

## PETITION

Date: 1

54  
HPD

File Number: URP case and E 12th St NCCD case

C14-2021-0037

To: Austin City Council

We, the undersigned owners of property affected by the requested or proposed zoning changes described in the above referenced files, protest against any change to zoning regulations, boundaries, or districts in the City's Urban Renewal Plan for the East 11th and 12th Streets Urban Renewal Area (URP) and/or the East 12th Street Neighborhood Conservation Combining District (NCCD) that applies to our respective properties and/or to any property located within 200 feet of our property that:

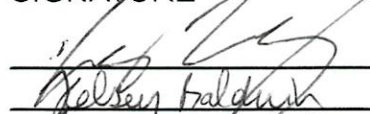
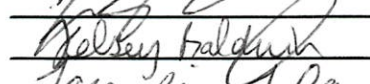
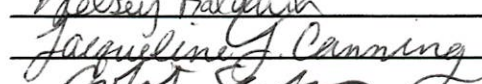
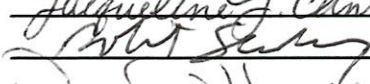
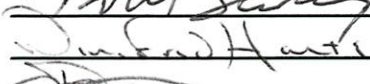

- 1) Increases maximum permitted heights by right, via a density bonus, or by any other program or means beyond the current height maximums set by the NCCD, as laid out on P3 of this petition, and the 20% waiver available under the current URP;
- 2) Loosens express prohibition of cocktail lounge and/or liquor sale uses, as these are currently prohibited by the base zoning and NCCD use regulations;
- 3) Loosens the current restrictions on any of the uses prohibited or otherwise limited by the NCCD, as provided on P4 of this petition;
- 4) Prohibits single-family use or in any way diminishes or restricts the rights of properties currently used for single-family, whatever the zoning classification, including as to the repair, expansion, reconstruction or ability to shift use back and forth between single-family and other uses permitted on the property;
- 5) Prohibits or in any way diminishes or restricts condominium residential or townhouse residential uses, including as to their location on the ground floor of or fronting East 12th Street, as these uses provide housing options and align with the vision for a mix of neighborhood-scaled housing, office and retail along this street; and/or
- 6) Increases maximum FAR by right, via a density bonus, or by any other program or means beyond that permitted by the underlying base zoning, as unlimited FARs are unnecessary to achieve full build-out at current maximum heights.

This petition is presented to invoke the protections in Section 25-2-284 of the City of Austin Land Development Code and Section 211.006 (d) of the Texas Local Government Code. I reserve my right to protest further changes as they are raised from the Austin City Council dais through third reading of any/all cases.

SIGNATURE

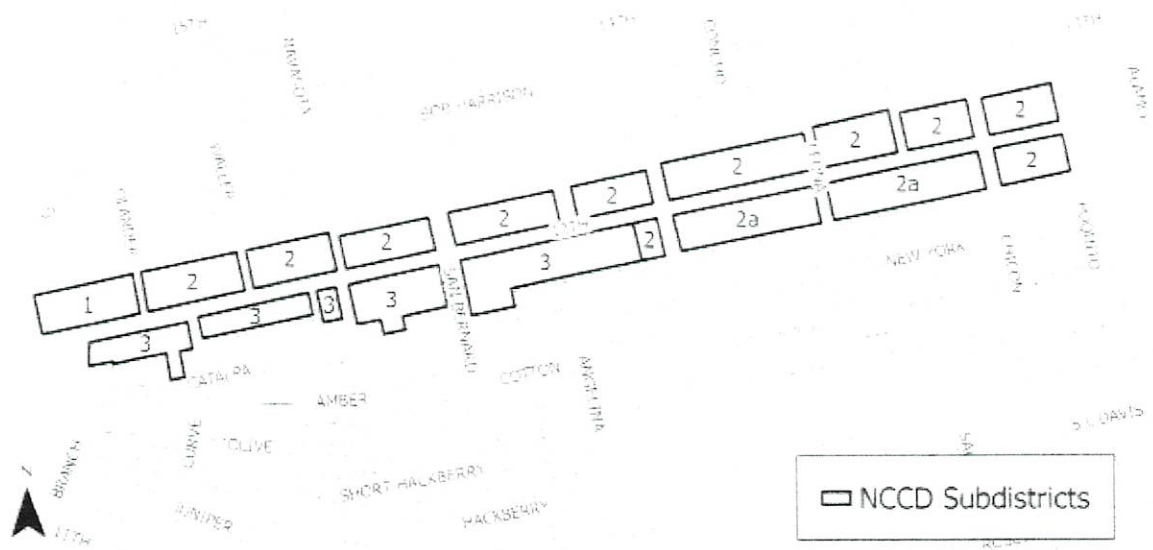
PRINTED NAME

ADDRESS

|   |                       |                         |
|---|-----------------------|-------------------------|
|   | Kristoffer Lundberg   | 1203 E 13th St 78702    |
|  | Kelsey Baldwin        | 1003 E. 13th St., 78702 |
|  | Jacqueline J. Canning | 1003 E. 13th, 78702     |
|  | Robert Seidenberg     | 1001 E 13th St 78702    |
|  | Wm. Fred Harte        | 1001 E 13th St 78702    |
|  | Danielle Becker       | 1208 NAVASOTA ST. 78702 |

