

**Zoning Public Hearing
CITY OF AUSTIN
RECOMMENDATION FOR COUNCIL ACTION**



**AGENDA ITEM NO.: Z-5
AGENDA DATE: Thu 11/03/2005
PAGE: 1 of 1**

SUBJECT: C14-05-0094 - Car Wash - Conduct a public hearing and approve an ordinance amending Chapter 25-2 of the Austin City Code by rezoning property locally known as Rutherford Lane (Walnut Creek Watershed) from family residence (SF-3) district zoning to community commercial-conditional overlay (GR-CO) combining district zoning. Zoning and Platting Commission Recommendation: To deny community-commercial-conditional overlay (GR-CO) combining district zoning. Applicant: Sokna Loeung. Agent: Austin American Property (Kim Xong Tran). City Staff: Sherri Sirwaitis, 974-3057.

REQUESTING Neighborhood Planning
DEPARTMENT: and Zoning

DIRECTOR'S
AUTHORIZATION: Greg Guernsey

ZONING CHANGE REVIEW SHEET

CASE: C14-05-0094

Z.A.P. DATE: July 19, 2005

August 2, 2005

August 16, 2005

ADDRESS: Rutherford Lane

APPLICANT: Sokna, L.

AGENT: Austin, (Tran)

ZONING FROM: 10064) **AREA:** 0.881 acres
(38,357 sq. ft.)

SUMMARY STAFF RECOMMENDATION:

The staff's recommendation is for GR-CO, Community Commercial-Conditional Overlay District, zoning. The conditional overlay will:

- 1) Limit development on the site to less than 650 unadjusted vehicle trips per day;
- 2) Prohibit access to Furness Street;
- 3) Allow Automotive Washing as the only permitted GR district use and limit the site to all other permitted LR district uses;
- 4) Require a 25-foot vegetative buffer along the western property line.

ZONING AND PLATTING COMMISSION RECOMMENDATION:

7/19/05: Postponed to August 2, 2005 at the staff's request (7-0, J. Martinez/ J. Pinnelli-absent); J. Gohil-1st, M. Hawthorne-2nd.

8/02/05: Postponed to August 16, 2005 at the neighborhood and staff's request (8-0, J. Martinez-absent); J. Gohil, C. Hammond-2nd.

8/16/05: Denied staff recommendation for GR-CO zoning (8-0, K. Jackson-absent); J. Martinez-1st, C. Hammond-2nd.

DEPARTMENT COMMENTS:

The property in question is undeveloped. The site is relatively flat and moderately vegetated. The applicant is requesting GR-CO zoning to develop a car wash on this tract of land. The staff recommends the applicant's request for GR-CO zoning for this property with conditions that will make the proposed Automotive Washing use compatible with the residential neighborhood to the west. GR-CO zoning is appropriate at this location because the commercial zoning will provide a transition in the intensity of uses along Rutherford Lane from the industrial uses to the east to the residential neighborhood to the west. The property under consideration meets the intent of the purpose statement for the GR, Community

Commercial, District. The site fronts onto Rutherford Lane, a large primary collector roadway, and is located adjacent to a large retail uses and industrial services.

The applicant agrees with the staff's recommendation.

EXISTING ZONING AND LAND USES:

	ZONING	LAND USES
<i>Site</i>	SF-3	Undeveloped
<i>North</i>	SF-3	Undeveloped Tract, Hart Elementary School
<i>South</i>	GR-CO	Retail Center (Walmart Supercenter)
<i>East</i>	LI	Cameron Road Corporate Park-Warehouse/Distribution Center (Arnet Distribution, Carrier Commercial Service)
<i>West</i>	SF-3	Single-Family Residential Neighborhood

AREA STUDY: N/A

TIA: Waived

WATERSHED: Walnut Creek

DESIRED DEVELOPMENT ZONE: Yes

CAPITOL VIEW CORRIDOR: N/A

HILL COUNTRY ROADWAY: N/A

NEIGHBORHOOD ORGANIZATIONS:

32 - Heritage Hills Neighborhood Association
 114 - North Growth Corridor Alliance
 342 - Edward Joseph Developments, Ltd.
 511 - Austin Neighborhoods Council
 643 - North East Action Group
 742 - Austin Independent School District

CASE HISTORIES:

NUMBER	REQUEST	COMMISSION	CITY COUNCIL
C14-01-0100	GR to CS	11/27/01: Approved GR-CO w/ conditions (8-0)	1/10/02: Approved GR-CO (6-0); all 3 readings
C14-99-0058	P to LI	6/8/99: Approved staff rec. of LI (6-0)	7/15/99: Approved PC rec. of LI (6-0)
C14-95-0137	I-SF-3 to GR	11/28/95: Approved GR-CO and LO-CO (5-2)	12/14/95: Approved GR-CO and LO-CO (1 st east 100 feet) subject to conditions (6-0); 1 st reading 3/07/96: Approved GR-CO (TR1) and LO-CO (TR2) subject to conditions (6-0); 2 nd /3 rd readings

RELATED CASES: N/A

ABUTTING STREETS:

NAME	ROW	PAVEMENT	CLASSIFICATION
Rutherford Lane	80'	50'	Collector
Furness Street	64'	44'	Collector

CITY COUNCIL DATE: October 6, 2005

ACTION: Postponed to October 20, 2005 and public hearing was left open on May Pro Tem Thomas' motion, Council Member Leffingwell's second (7-0)

October 20, 2005

ACTION: Postponed to November 3, 2005 at the applicant's request (7-0)

November 3, 2005

ACTION:

