

LAND STRATEGIES INC

PAUL LINEHAN & ASSOCIATES

December 12, 2006

Attn. Mr. Jerry Rusthoven
City of Austin
505 Barton Springs Road, 5th Floor
Austin, Texas 78704

Re Arboretum Retirement Community
C14-06-0172

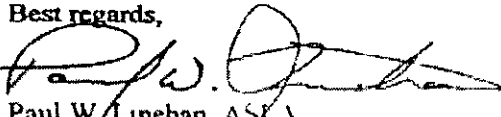
Dear Jerry:

On behalf of landowner JV Road, Ltd (Mike Young), Land Strategies, Inc. respectfully requests an amendment to the original zoning change request for the referenced property. The original zoning request was to change the existing zoning from LO to GR-MU and MF-6 (Tract 1), and from LO to LO-MU (Tract 2). Presently, as the applicant's agent, I am now requesting to amend the original zoning request (described above) to the City staff recommendation of GR-MU-CO for the approximately 1.58-acre Tract 1 and LO-CO for the approximately 0.42-acre Tract 2. The Conditional Overlay pertains to a traffic limitation of 2,000 vehicle trips per day for each tract, which was the approval condition placed on the tracts by the Zoning & Planning Commission. Attached you will find an exhibit which reflects this amended zoning request.

Based on correspondence with City staff, it is my understanding that the City Council public hearing for this zoning case will be indefinitely postponed from the December 14th agenda, and will be placed on the January 9, 2007 Zoning & Planning Commission agenda, and the subsequent City Council agenda on January 25, 2007 for all three readings.

Please feel free to contact me should you have any questions or need additional information.

Best regards,



Paul W. Linehan, A.S.C.
President

PWL:cnw

Attachment

cc: Mike Young
Michael Hatcher
Leslie Dolliver
Brad Schafer
Ann Vanderburg

DEVELOPMENT DESIGN AND PLANNING CONSULTANTS

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