Date: 10/18/2021Contact Name: Rob SeidenbergPhone Number: 512-228-2900

CURRENT EAST 12TH ST NCCD HEIGHT MAXIMUMS REFERRED TO IN NUMBER 1 ABOVE.



| Subdistrict | Height (max.) |
|-------------|---------------|
| 1           | 60 ft         |
| 2           | 50 ft         |
| 2a          | 35 ft         |
| 3           | 35 ft         |

## CURRENT EAST 12TH STREET NCCD USE PROHIBITIONS AND LIMITATIONS REFERRED TO IN NUMBERS 2 AND 3 ABOVE.

### **B. Prohibited Uses**

The following uses are prohibited in the East 12th Street NCCD. Those uses currently existing are allowed to continue as a legal non-conforming use as per the Land Development Code, section 25-2-941:

- |  |  |
|--|--|
| 1. Adult-Oriented Businesses               | 14. Drive Through Services as an accessory use to a restaurant |
| 2. Automotive Rental                       | 15. Equipment Repair Services                                  |
| 3. Automotive Repair                       | 16. Equipment Sales  |
| 4. Automotive Sales                        | 17. Exterminating Services                                     |
| 5. Automotive Washing                      | 18. Kennels  |
| 6. Bail Bond Services                      | 19. Liquor Sales   |
| 7. Campground                              | 20. Pawn Shop Services   |
| 8. Carriage Stable                         | 21. Outdoor Entertainment                                      |
| 9. Cocktail Lounge*                        | 22. Outdoor Recreation   |
| 10. Laundry Service                        | 23. Service Stations   |
| 11. Commercial Plasma Center               | 24. Telecommunication Tower (if sited on ground)               |
| 12. Convenience Storage                    | 25. Vehicle Storage  |
| 13. Drop-off recycling Collection Facility | 26. Veterinary Services  |

\* Cocktail Lounge is a conditional use 1808-1812 E 12<sup>th</sup> Street.

### **C. Conditional Uses**

The following uses are conditional uses throughout the East 12th Street NCCD, and require a conditional use permit.

1. Telecommunication Tower, if located on the roof of an otherwise permitted structure. (Maximum height requirements still apply)
2. Drive-through services with the hours of operation between midnight and 6:00 AM, if used for an automated teller machine
3. Cocktail Lounge is a conditional use at 1808-1812 E. 12<sup>th</sup> Street.

### **D. Drive Through Uses**

Drive through uses are permitted as an accessory use to a permitted primary use with the following conditions

1. The primary use must provide service for pedestrians that does not require the pedestrian to stand or walk in the drive-through lane.
2. The maximum curb cut for a drive through accessory use must not exceed 30 feet.
3. Drive through uses are permitted to operate between the hours of 6:00 AM and 12:00 midnight.
4. A drive through automatic Teller Machine (ATM) operating between the hours of 12 midnight and 6:00 AM is a conditionally permitted use.
5. Drive through uses as an accessory use to a restaurant are prohibited.