ORDINANCE READINGS: 1st

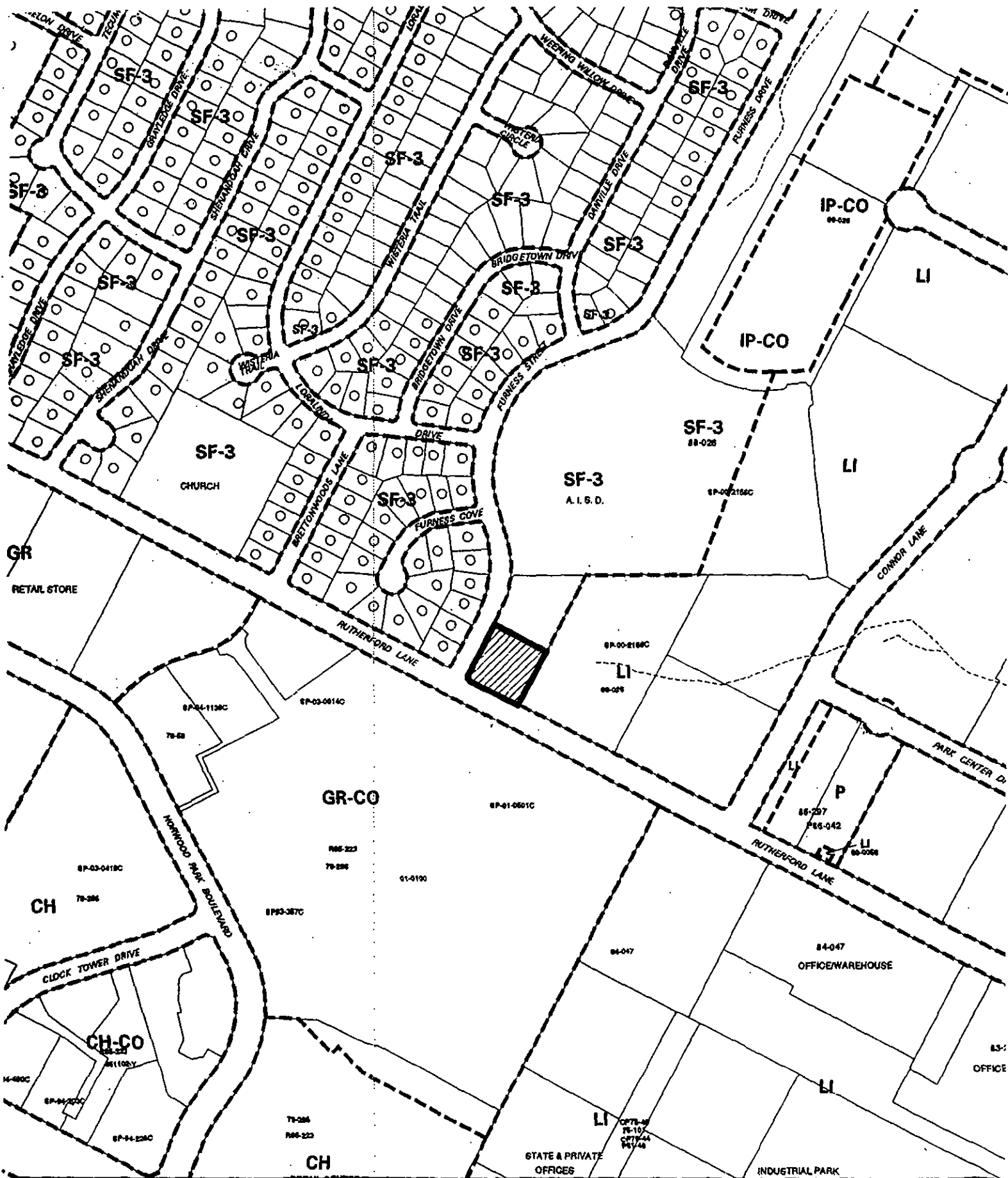
2nd



3rd

ORDINANCE NUMBER:

CASE MANAGER: Sherri Sirwaitis

PHONE: 974-3057
sherri.sirwaitis@ci.austin.tx.us



 400'	SUBJECT TRACT		ZONING CASE #: C14-05-0094 ADDRESS: RUTHERFORD LN SUBJECT AREA (acres): 1.917	DATE: 05-06 INTLS: SM	CITY GRID REFERENCE NUMBER L28
	PENDING CASE	• • • • •			
	ZONING BOUNDARY	---			
	CASE MGR: S.SIRWAITIS				

STAFF RECOMMENDATION

The staff's recommendation is for GR-CO, Community Commercial-Conditional Overlay District, zoning. The conditional overlay will:

- 1) Limit development on the site to less than 650 unadjusted vehicle trips per day;
- 2) Prohibit access to Furness Street;
- 3) Allow Automotive Washing as the only permitted GR district use and limit the site to all other permitted LR district uses;
- 4) Require a 25-foot vegetative buffer along the western property line.

BASIS FOR RECOMMENDATION

1. *The proposed zoning should be consistent with the purpose statement of the district sought.*

The Community Commercial (GR) zoning district is the designation for an office or other commercial use that serves neighborhood and community needs and that generally is accessible from major traffic ways.

2. *The proposed zoning should promote consistency, and orderly planning.*

The proposed rezoning is consistent with the commercial nature of the area to the south and east. There is existing GR-CO zoning located to the south of the subject tract, across Rutherford Lane. The property in question fronts onto Rutherford Lane, a large primary collector roadway, and is located adjacent to a large retail uses and industrial services.

The proposed GR-CO zoning will provide a transition in the intensity of uses along Rutherford Lane from the industrial uses to the east to the residential neighborhood to the west.

EXISTING CONDITIONS

Site Characteristics

The site is undeveloped, relatively flat and moderately vegetated. The property is located next to an industrial facility to the east and a large commercial/retail use to the south, across Rutherford Lane.

Impervious Cover

The maximum impervious cover allowed by the GR zoning district would be 90 %. However, because the Watershed impervious cover is more restrictive than the GR zoning district's allowable impervious cover, the impervious cover on this site could be limited by the watershed ordinance.

The site is located in the Little Walnut Creek Watershed of the Colorado River Basin, which is classified as an Urban Watershed by Chapter 25-8 of the City's Land Development Code.

Impervious cover is not limited in this watershed class; therefore the zoning district impervious cover limits will apply.

Environmental

The site is not located over the Edwards Aquifer Recharge Zone. The site is located in the Little Walnut Creek Watershed of the Colorado River Basin, which is classified as an Urban Watershed by Chapter 25-8 of the City's Land Development Code. It is in the Desired Development Zone.

This site is required to provide on-site structural water quality controls (or payment in lieu of) for all development and/or redevelopment when 5,000 s.f. cumulative is exceeded, and detention for the two-year storm. At this time, no information has been provided as to whether this property has any pre-existing approvals, which would preempt current water quality or Code requirements.

According to flood plain maps, there is no flood plain within the project area.

At this time, site-specific information is unavailable regarding existing trees and other vegetation, areas of steep slope, or other environmental features such as bluffs, springs, canyon rimrock, caves, sinkholes, and wetlands.

Standard landscaping and tree protection will be required in accordance with LDC 25-2 and 25-8 for all development and/or redevelopment.

Transportation

If the requested zoning is granted, it is recommended that access to Furness Street be prohibited as a condition of zoning because it is a residential roadway.

No additional right-of-way is needed at this time.

The trip generation under the requested zoning is estimated to be 3,644 trips per day, assuming that the site develops to the maximum intensity allowed under the zoning classification (without consideration of setbacks, environmental constraints, or other site characteristics).

A traffic impact analysis was waived for this case because the applicant agreed to limit the intensity and uses for this development. If the zoning is granted, development should be limited through a conditional overlay to less than 2,000 vehicle trips per day. [LDC, 25-6-117]

A Neighborhood Traffic Analysis is required and will be performed for this project by the Transportation Review staff. Results will be provided in a separate memo (Attachment A) LDC, Sec. 25-6-114.

There are existing sidewalks along Rutherford Lane.

Rutherford Lane and Furness are both classified in the Bicycle Plan as a Priority 1 bike route.

Capital Metro bus service is not available within 1/4 mile of this property.

Existing Street Characteristics:

NAME	ROW	PAVEMENT	CLASSIFICATION
Rutherford Lane	80'	50'	Collector
Furness Street	64'	44'	Collector

Water and Wastewater

The landowner intends to serve the site with City of Austin water and wastewater utilities. The landowner, at own expense, will be responsible for providing the water and wastewater utility improvements, offsite main extension, system upgrades, utility relocation, and adjustment to serve the site and land use. The water and wastewater utility plan must be reviewed and approved by the Austin Water Utility. The plan must be in accordance with the City design criteria. The water and wastewater utility construction must be inspected by the City. The landowner must pay the associated City fees.

Stormwater Detention

At the time a final subdivision plat, subdivision construction plans, or site plan is submitted, the developer must demonstrate that the proposed development will not result in additional identifiable flooding of other property. Any increase in stormwater runoff will be mitigated through on-site stormwater detention ponds, or participation in the City of Austin Regional Stormwater Management Program if available.

