our request is for "GO-MU-NP" for the above referenced property.

Should you have any questions or need additional information, please contact me at my office.

Sincerely,

  
A. Ron Thrower



# Thrower Design

2807 Manchaca Road, Building 2  
Austin, Texas 78704  
(512) 476-4456 • Fax (512) 476-4454

August 25, 2004

Mayor Will Wynn  
Council Members  
City of Austin  
P.O. Box 1088  
Austin, Texas 78767

RE: West University Planning Area  
2100 San Gabriel- Portion of Tract No. 30

Honorable Mayor & Council members,

On behalf of our client, Michel Issa, we respectfully oppose and hereby petition against the rezoning to the above referenced property made a part of the Central Austin Combined Neighborhood Plan currently scheduled for third reading before the City council on August 27, 2004.

Existing zoning of the property is "MF-4" and according to the latest neighborhood plan backup material dated August 9, 2004, this property is considered for "MF-4-CO" zoning with the "CO" limiting the height to 35'. The height allowed for the property under current zoning is 60' and the owners of the property petition against the "CO" being applied to this property.

Should you have any questions or need additional information, please contact me at my office.

Sincerely,

  
A. Ron Thrower



# Thrower Design

2807 Manchaca Road, Building 2  
Austin, Texas 78704  
(512) 476-4456 • Fax (512) 476-4454

August 25, 2004

Mayor Will Wynn  
Council Members  
City of Austin  
P.O. Box 1088  
Austin, Texas 78767

RE: West University Planning Area  
2301 Rio Grande— No Tract Number

Honorable Mayor & Council members,

On behalf of our client, Michel Issa, we respectfully oppose and hereby petition against the rezoning to the above referenced property made a part of the Central Austin Combined Neighborhood Plan currently scheduled for third reading before the City council on August 27, 2004.

Existing zoning of the property is "MF-4" and according to the latest neighborhood plan backup material dated August 9, 2004, this property is not considered for zoning, however, this property is within the West University Planning Area and is encompassed within a current rezoning change. In a mailing dated March 5, 2004 to the general public this specific property was up for consideration to the Planning Commission and was listed as Tract 79 and indicated for "CS-MU-CO-NP". Planning Commission adopted this recommendation prior to the plan going back to the Planning Commission due to a posting error.

Our request is for the City Council to consider "CS-MU" for this property.

Should you have any questions or need additional information, please contact me at my office.

Sincerely,

  
A. Ron Thrower



# Thrower Design

2807 Manchaca Road, Building 2  
Austin, Texas 78704  
(512) 476-4456 • Fax (512) 476-4454

August 25, 2004

Mayor Will Wynn  
Council Members  
City of Austin  
P.O. Box 1088  
Austin, Texas 78767

RE: West University Planning Area  
2309 Rio Grande – Portion of Tract 80A

Honorable Mayor & Council members,

On behalf of our client, Michel Issa, we respectfully oppose and hereby petition against the rezoning to the above referenced property made a part of the Central Austin Combined Neighborhood Plan currently scheduled for third reading before the City council on August 27, 2004.

Existing zoning of the property is "GO" and according to the neighborhood plan this property is considered for "GO-NP" zoning. The desired zoning for this property is for "CS-MU". Under the plan, many other properties are designated with the "MU" addition which is what neighborhood plans are all about. This property should be zoned equal to the other properties of the area with "CS" zoning with the "MU" designation.

Should you have any questions or need additional information, please contact me at my office.

Sincerely,

*A. Ron Thrower*  
A. Ron Thrower