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SIGNATURE

PRINTED NAME

ADDRESS

Donald Pible  
Joseph Crotchett  
Carole Carter

Donald Pible  
Joseph Crotchett  
Alicia Carter  
Carole Carter

1507 E 14<sup>th</sup> St1511 E 14<sup>th</sup> St1801 E. 14<sup>th</sup> St1801 E. 14<sup>th</sup> St.

JANE RANDOLPH  
Tara Randolph  
Susan Oringer

JANE RANDOLPH  
Tara Randolph  
Susan Oringer

1309 Concho Street

1309 Concho St.

1504 E 13<sup>th</sup> St

MIRRELL ORINGER

MIRRELL ORINGER  
PAIVI PUTSEPP-SEUTERT

1504 E. 13<sup>th</sup> St.1804 E 14<sup>th</sup> St

HEIDI BURNS

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1706 E 14<sup>th</sup> St

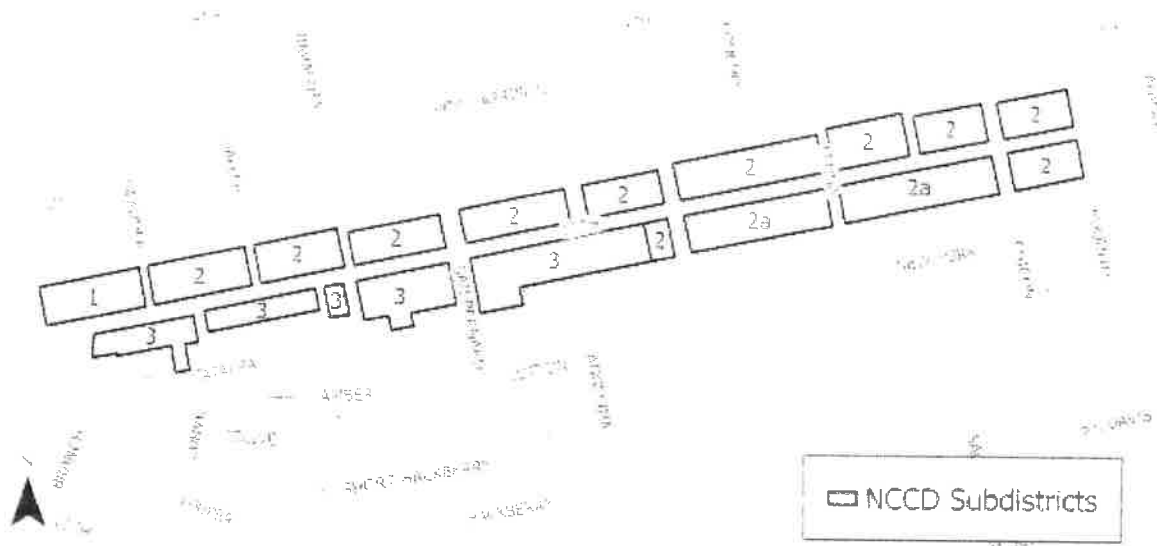
78702

Date: 11/15/21

Contact Name: SUSAN ORINGER

Phone Number: 203-247-2680

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| Subdistrict | Height (max.) |
|-------------|---------------|
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SIGNATURE

PHouck

PRINTED NAME

PATRICK HOUCK

ADDRESS

1511 E 12<sup>TH</sup> ST.

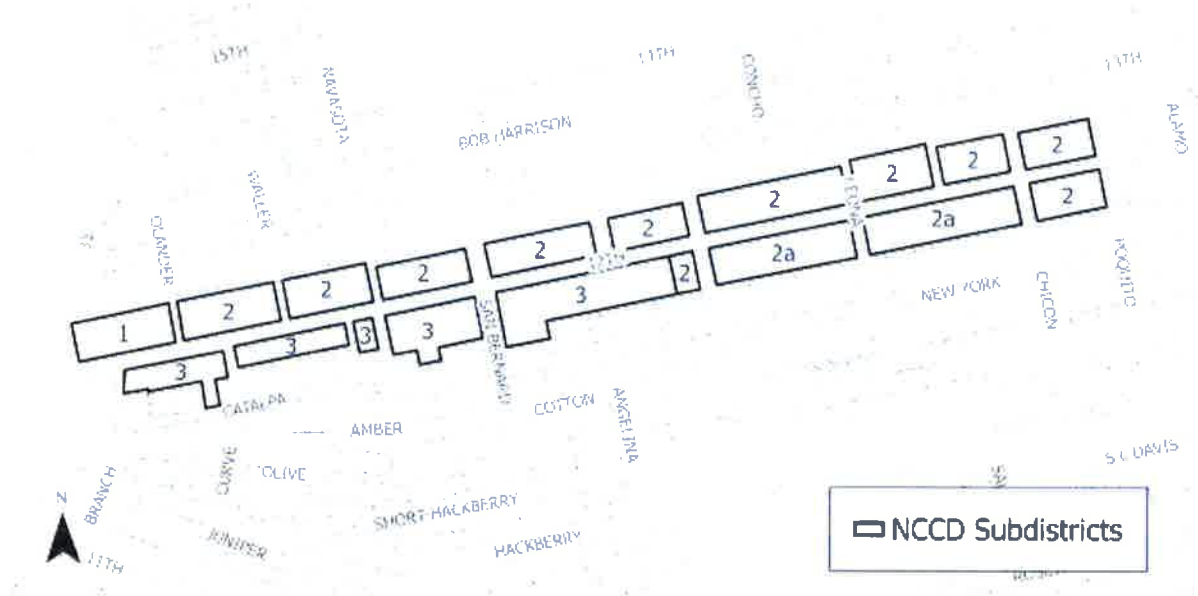
Lined area for additional text or notes.

Date: 10/13/2021

Contact Name: PATRICK HOUCK

Phone Number: 512-517-3209

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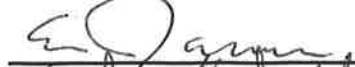




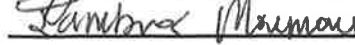
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SIGNATURE

PRINTED NAME

ADDRESS

|   |                   |                                 |
|---|-------------------|---------------------------------|
|  | Eric Jansson      | 1511 E 13 <sup>th</sup> Street  |
|  | Erika Zettl       | 1511 E. 13 <sup>th</sup> St.    |
|  | Michele Hogan     | 1509 East 13 <sup>th</sup> St.  |
|  | DANIELA. NELSON   | 1509 E. 13 <sup>th</sup> ST.    |
|  | JENIFER TILLERSON | 1701 E. 13 <sup>th</sup> Street |
|  | LAMBROS MOUMOURIS | 1703 E 13 <sup>th</sup> Street  |