Compatibility Standards

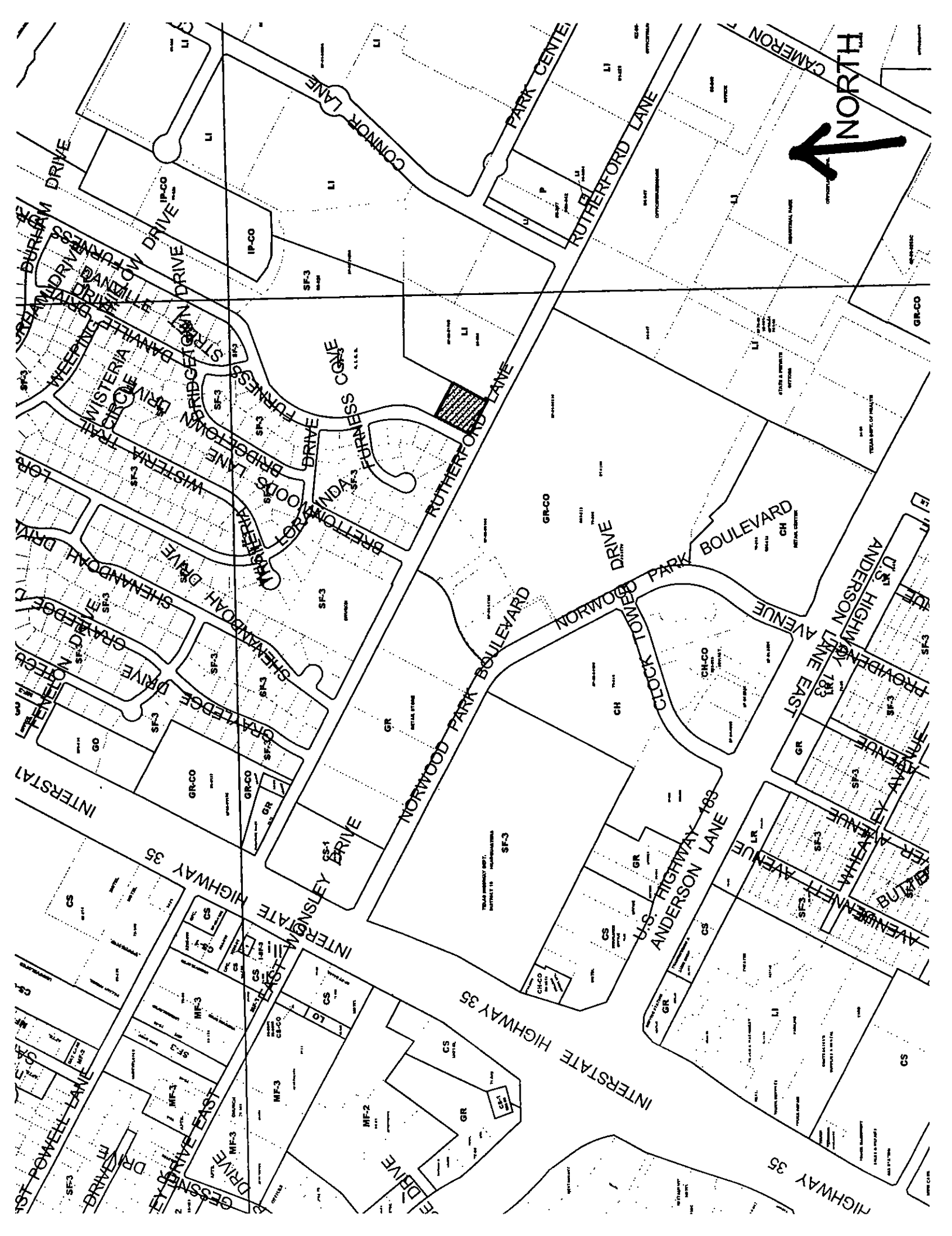
This tract is undeveloped. New construction on this site would be subject to compatibility development regulations due to the existing SF-3 zoned property to the north & west, and would be subject to the following requirements:

The site is subject to compatibility standards. Along the north & west property lines, the following standards apply:

- 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.
- 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.

Additional design regulations will be enforced at the time a site plan is submitted.



- 7. Zoning: C14-05-0094 - Car Wash**
 Location: Rutherford Lane, Walnut Creek Watershed
 Owner/Applicant: Sokna Loeung
 Agent: Austin American Property (Kim Xong Tran)
 Postponements: Postponed from 07/19/05 (staff); Postponed to 08/16/05 (neighborhood)
 Request: **SF-3 to GR-CO**
 Staff Rec.: **RECOMMENDED WITH CONDITIONS**
 Staff: Sherri Sirwaitis, 974-3057, sherri.sirwaitis@ci.austin.tx.us
 Neighborhood Planning and Zoning Department

DENIED STAFF'S RECOMMENDATION FOR GR-CO ZONING.
[J.M; C.H 2ND] (8-0) K.J – ABSENT

- 8. Rezoning: C14-05-0100 - Lake Creek Park**
 Location: 10101 Lake Creek Parkway, Lake Creek Watershed
 Owner/Applicant: Ardennes, L.P. by GCA Ardennes GP, LLC (David E. Castilla)
 Agent: Armbrust & Brown, L.L.P. (Lynn Ann Carley)
 Postponements: Postponed to 8/16/05 (neighborhood)
 Request: **LO, SF-2, LO-CO, I-RR to LO, SF-6, SF-4A**
 Staff Rec.: **RECOMMENDED WITH CONDITIONS**
 Staff: Sherri Sirwaitis, 974-3057, sherri.sirwaitis@ci.austin.tx.us
 Neighborhood Planning and Zoning Department

APPROVED STAFF'S RECOMMENDATION FOR LO-CO, SF-6 & SF-4A ZONING; BY CONSENT.
[J.G; M.H 2ND] (8-0) K.J – ABSENT

- 9. Rezoning: C14-05-0104 - Smith 1.2**
 Location: 11912-B North Lamar Boulevard, Walnut Creek Watershed
 Owner/Applicant: Clay Chip Smith
 Agent: Bennett Consulting (Jim Bennett)
 Request: **NO to GO**
 Staff Rec.: **RECOMMENDED**
 Staff: Sherri Sirwaitis, 974-3057, sherri.sirwaitis@ci.austin.tx.us
 Neighborhood Planning and Zoning Department

APPROVED STAFF RECOMMENDATION OF GO-CO ZONING WITH ADDED CONDITIONS OF:

- ***10' LANDSCAPE BUFFER;***
- ***DETENTION ADDRESSED AT TIME OF SITE PLAN***

**** RESTRICTIVE COVENANT TO PROHIBIT MODELING SERVICES AND TO BE FILED PRIOR TO 3RD READING AT CITY COUNCIL.***



MEMORANDUM

TO: Sherri Sirwaitis, Case Manager
FROM: Emily M. Barron, Transportation Planner
DATE: July 27, 2005
SUBJECT: Neighborhood Traffic Analysis for Rutherford Lane
 Zoning Case: Car Wash, C14-05-0094

The Transportation Section has performed a neighborhood traffic impact analysis for the above referenced case and offers the following comments.

The .881-acre tract proposes a car wash. This site is located in northeast Austin at the northeast corner of Rutherford Lane and Furness Drive. The project, which is currently zoned Single Family (SF-3), is requesting a change to Community Commercial (GR). The tract will have vehicular access to Rutherford Lane and it is recommended that access to Furness Drive be prohibited due to its residential character. Surrounding the tract to the north is a school, Furness Drive borders the site to the west, to the south is Rutherford Lane, and to the east is industrial properties.

Roadways

Rutherford Lane is classified as a primary collector with 80' of right-of-way and 50' of pavement and carries approximately 8,942 vehicles per day (vpd).

Furness Drive is a neighborhood collector with 64' of right-of-way.

Trip Generation and Traffic Analysis

Based on the ITE's publication Trip Generation, the proposed development at the time of site plan will generate approximately 648 vehicles per day (vpd).

Trip Generation		
LAND USE	Bays	VPD
Car Wash	6	648

Distribution of trips was estimated as follows:

Street	Site Traffic
Rutherford Lane	100%

Below is a table containing the estimated number of trips that will affect each street:

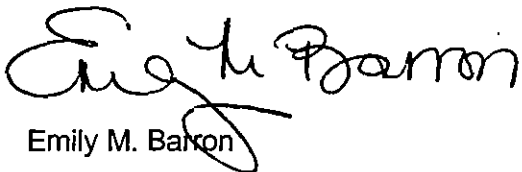
Street	Existing Traffic (vpd)	Site Traffic (vpd)	Total Traffic after Project (vpd)
Rutherford Lane	8,942	648	9,590

The Land Development Code specifies desirable operating levels for certain streets in section 25-6-116. These levels are as follows: A residential local or collector street with a pavement width of more than 40' should carry approximately 4,000vpd or less.

Conclusions

1. The neighborhood traffic analysis was triggered because the projected number of vehicle trips generated by the project exceeds the vehicle trips per day generated by existing uses by at least 300 trips per day, and the project has access to a local or residential collector street where at least 50 percent of the site frontage has an SF-5 or more restrictive zoning designation. Rutherford Lane is classified as a residential roadway west of Furness.
2. The traffic along Rutherford Lane exceeds the requirements established in Section 25-6-116 by 5,590 vpd. In order to minimize traffic on surrounding streets, the intensity and uses for this tract should be limited through a conditional overlay to less than 650 unadjusted vehicle trips per day.
3. The City Council may approve a zoning application if it is determined that the applicant has satisfactorily mitigated adverse traffic effects or the projected additional traffic from a project has an insignificant effect on the residential street.

If you have any questions or require additional information, please contact me 974-2788.



Emily M. Barron

Sr. Planner ~ Transportation Review

Watershed Protection and Development Review Department

PETITION

Case Number:

C14-05-0094

Date:

Sept. 1, 2005

Total Area within 200' of subject tract: (sq. ft.)

280,486.56

1				0.00%
2				0.00%
3				0.00%
4				0.00%
5				0.00%
6				0.00%
7				0.00%
8				0.00%
9				0.00%
10				0.00%
11				0.00%
12				0.00%
13				0.00%
14				0.00%
15				0.00%
16				0.00%
17				0.00%
18				0.00%
19				0.00%
20				0.00%
21				0.00%
22				0.00%
23				0.00%
24				0.00%
25				0.00%
26				0.00%
27				0.00%
28				0.00%

Validated By:

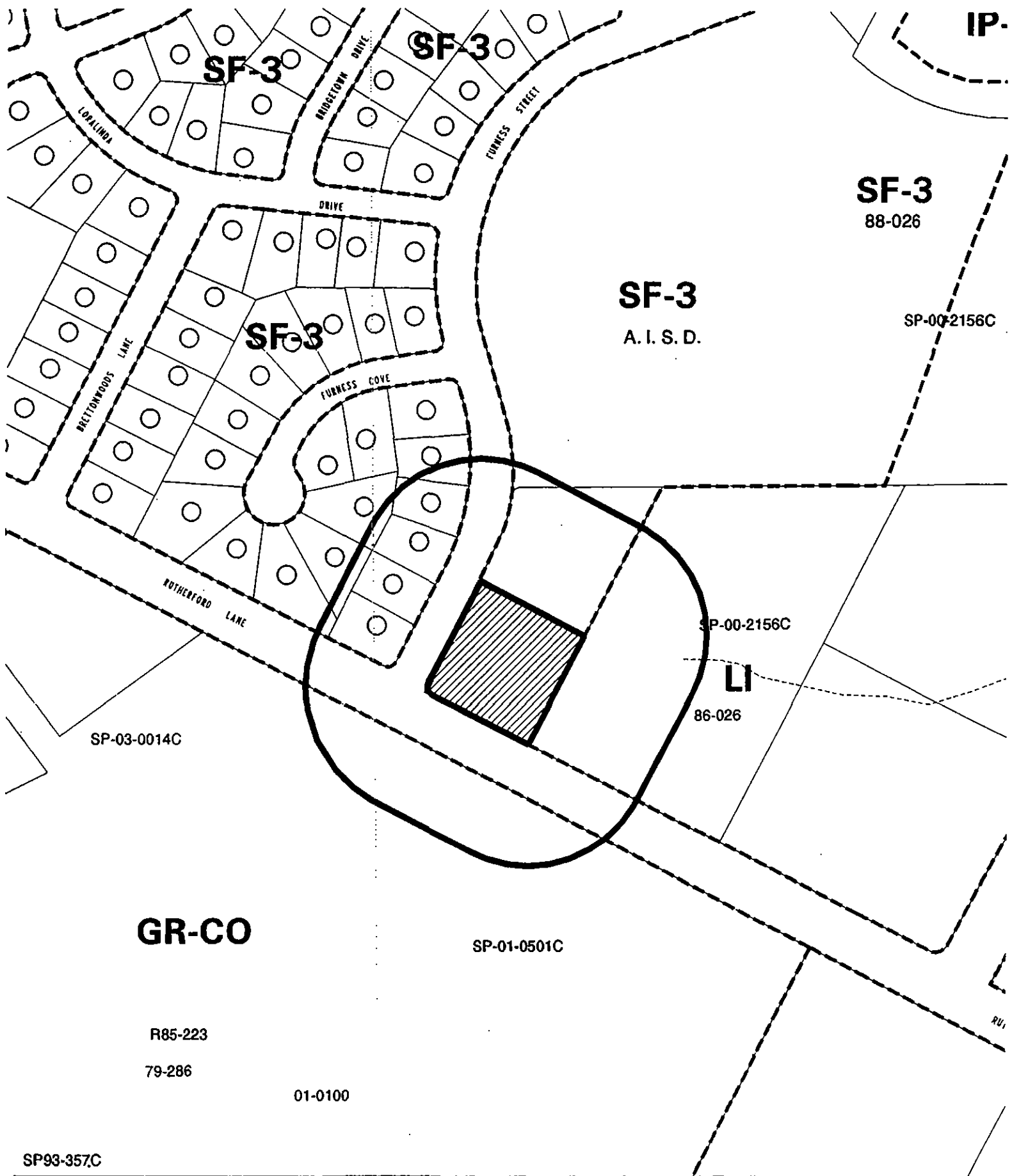
Stacy Meeks




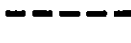
Total Area of Petitioner:

0.00

Total %

0.00%



 1" = 200'	SUBJECT TRACT		PETITIONS		CITY GRID REFERENCE NUMBER L28
	PENDING CASE				
	ZONING BOUNDARY				
	CASE MGR: S.SIRWAITIS				
CASE #: C14-05-0094			DATE: 05-09		
ADDRESS: RUTHERFORD LN			INTLS: SM		
SUBJECT AREA (acres): 1.917					

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: C14-05-0094
Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:
July 19, 2005 Zoning and Platting Commission

Dore Powers
Your Name (please print)

☐ I am in favor
☒ I object

804 Furness Dr. Austin, TX 78763
Your address(es) affected by this application

D. M. Powers
Signature

7/15/05
Date

Comments: A business such as a car wash will add traffic to an area that is congested during school hours. Furthermore, an increase in traffic through the neighborhood (via Furness Drive and Hemminger) will create traffic backup at the intersection of I 35. There may be a need to place "speed bumps" on both these streets.

If you use this form to comment, it may be returned to:
City of Austin
Neighborhood Planning and Zoning Department
Sherri Sirwaitis
P. O. Box 1088
Austin, TX 78767-8810

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Case Number: C14-05-0094
Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:
July 19, 2005 Zoning and Platting Commission

Barbara Washington
Your Name (please print)

☐ I am in favor
☒ I object

8300 Furness Dr. Austin TX 78753
Your address(es) affected by this application

Barbara Washington
Signature

7-18-05
Date

Comments: I object to a car wash on Rutherford. Furness because there is no place for a car wash or a place for people to gather with their babies (litter). I don't need it or want it thank you. Traffic is bad as it is.

If you use this form to comment, it may be returned to:
City of Austin
Neighborhood Planning and Zoning Department
Sherri Sirwaitis
P. O. Box 1088
Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Chair: M. Taylor Thomas

Christie M. Liles

Your Name (please print)

8602 Turners Dr.

Your address(es) affected by this application

Mrs. Christie M. Liles, owner

7-18-05

Date

Signature

(over)

Comments:

I object to a car wash at the corner of Live Oak and Turners Dr. (person living here) that is no place for a car wash and all the people that will be around the business right next to an elementary school of children that is young. May I ask, would you grant your child subject to a car wash and if you use this form to comment, it may be returned to: all people of Austin by person. Neighborhood Planning and Zoning Department frequent a Sherri Sirwaitis Car wash. I P. O. Box 1088 think not. Austin, TX 78767-8810 Mrs. Christie M. Liles

☐ I am in favor
☒ I object

I bought my lot and built my home in a neighborhood of family dwellings only. When proud of my home and the area. Now, your attempting after 25 yrs, to make me feel like your degrading my home and investment. I may be 84 yrs old - but I still have a great pride in my home and surrounding. Please don't do this to me. There are plenty of places in commercial areas that could use a car wash without the city having to force this on us. Please, please don't do this to me.

Mrs. Christie Liles
8602 Turners Dr.