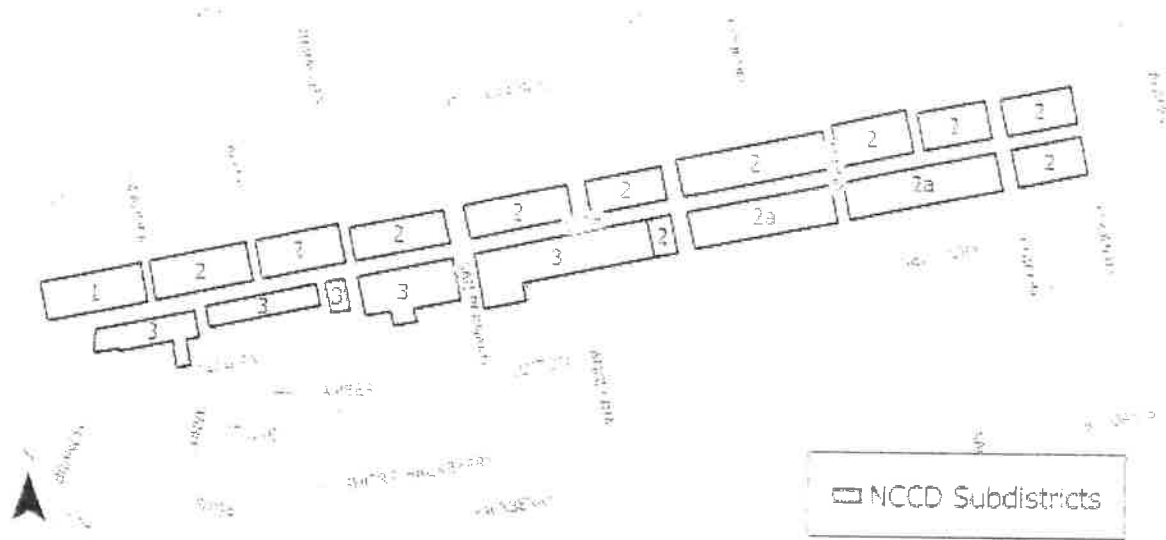
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Contact Name: SUSAN ORINGER

Phone Number: 203-247-2680

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SIGNATURE

B. Hunter

PRINTED NAME

Billy Hunter

ADDRESS

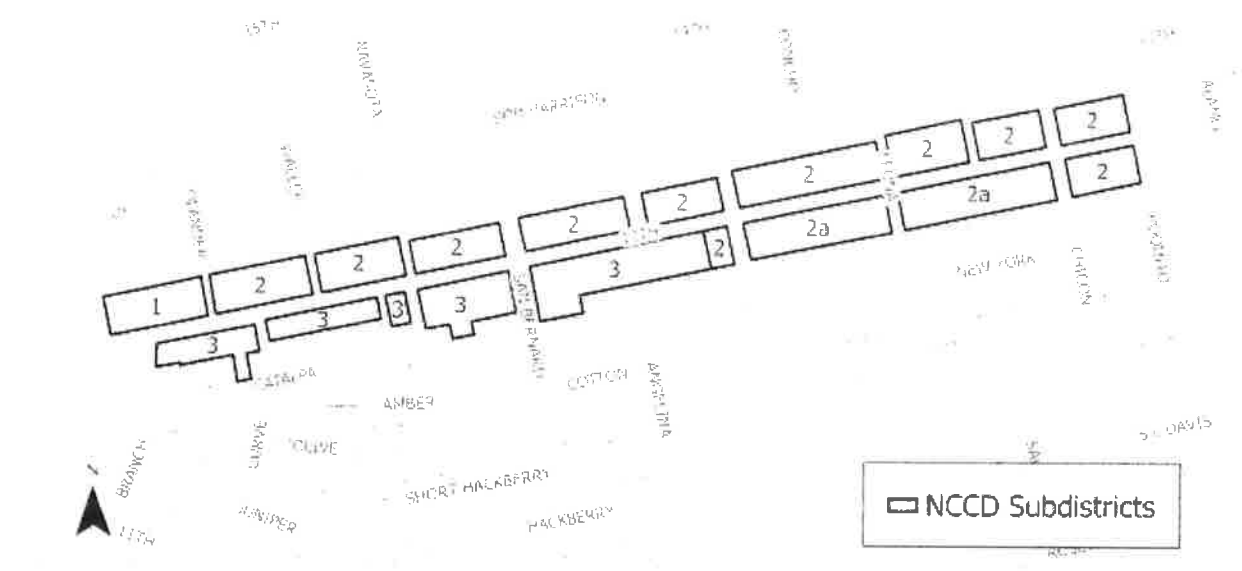
1601 E 12<sup>th</sup>

Date: 10-18-2021

Contact Name: Thomas VANDyKE

Phone Number: 512-740-6298

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1. Telecommunication Tower, if located on the roof of an otherwise permitted structure. (Maximum height requirements still apply)
2. Drive-through services with the hours of operation between midnight and 6:00 AM, if used for an automated teller machine
3. Cocktail Lounge is a conditional use at 1808-1812 E. 12<sup>th</sup> Street.

**D. Drive Through Uses**

Drive through uses are permitted as an accessory use to a permitted primary use with the following conditions

1. The primary use must provide service for pedestrians that does not require the pedestrian to stand or walk in the drive-through lane.
2. The maximum curb cut for a drive through accessory use must not exceed 30 feet.
3. Drive through uses are permitted to operate between the hours of 6:00 AM and 12:00 midnight.
4. A drive through automatic Teller Machine (ATM) operating between the hours of 12 midnight and 6:00 AM is a conditionally permitted use.
5. Drive through uses as an accessory use to a restaurant are prohibited.