512-835-1884

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Susan Bryson
Your Name (please print)

8411 Karalpada Drive
Your address(es) affected by this application

Susan Bryson 7-18-05
Signature Date

Comments:

Please, Please! No
Caravans by a school!

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810



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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Robert D Harper
Your Name (please print)

8306 FURNESS DRIVE

Your address(es) affected by this application

Robert D. Harper 07/18/05
Signature Date

Comments: A CAR WASH BUILT IN THIS LOCATION
WOULD INTERFERE WITH THE ELEMENTARY
SCHOOL CLASSES. THERE WILL BE LOUD
MUSIC PLAYING DURING CLASSES AND
ALSO WILL BE A 24 HOUR PROBLEM FOR
THE NEIGHBORHOOD. THIS WILL BRING
DRAPER FROM ALL OVER TO THIS LOCATION
THERE'S ALREADY A PROBLEM WITH
TRAFFIC AT THIS LOCATION AND HOW
NEIGHBOR NEAR THIS LOCATION GET TO
SLEEP. THERE ARE OTHER PLACES FAR

If you use this form to comment, it may be returned to: CAR WASHES
BUT
City of Austin

Neighborhood Planning and Zoning Department NOT IN THIS

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

NEIGHBORHOOD

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Deidre G. Artist-Schultz

Your Name (please print)

1002 Wisteria Trail Austin TX 78753

Your address(es) affected by this application

[Signature]

Signature

7-17-2005

Date

☐ I am in favor
☒ I object

Comments: Please do not allow any additional commercial parking to take place so close to our school and neighborhood. We already have Wal-Mart and the increased traffic it brings to contend with. Now you would have a car wash, immediately adjacent to our elementary school? This would not be in the best interest of our children's safety!

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

X Jane A Sullivan

Your Name (please print)

8500 Lorelinda Dr. Austin TX 78753

Your address(es) affected by this application

Jane A Sullivan

Signature

7/18/2005

Date

☐ I am in favor
☒ I object

Comments:

A car wash in that location - next to Hart Elementary and a residential neighborhood is a ridiculous idea. Perhaps the investor should consider a location right across the street from his own home. It would be easier to supervise the car wash.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Your Name (please print) Dr. Mark W. Schultz

☐ I am in favor
☒ I object

Your address(es) affected by this application
1602 Wisteria Trail Austin, TX 78753

[Signature]
Signature

7-18-05
Date

Comments: No, you must not allow this
rezoning request. Allowing a car
wash facility to be built in a known
and traditional convening location for
riff-raff and drug distribution
operations - so close to Hart
Elementary and a solid, caring
neighborhood would be destructive
to our small neighborhood of
friends. You must not allow this!

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Your Name (please print) James Edward Coballero

☐ I am in favor
☒ I object

8412 LORAINDA DR.

Your address(es) affected by this application

[Signature]
Signature

7/18/05
Date

Comments: Nearly every time I use
a public car wash in Austin, I am
approached by someone selling stereo
equipment, jewelry, clothing. Makes
me wonder if illegal drugs are sold
there as well. There are two car washes
on Rundberg and one on Cameron Rd, we
do not need this facility nor do I
want the type of activity associated
with it in my neighborhood.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

Comentarios escritos deberán ser sometidos a la comisión (o a la persona designada en la noticia oficial) antes o durante la audiencia pública. Sus comentarios deben incluir el nombre de la comisión, la fecha de la audiencia pública, y el número de caso de la persona designada en la noticia oficial.

Numero de caso: C14-05-0094

Persona designada: Sherri Sirwaitis, (512) 974-3057

Audiencia Publica:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

Doran W. Bryson

Su nombre (en letra de molde)

8411 Loralinda Dr. 78753

Su domicilio(s) afectado(s) por esta solicitud

Doran W. Bryson

Firma

Fecha

7/18/05

Comments:

Please do not allow
this type of business right
next to our school!

Si usted usa esta forma para proveer comentarios, puede retornarlos

a: City of Austin

Neighborhood Planning & Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

Harold J. Horton

Your Name (please print) Gladys Horton

8310 Loralinda Dr.

Your address(es) affected by this application

Harold J. Horton 7-18-05

Signature

Date

Comments:

It is not safe for the
kids during the school years,
and not a good business
to put in a residential
neighborhood. There will be
loud music, cars going over
the speed limit, alcohol
and drug abuse, all of
these things right next to
the elementary school.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Panchita Garrett

Your Name (please print)

8413 Loralinda

Your address(es) affected by this application

Panchita Garrett

Signature

July 19, 2005

Date

☐ I am in favor
☒ I object

Comments:

- too near elementary school
and a bus stop

- will add traffic and trash to
the neighborhood

- there are already car washes
in the area (Rundberg & Comstock Rd.)

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Barbara Cousey

Your Name (please print)

8203 Loralinda Dr.

Your address(es) affected by this application

Barbara Cousey

Signature

Date

7/19/05

☐ I am in favor
☒ I object

Comments:

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: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Dwain Woodliff

Your Name (please print)

1016 Wisteria Trail, Austin TX 78753

Your address(es) affected by this application

Dwain Woodliff

Signature

7-19-05

Date

Comments: Traffic is already too heavy on this section of Rutherford Lane. We do not need the increase in traffic, especially right by an elementary school where young children are walking. This is too near the school and residential areas.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

RICHARD WOODHALL

Your Name (please print)

1036 WISTERIA TR

Your address(es) affected by this application

Richard Woodhall

Signature

7/19/05

Date

Comments: I BELIEVE THAT A CARWASH WHICH IS WHAT IS REMOVED TO BE BUILT THERE WOULD NOT BE IN THE BEST INTERESTS OF THE NEIGHBORHOOD. IT COULD POTENTIALLY ATTRACT AN UNDESIRABLE GROUP OF INDIVIDUALS DIRECTLY INTO OUR NEIGHBORHOOD. DRUGS & OTHER VARIOUS ILLEGAL ACTIVITIES OFTEN ARE BROUGHT IN WITH SUCH BUSINESS.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

☐ I am in favor
☒ I object

PETITION

Case Number:

C14-05-0094

Date:

Oct. 5, 2005

Total Area within 200' of subject tract: (sq. ft.)

280,486.56

1	02-3420-0402	CANALES HIGINIO B	1,527.14	0.54%
2	02-3420-0405	GOLDIANO JESSE M	4,134.52	1.47%
3				0.00%
4				0.00%
5				0.00%
6				0.00%
7				0.00%
8				0.00%
9				0.00%
10				0.00%
11				0.00%
12				0.00%
13				0.00%
14				0.00%
15				0.00%
16				0.00%
17				0.00%
18				0.00%
19				0.00%
20				0.00%
21				0.00%
22				0.00%
23				0.00%
24				0.00%
25				0.00%
26				0.00%
27				0.00%
28				0.00%

Validated By:

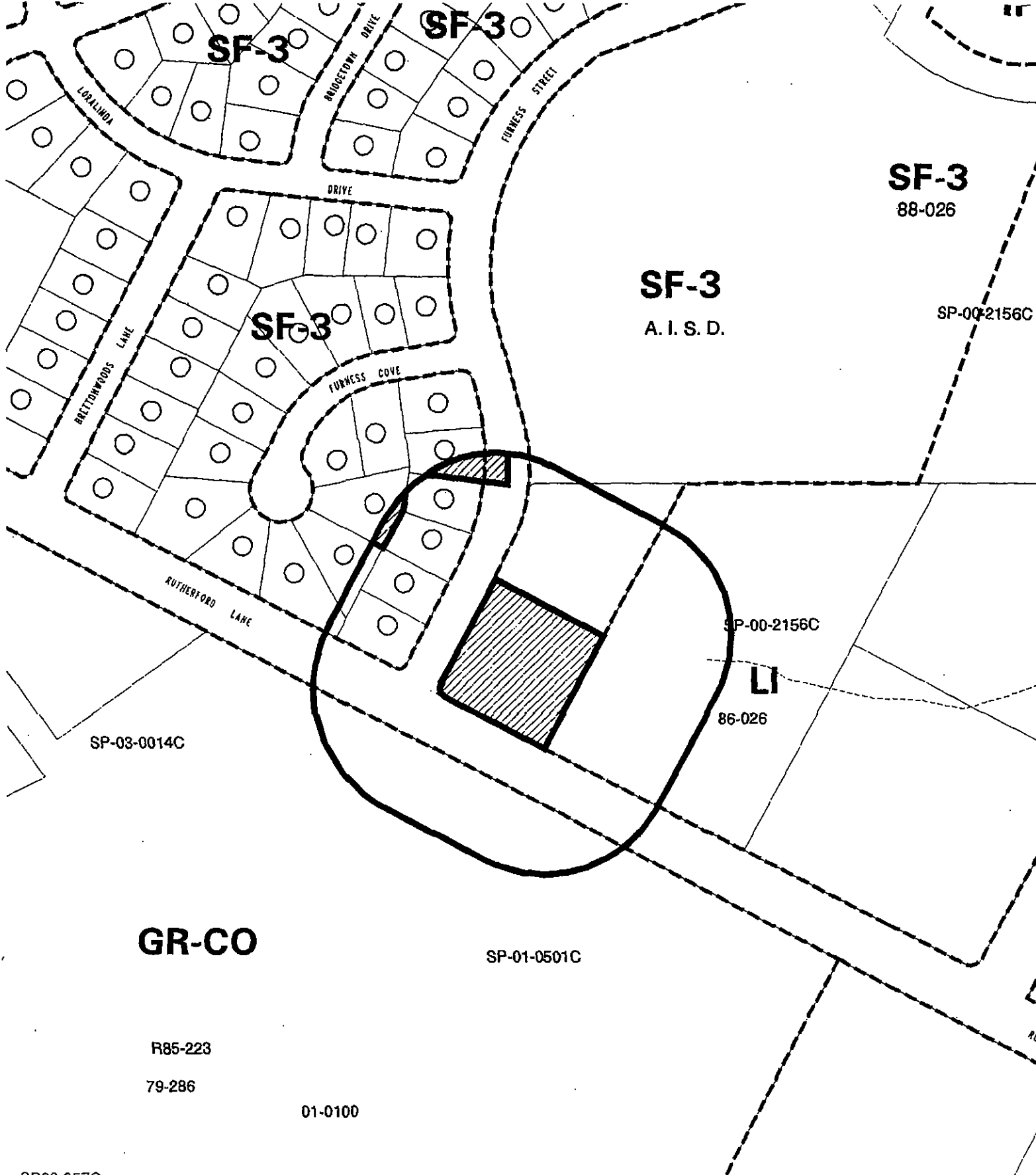
Stacy Meeks



Total Area of Petitioner:

5,661.66

Total %

2.02%



 1" = 200'	SUBJECT TRACT		PETITIONS		CITY GRID REFERENCE NUMBER L28
	PENDING CASE			
	ZONING BOUNDARY	-----	CASE #: C14-05-0094	DATE: 05-10	
	CASE MGR: S.SIRWAITIS		ADDRESS: RUTHERFORD LN	INTLS: SM	
			SUBJECT AREA (acres): 1.917		

P E T I T I O NDate: 8-15-05File Number: C-1405 0094

Address of

Rezoning Request: SEE Attached
FormsTo: Anstin City Council

We, the undersigned owners of property affected by the requested zoning change described in the referenced file, do hereby protest against any change of the Land Development Code which would zone the property to any classification other than _____.

(STATE REASONS FOR YOUR PROTEST)

(PLEASE USE BLACK INK WHEN SIGNING PETITION)

SignaturePrinted NameAddressSEE ALL Attached Forms.Date: 8-15-05Contact Name: Albert BlackPhone Number: 512-695-0690

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: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

JIMMY E KAY MOORE

Your Name (please print)

8203 FURNESS COVE

Your address(es) affected by this application

J. Moore

8-15-05

Signature

Date

Comments: I am talking against a carwash to be placed at Rutledge & Turken drive. This business will attract possible drug activity, loitering, loud noise/music and drinking (alcohol). We have small children, elderly and other residents that could become victims to criminal activity. This property should not be rezoned as commercial property.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Della K Moore

Your Name (please print)

8203 Furness Cove Austin 78753

Your address(es) affected by this application

Della Kay Moore 8-15-05

Signature

Date

Comments: I do not want the neighborhood to be rezoned. I do not want it to become commercial. I want it to be residential or some positive sight such as a library, daycare, something for the elderly and children.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Planning Commission

Carol S. Hadnot

Your Name (please print)

8204 Brettonwoods LN.

Your address(es) affected by this application

CS Hadnot

Signature

8/15/05

Date

Comments:

A car wash will only bring crime, drug dealing, excessive noise, traffic and loitering. This neighborhood is veneered. Additionally, this proposed development is best done to an elementary school area. We would facilitate several predators to prey on our children; traffic is already a problem. We want to continue the residents of the neighborhood in spring to well in the morning time.

If you use this form to comment, it may be returned to:
City of Austin
Neighborhood Planning and Zoning Department
Sherri Sirwaitis
P. O. Box 1088
Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Planning Commission

pg 2

Your Name (please print)

Your address(es) affected by this application

Ague Wagner create run off & pollution - fumes & noise

Signature

Date

Comments:

Ague Wagner has destroyed the University of Texas Hill Country "Remember 1991 - Calumet" "Remember Drive by Shootings"

Keep the zoning as is!!

Suggestion: the City can buy their land for a park or library!

If you use this form to comment, it may be returned to:
City of Austin
Neighborhood Planning and Zoning Department
Sherri Sirwaitis
P. O. Box 1088
Austin, TX 78767-8810

We want to continue to have a safe neighborhood!

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Numero de caso: C14-05-0094

Persona designada: Sherri Sirwaitis, (512) 974-3057

Audiencia Publica:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

Roslyn Mills

Su nombre (en letra de molde)

6000 Business Drive

Su domicilio(s) afectado(s) por esta solicitud

Firma

Fecha

Comments: Please be advised - A car wash in the

near vicinity of a school and in this case
contiguous to a school - is an open invitation
for pedophiles, stalkers, rapist and the like.
A car wash at that location gives clear vision.
Due to the fact that Brush is on the opposite
side of the school - provides an area for the
crime to take place. A car wash would be
a breeding ground for crime. Vagrants already

Si usted usa esta forma para proveer comentarios, puede retornarlos

a: City of Austin

Neighborhood Planning & Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

occupy space @ the gravel station
located only blocks away. We have
begun to see the onslaught of
litter and unknown visitors in
our community to this date.
Jeffs, Bungsden's and the like
have begun as we have to protect
our interest. The school has
already begun to add more portables
to a structure that obviously needs
expansion. Inside the school
facilities are inadequate.
The city may want to purchase the
property - add a library or a
playground. Not another location
near a school - where pedophiles
will ~~have~~ our children.
Prayer. Thanks Ray Adamec

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Brenda and Rudy Canul
Your Name (please print)

8201 FURNESS COVE

Your address(es) affected by this application

Brenda Canul Rodolfo & Canul 7/15/05
Signature Date

Comments: My family, as well as many neighbors, have great concern about this development possibility. Not only is this proposed site directly across from family residences, but it would be next door to our elementary school. There is already a great deal of traffic on Ruthertown, and adding this commercial business would only add to the danger for the children going to/from school. But it would also add to our litter problem.
If you use this form to comment, it may be returned to:

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

and a higher risk of theft in the area.

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

HIGINIO B. CANALES
Your Name (please print)

8105 FURNESS COVE 78753

Your address(es) affected by this application

Higinio B. Canales 7-15-2005
Signature Date

Comments: I have been living in Austin since 5-20-1947. It has been my experience that car wash does more bad than good. Car wash places attract alcoholic beverages, hand mixing drugs all kinds, drug usage, exposure and the selling of drugs to kids, and using kids to deal & sell drugs. This neighborhood is good, white, clean & very crime free. If you use this form to comment, it may be returned to: Beer here 25 years

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

HELGA E. ANDERSON

Your Name (please print)

8112 SHENANDOAH DR.

Your address(es) affected by this application

Helga E. Anderson

Signature

Date

7/18/05

☐ I am in favor
☒ I object

Comments:

Not suited to our neighborhood
near to the school. Additional
traffic on top of our current
load would be detrimental
to our neighborhood.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

CAROL KITCHEN

Your Name (please print)

2207 SHENANDOAH

Your address(es) affected by this application

Carol Kitchen

Signature

Date

July 18, 2005

☐ I am in favor
☒ I object

Comments:

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

JOE BAKER

Your Name (please print)

8404 SHENANDOA

Your address(es) affected by this application

Joe Baker

Signature

Date

7-18-05

Comments:

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

City of Austin

Neighborhood Planning and Zoning Department

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Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

DONALD M. AMUNDSON

Your Name (please print)

8114 SHENANDOA DR.

Your address(es) affected by this application

Donald M. Amundson, 8114 Shenandoa Dr. 8/18/05

Signature

Date

Comments:

VA car wash will attract many people loitering throughout the night (which this is per all night). It will also attract DRUG DEALERS in this location. This is too close to an elementary school and we have a stable, low-crime neighborhood now. Build duplexes or 4-plexes instead, which will blend with our nice, stable neighborhood. Thanks!

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Carol Gresser

Your Name (please print)

8415 Loralinda Dr.

Your address(es) affected by this application

Carol Gresser

Signature

8/15/05

Date

Comments:

This is a single-family dwelling neighborhood with homes across the street from the land in question. There is also a school next to the land. This land needs to stay zoned as it is.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Adeth Still

Your Name (please print)

904 Potomac Path

Your address(es) affected by this application

Adeth Still

Signature

8-15-06

Date

Comments:

We need to protect our neighborhood. We have a nice strip of people and we are surrounded by high crime on Rundberg lane and on Interstate 183/290. A car wash would bring in drug dealing which would ruin other people's corner of residential living. Thank you, Adeth Still

We also fear for the safety of our school children

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

from pedophile hanging around in commercial property

☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Thomas E. Powell
Your Name (please print)

☐ I am in favor
☒ I object

5409 Loop Linda Dr
Your address(es) affected by this application

Thomas E. Powell 8-15-05
Signature Date

Comments:

I object to the
changes to zoning
which would single family
zone.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Charles J. Roderger
Your Name (please print)

☐ I am in favor
☒ I object

8113 Grathedge
Your address(es) affected by this application

Carlen Fladigan 8/15/2005
Signature Date

Comments:

I object to the zone change. I
suggest the zoning remains as it is now.

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Marie M. Caswell
Your Name (please print)

☐ I am in favor
☒ I object

903 Popper St. 78753
Your address(es) affected by this application

Marie M. Caswell 8-15-05
Signature Date

Comments: I completely object to
a car wash being built on
this property, across from
Homes on Business, and
next to Hart School.
I object to this property
being re-zoned Commercial C

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

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

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Noah + Mallilee S. Duggs
Your Name (please print)

☐ I am in favor
☒ I object

1011 Weeping Willow
Your address(es) affected by this application

Mallilee S. Duggs 8-15-05
Signature Date

Comments:

A strongly disagree with
a car wash in our
neighborhood.
This would be a detriment
to a solid community.

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

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

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Marie Sharbutt

Your Name (please print)

8303 Grayledge Dr.

Your address(es) affected by this application

Marie Sharbutt

Signature

8-15-5

Date

Comments:

I wish to keep our zoning
as is "residential"
No Bar Wash !!!

☐ I am in favor
☒ I object

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

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

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Nancy S. Arin

Your Name (please print)

8305 Grayledge Dr

Your address(es) affected by this application

Nancy S. Arin

Signature

8/15/05

Date

Comments:

want to keep as
residential zoning

☐ I am in favor
☒ I object

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

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

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: C14-05-0094
Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Winona Marie

Your Name (please print)

1000 Wisteria Circle Austin, TX 78753

Your address(es) affected by this application

Winona Marie

Signature

Date

7-15-05

Comments:

☐ I am in favor
☒ I object

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Case Number: C14-05-0094
Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Vennie G. Davis

Your Name (please print)

8309 Bridgetown Dr. Austin TX 78753

Your address(es) affected by this application

Vennie G. Davis Jr

Signature

Date

7/19/05

Comments:

based on past experience, our
neighborhood would have:

1. Increased traffic

2. Increased noise

3. Unauthorized congregating during
non-business hours

4. Increased drug use and sales

5. Increased alcohol consumption

6. Accumulation of trash

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☒ I object

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Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

WALTER LEE TOLL

Your Name (please print)

8301 BRIDGETOWN DR. AUSTIN, TEXAS 78753

Your address(es) affected by this application

Walter Lee Toll

Signature

Date

7-18-2005

Comments:

I STRONGLY OBJECT TO THE REZONING
OF THE ABOVE PROPERTY. A CAR WASH
IS KNOWN TO ATTRACT DRUG DEALERS AND
CRIMINALS. THIS PROPERTY IS JUST A
FEW HUNDRED FEET FROM HART ELEMENTARY
SCHOOL. PLEASE DENY THIS ZONING
REQUEST

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Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Kim Foster

Your Name (please print)

918 Heritage Drive 78753

Your address(es) affected by this application

Kim Foster

Signature

Date

8-15-05

Comments: I object because bad things happen
@ car washes. These will stay together
ALL the time. They will play loud
music, but be in a nice area. We have
a nice neighborhood now. Our 911 calls
average 90 or less versus across the
creek they have hundreds of 911 calls. I
would like to see some other kind of
business i.e. park, museum or the
single family unit is fine. Thank you.

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☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Rebecca Phillips

Your Name (please print)

8205 Grayledge Drive Austin, TX 78753

Your address(es) affected by this application

Rebecca Phillips

8/15/05

Signature

Date

Comments: I object to the rezoning of
a residential lot to a commercial
lot in our neighborhood.
We have a solid, stable, diversified
neighborhood bordered by high
crime, light industry, the highway,
a Super Wal-Mart and a Goodwill
community center. We do not
want more commercial lots in
our neighborhood.

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

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Austin, TX 78767-8810



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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Deek Phillips

Your Name (please print)

8205 Grayledge Dr. Austin,

Your address(es) affected by this application

78753
8-15-05

Signature

Date

Comments: Our neighborhood is in
existing preferred growth
zone. Currently it is vulnerable
given borders of Walnut, 135,
light industrial and low income.
Adding a car wash could negatively
affect neighborhood by promoting
24 hr noise, loitering, access from
homes and next to elementary.
Keeping the zonal as residential
helps preserve the integrity of the
community.

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

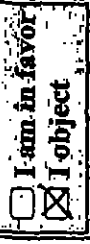
City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810



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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Ramón H. Treviño

Your Name (please print)

8502 Shenandoah, 78753

Your address(es) affected by this application

Ramón H. Treviño

Signature

Date

8-15-05

Comments: I hereby request that the proposed zoning change be rejected because 1) the proposed commercial zoning would be a potential hazard to the elementary school (next door) 2) there would be a probable increase in crime in a neighborhood that is already surrounded by high crime areas

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Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Jesse & Linda Soldado

Your Name (please print)

8202 Fuerness Drive

Your address(es) affected by this application

Jesse & Linda Soldado

Signature

Date

8/15/05

Comments: Strongly Object To 24/7 Loud Music, Legalized Liquor, Prostitution, drug dealing, increased traffic, bright lights, oil trucks affecting our environment, increased crime rate, location next to schools, etc. Allow zone to remain at the current single housing!