## PETITION

Date: 10/14/2021

File Number: URP case and E 12th St NCCD case

C14-2021-0037

To: Austin City Council

We, the undersigned owners of property affected by the requested or proposed zoning changes described in the above referenced files, protest against any change to zoning regulations, boundaries, or districts in the City's Urban Renewal Plan for the East 11th and 12th Streets Urban Renewal Area (URP) and/or the East 12th Street Neighborhood Conservation Combining District (NCCD) that applies to our respective properties and/or to any property located within 200 feet of our property that:

- 1) Increases maximum permitted heights by right, via a density bonus, or by any other program or means beyond the current height maximums set by the NCCD, as laid out on P3 of this petition, and the 20% waiver available under the current URP;
- 2) Loosens express prohibition of cocktail lounge and/or liquor sale uses, as these are currently prohibited by the base zoning and NCCD use regulations;
- 3) Loosens the current restrictions on any of the uses prohibited or otherwise limited by the NCCD, as provided on P4 of this petition;
- 4) Prohibits single-family use or in any way diminishes or restricts the rights of properties currently used for single-family, whatever the zoning classification, including as to the repair, expansion, reconstruction or ability to shift use back and forth between single-family and other uses permitted on the property;
- 5) Prohibits or in any way diminishes or restricts condominium residential or townhouse residential uses, including as to their location on the ground floor of or fronting East 12th Street, as these uses provide housing options and align with the vision for a mix of neighborhood-scaled housing, office and retail along this street; and/or
- 6) Increases maximum FAR by right, via a density bonus, or by any other program or means beyond that permitted by the underlying base zoning, as unlimited FARs are unnecessary to achieve full build-out at current maximum heights.

This petition is presented to invoke the protections in Section 25-2-284 of the City of Austin Land Development Code and Section 211.006 (d) of the Texas Local Government Code. I reserve my right to protest further changes as they are raised from the Austin City Council dais through third reading of any/all cases.

SIGNATURE

PRINTED NAME

ADDRESS

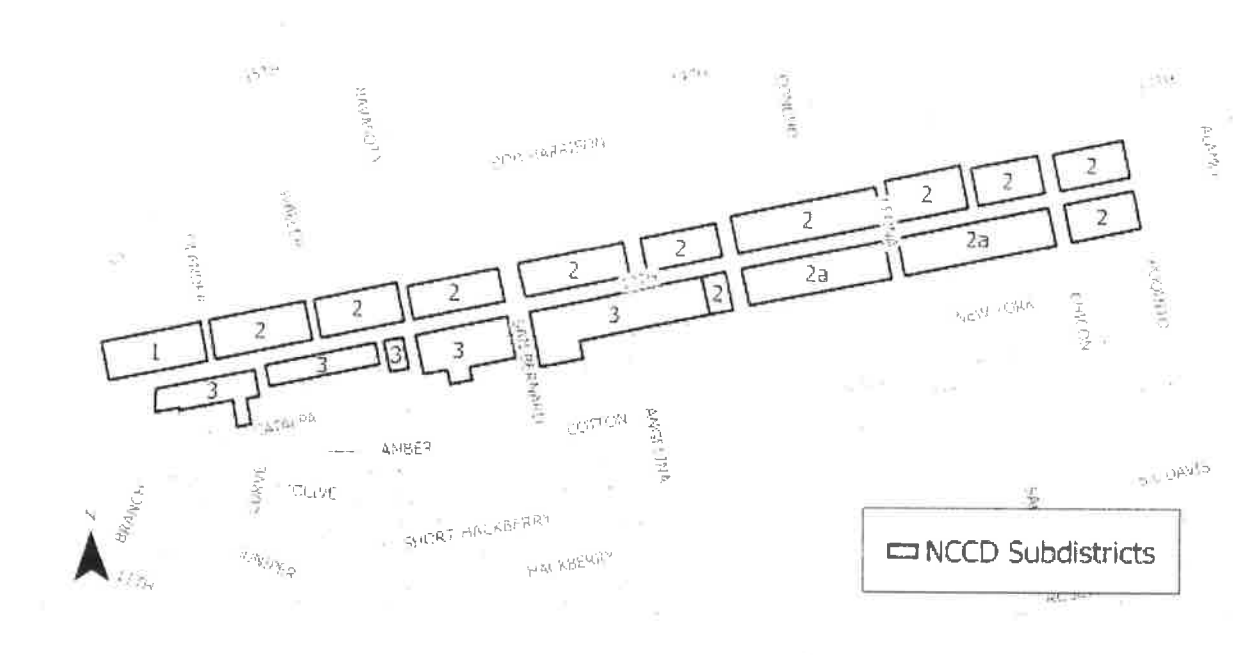
Thomas C. Vanduyke, Sr. THOMAS C. VANDUYKE, SR. 1606 NEW YORK AVE  
\* Heir To The Property

Date: 11-14-2021

Contact Name: CLIFTON VANDUYKE

Phone Number: 512-740-6298

CURRENT EAST 12TH ST NCCD HEIGHT MAXIMUMS REFERRED TO IN NUMBER 1 ABOVE.



| Subdistrict | Height (max.) |
|-------------|---------------|
| 1           | 60 ft         |
| 2           | 50 ft         |
| 2a          | 35 ft         |
| 3           | 35 ft         |

**CURRENT EAST 12TH STREET NCCD USE PROHIBITIONS AND LIMITATIONS  
REFERRED TO IN NUMBERS 2 AND 3 ABOVE.**

**B. Prohibited Uses**

The following uses are prohibited in the East 12th Street NCCD. Those uses currently existing are allowed to continue as a legal non-conforming use as per the Land Development Code, section 25.2.941:

- |  |  |
|--|--|
| 1. Adult-Oriented Businesses               | 14. Drive Through Services as an accessory use to a restaurant |
| 2. Automotive Rental                       | 15. Equipment Repair Services                                  |
| 3. Automotive Repair                       | 16. Equipment Sales  |
| 4. Automotive Sales                        | 17. Exterminating Services                                     |
| 5. Automotive Washing                      | 18. Kennels  |
| 6. Bail Bond Services                      | 19. Liquor Sales   |
| 7. Campground                              | 20. Pawn Shop Services   |
| 8. Carriage Stable                         | 21. Outdoor Entertainment                                      |
| 9. Cocktail Lounge*                        | 22. Outdoor Recreation   |
| 10. Laundry Service                        | 23. Service Stations   |
| 11. Commercial Plasma Center               | 24. Telecommunication Tower (if sited on ground)               |
| 12. Convenience Storage                    | 25. Vehicle Storage  |
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\* Cocktail Lounge is a conditional use 1808-1812 E 12<sup>th</sup> Street.

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The following uses are conditional uses throughout the East 12th Street NCCD, and require a conditional use permit.

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**D. Drive Through Uses**

Drive through uses are permitted as an accessory use to a permitted primary use with the following conditions

1. The primary use must provide service for pedestrians that does not require the pedestrian to stand or walk in the drive-through lane.
2. The maximum curb cut for a drive through accessory use must not exceed 30 feet.
3. Drive through uses are permitted to operate between the hours of 6:00 AM and 12:00 midnight.
4. A drive through automatic Teller Machine (ATM) operating between the hours of 12 midnight and 6:00 AM is a conditionally permitted use.
5. Drive through uses as an accessory use to a restaurant are prohibited.

## PETITION

Date: 10/14/2021

File Number: URP case and E 12th St NCCD case

C14-2021-0037

To: Austin City Council

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SIGNATURE

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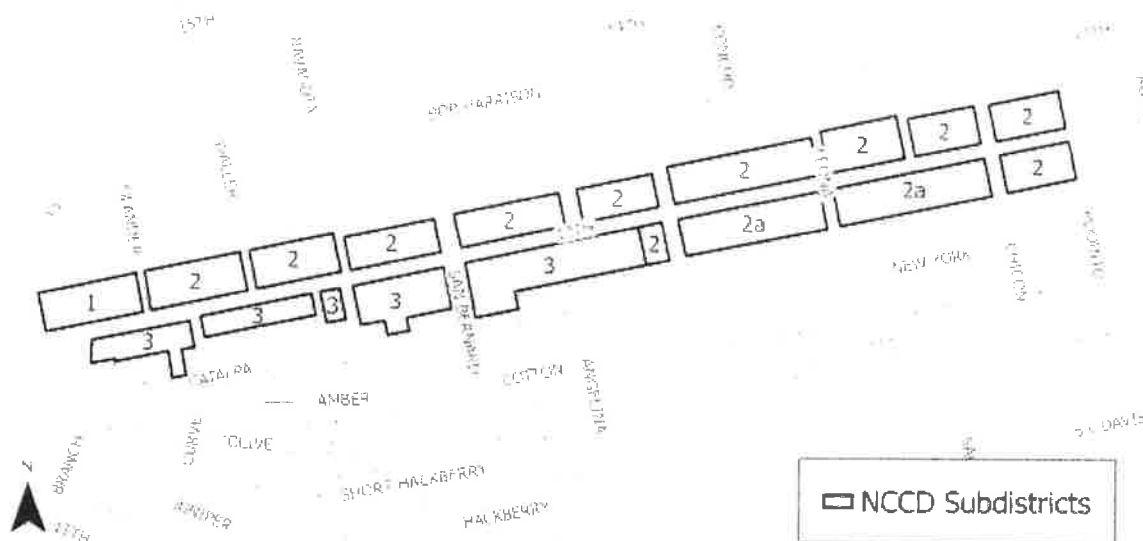
Ida M. Hunt Ida M. Hunt 1721 East 12<sup>th</sup> Street  
(1706 New York Ave)

Date: 10-18-2021

Contact Name: Thomas VANDYKE

Phone Number: 512-740-6298

| Subdistrict | Height (max.) |
|-------------|---------------|
| 1           | 60 ft         |
| 2           | 50 ft         |
| 2a          | 35 ft         |
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**CURRENT EAST 12TH STREET NCCD USE PROHIBITIONS AND LIMITATIONS  
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The following uses are prohibited in the East 12th Street NCCD. Those uses currently existing are allowed to continue as a legal non-conforming use as per the Land Development Code, section 25.2.941:

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|--|--|
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| 5. Automotive Washing                      | 18. Kennels  |
| 6. Bail Bond Services                      | 19. Liquor Sales   |
| 7. Campground                              | 20. Pawn Shop Services   |
| 8. Carriage Stable                         | 21. Outdoor Entertainment                                      |
| 9. Cocktail Lounge*                        | 22. Outdoor Recreation   |
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## PETITION

Date: 10/14/2021

File Number: URP case and E 12th St NCCD case

C14-2021-0037

To: Austin City Council

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SIGNATURE

PRINTED NAME

ADDRESS

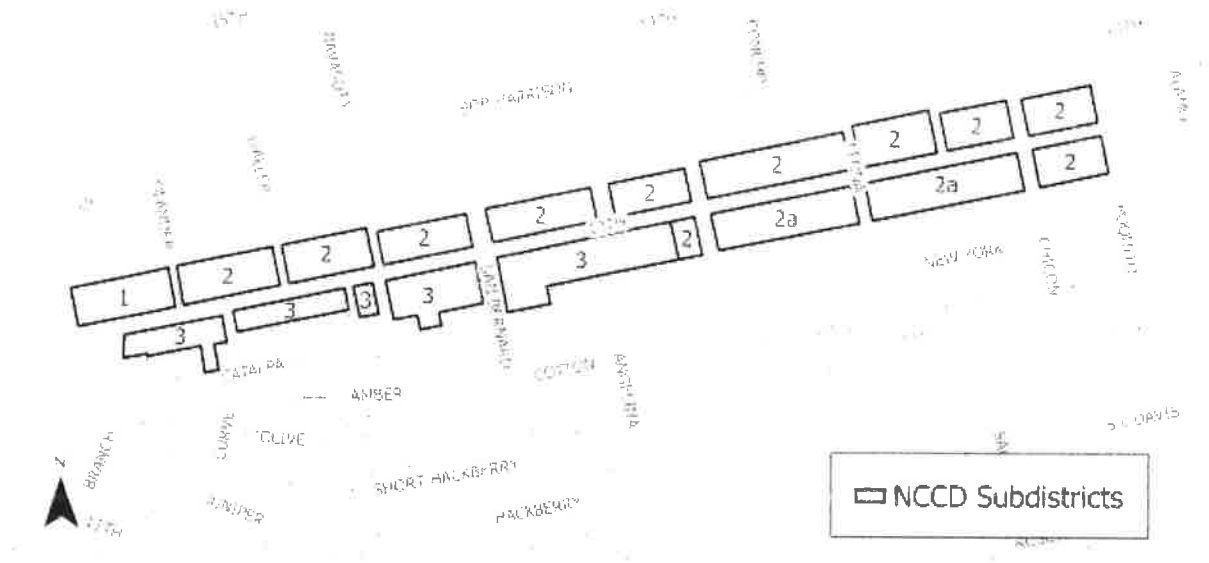
|                         |                        |                    |
|-------------------------|------------------------|--------------------|
| Thomas C. Van Dyke, Sr. | Thomas C. VANDYKE, SR. | 1506 NEW YORK AVE. |
| Chad White              | Chad White             | 1504 New York Ave  |
| Robert Davis            | ROBERT DAVIS           | 1604 NEW YORK AVE. |
| Edward Winston          | EDWARD WINSTON         | 1608 NEW YORK AVE  |
| Jada M. Hunt            | Jada M. Hunt           | 1706 New York Ave  |
| Earline Carter          | Earline Carter         | 1704 New York Ave  |

Date: 10-18-2021

Contact Name: Thomas VANDYKE

Phone Number: 512-740-6298

| Subdistrict | Height (max.) |
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Date: 10/14/2021

File Number: URP case and E 12th St NCCD case

C14-2021-0037

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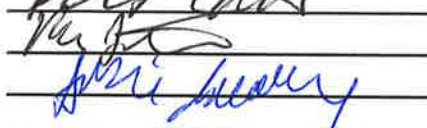
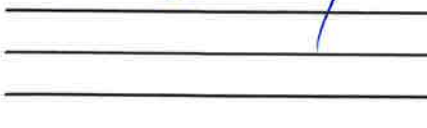
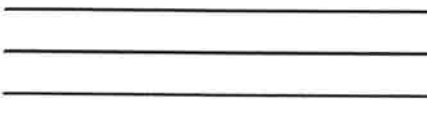
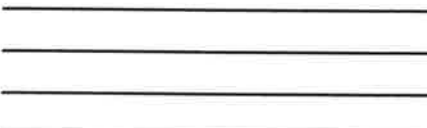
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SIGNATURE

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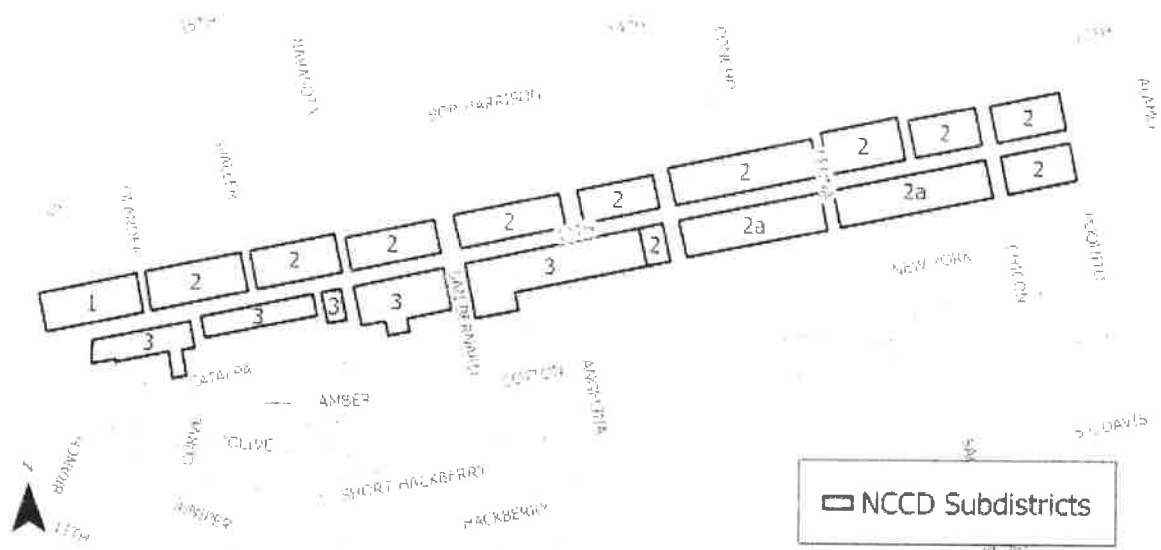
|   |                   |                    |
|---|-------------------|--------------------|
|   | Lee C. Sherman    | 1800 New York Ave  |
|  | Charles Alexander | 1808 New York Ave  |
|  | Keri Slater       | 1708 New York Ave  |
|  | Matt Slater       | 1708 New York Ave. |
|  | Susie Breau       | 1800 New York Ave. |

Date: 10/18/21

Contact Name: Lee Sherman

Phone Number: 512-784-2003

CURRENT EAST 12TH ST NCCD HEIGHT MAXIMUMS REFERRED TO IN NUMBER 1 ABOVE.



| Subdistrict | Height (max.) |
|-------------|---------------|
| 1           | 60 ft         |
| 2           | 50 ft         |
| 2a          | 35 ft         |
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## CURRENT EAST 12TH STREET NCCD USE PROHIBITIONS AND LIMITATIONS REFERRED TO IN NUMBERS 2 AND 3 ABOVE.

### **B. Prohibited Uses**

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- |  |  |
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## PETITION

31 / 54

Date: 10/14/2021 HPD

File Number: URP case and E 12th St NCCD case

C14-2021-0037

To: Austin City Council

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SiegfrK

Digitally signed by Siegfried  
Date: 2022.04.20 11:01:56  
-05'00'

Kirsten Siegfried

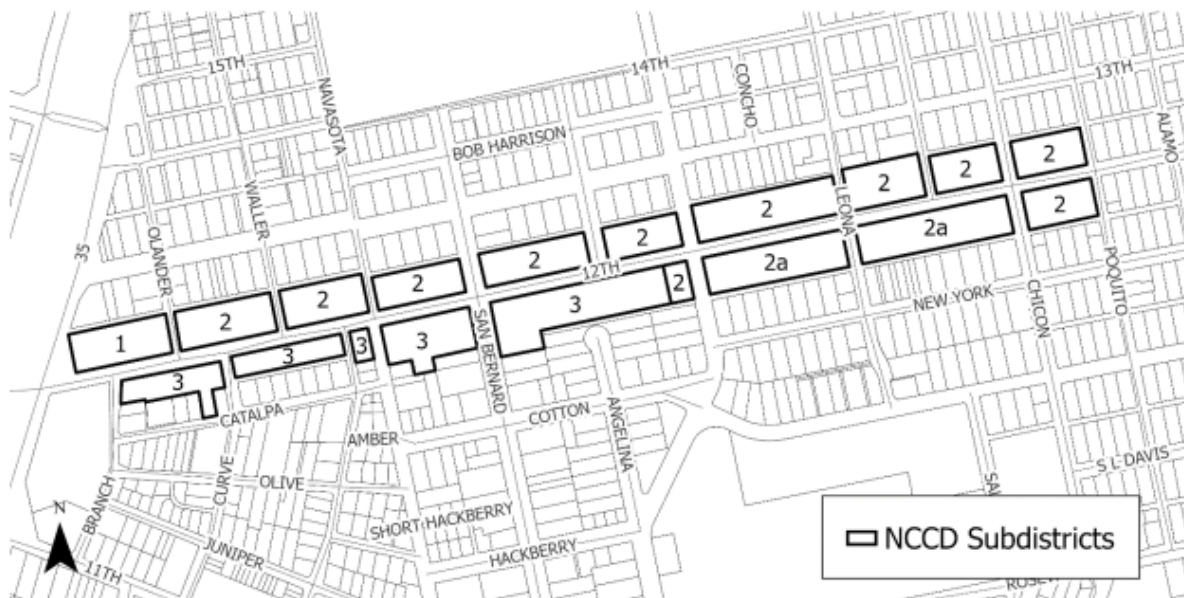
1404 East 13th St.

Date: \_\_\_\_\_

Contact Name: \_\_\_\_\_

Phone Number:

CURRENT EAST 12TH ST NCCD HEIGHT MAXIMUMS REFERRED TO IN NUMBER 1 ABOVE.



| Subdistrict | Height (max.) |
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