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

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Neighborhood Planning and Zoning Department

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P. O. Box 1088

Austin, TX 78767-8810

☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

J. G. Butler

Your Name (please print)

1104 Hermitage Drive

Your address(es) affected by this application

J. G. Butler

Signature

Date

Comments: *This is a residential neighborhood with very little rental property; therefore, a relatively static residential use - no warehouses!! A non-residential use of the property would introduce a element of personnel that we don't have now nor want in the future.*

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Austin, TX 78767-8810

☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Loell F. Rice

Your Name (please print)

8504 Sherwood Dr, Austin, TX 78759

Your address(es) affected by this application

Loell F. Rice

Signature

Date

08/15/2005

Comments: *There's always been much resistance to change our neighborhood due to the proximity of I-35 (expressed by correspondence as 185) - child, parent, grand, etc. To remove any remaining segment of residents' lives from our neighborhood would weaken our infrastructure and diminish further values. Thank you.*

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Austin, TX 78767-8810

☐ I am in favor
☒ I object

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Norma T. Gonzalez Vera

Your Name (please print)

905 Potomac Path Austin, TX 78753

Your address(es) affected by this application

Norma T. Gonzalez

Signature

8/15/05

Date

Comments: There are several reasons why we shall not have the new business development at Furrass/Rutherford Block

1) Not good to be closed to the school

2) Several types of this kind of business have been crime areas

3) There will be too much traffic that I consider will be out of hand

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people at our grade

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Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

James Anderson

Your Name (please print)

8303 Shenandoah Dr. 78753

Your address(es) affected by this application

James Anderson

Signature

8-13-04

Date

Comments: I know the neighborhood has fought hard to reduce crime in our area and we see this zoning change as a threat

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Public Hearing:

July 19, 2005 Zoning and Platting Commission

Lou R. Bridges
Your Name (please print)

☐ I am in favor
☒ I object

1016 Hermitage Drive Austin
Your address(es) affected by this application

Lou R. Bridges 08-15-05
Signature Date

Comments:

I am against a car wash
or other commercial business
at the corner of Rutherford &
Turness. I am not in favor of
rezoning. Please keep this
zoning as is (Residential Only).
Thank you

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Public Hearing:

July 19, 2005 Zoning and Platting Commission

KEITH NOBLES

Your Name (please print)

☐ I am in favor
☒ I object

8508 LORALINDA DR., AUSTIN TX 78753

Your address(es) affected by this application

KEITH NOBLES 8/15/05
Signature Date

Comments: PLEASE DO NOT BUILD

A CAR WASH NEXT TO OUR
ELEMENTARY SCHOOL. THIS IS A
SAFETY ISSUE, BECAUSE CAR WASHES
ARE A MAGNET FOR LOITERING
AND 24 HR. CRIMINAL ACTIVITY.

Thank you,
KEITH NOBLES

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Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

Leonard E Spivey
Your Name (please print)

1010 Weeping Willow
Austin TX 78753-5847
Your address(es) affected by this application

Leonard E Spivey
Signature

7/18/05
Date

Comments: Reasons for objections:

1. Increase in Traffic on Williams
2. Decrease in Property Value
3. Interruption of School activities
4. _____

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Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

Latrelle Spivey
Your Name (please print)

1010 Weeping Willow
Your address(es) affected by this application Austin TX 78753

Latrelle Spivey
Signature

Date

7-18-05

Comments:

A car wash in the neighborhood
Would put more traffic
on the street in our
community & would be
close to the schools

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

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Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

John & Elois Moore

Your Name (please print)

8104 Furness Cove

Austin

Your address(es) affected by this application

Elois Moore

8-15-05

Signature

Date

Comments:

SUBJECT HIGHLY!! To much Crime
drugs--drugs by shooting etc. Take
it else where.

NO !!
NO !!
NO !!
NO !!

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Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

Brian Mirtsching

Your Name (please print)

8500 Furness Dr. Austin TX 78753

Your address(es) affected by this application

Brian Mirtsching

Signature

7/18/05

Date

Comments:

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974-5722

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Annie T. Evans

Your Name (please print)

8100 FURNESS COVE

Your address(es) affected by this application

Annie T. Evans 8-05

Signature

Date

Comments: Our property is
in a critical location
i.e. Cameron Rd 7
Rundberg

We don't need more
crime, loitering, and
traffic near Hart
Elementary School. The
area should be zoned
residential. I fear
kidnapping and sexual predators

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

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☐ I am in favor
☒ I object

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Public Hearing:

July 19, 2005 Zoning and Platting Commission

ROZENA MCGEE + DIANA EVERETT

Your Name (please print)

8206 SHENANDOAH AUSTIN 78753

Your address(es) affected by this application

Rozena McGee

Signature

Date

8-15-05

Comments: Object to change in zoning:

too close to an elementary school

legalized loitering

open to occupation 24 hrs

Leave current zoning for residential

duplex is ok

Prefer Parks and Recreation Dept of Austin
to purchase land and create a park

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

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☐ I am in favor
☒ I object

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Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

Your Name (please print)

SUKLA MISEA GRAVER

Your address(es) affected by this application

8404 LORALINDA DR 8-18-05

Signature

Date

Comments:

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Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

Your Name (please print)

Geoff Graver

Your address(es) affected by this application

8404 Loralinda Dr. Austin, TX 78753
8/15/05

Signature

Date

Comments:

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Terry O'Donnell

Your Name (please print)

8502 Shenandoah Dr Austin TX 78753

Your address(es) affected by this application

JR POB

Signature

15 Aug 05

Date

Comments: Our neighborhood is already surrounded by crime, drugs & prostitution.

I Believe a 24 x 7 Car Wash will only make this worse

And Next to an Elementary School?

It does not make sense.

I oppose zoning for a carwash.

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

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Thank you

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Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

ROBERT C. WILLIAMS

Your Name (please print)

8521 SHENANDOAH DR.

Your address(es) affected by this application

Robert C. Williams

Signature

Date

8-15-05

Comments: I LIVE ON THE OPPOSITE END OF THE NEIGHBORHOOD (SHENANDOAH DR AND HERMITAGE DR). HERMITAGE HAS AN "S" CURVE IN IT AND THE SPEED LIMIT IS 25 MPH, BUT DRIVERS USE IT AS A SHORT CUT TO I-35 AND THEY DO 45-60 MPH THROUGH THE NEIGHBORHOOD INSTEAD. WE DO NOT NEED MORE TRAFFIC OFF RUTHERFORD AND CURVES. I SUGGEST THE OWNER PUT THE CAR WASH IN HIS OWN NEIGH-

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

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P. O. Box 1088

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☐ I am in favor
☒ I object

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Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☒ I object

DOUGLAS HOWELL

Your Name (please print)

8603 LORALEND DR

AUSTIN, TX 78753

Your address(es) affected by this application

Douglas A Howell

Signature

Date

8-15-05

Comments:

I object to the car wash that is proposed to be built. It will be built next to an elementary school, and as a 24x7 business will ~~also~~ attract ~~the~~ the wrong element, a better use ~~will~~ would be multi-family housing as originally zoned.

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

☐ I am in favor
☐ I object

Source Addison

Your Name (please print)

1014 Whistler Tr.

Your address(es) affected by this application

Source Addison

Signature

Date

8-16-05

Comments:

I object to a zoning change

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

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Neighborhood Planning and Zoning Department

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P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Mark Triola

Your Name (please print)

1012 Weeping Willow

Your address(es) affected by this application

Mark A. Triola

Signature

Date

7/16/05

Comments: This is a neighborhood for homes & families. We want to keep it a neighborhood for families & not put businesses right next to homes.

☐ I am in favor
☒ I object

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Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

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Case Number: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

Diane D. Key

Your Name (please print)

8413 Danville Dr

Your address(es) affected by this application

Diane D. Key

Signature

Date

8-15-05

Comments:

I am not in favor of rezoning in order to put in a bar/club - especially a self-service one. That type of establishment seems to attract people who have no respect for the environment and seem to think the world is their back yard.
DON'T PUT IT NEAR US!!

☐ I am in favor
☒ I object

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

City of Austin

Neighborhood Planning and Zoning Department

Sherri Sirwaitis

P. O. Box 1088

Austin, TX 78767-8810

PUBLIC HEARING INFORMATION

This zoning/rezoning request will be reviewed and acted upon at two public hearings: before the Land Use Commission and the City Council. Although applicants and/or their agent(s) are expected to attend a public hearing, you are not required to attend. However, if you do attend, you have the opportunity to speak FOR or AGAINST the proposed development or change. You may also contact a neighborhood or environmental organization that has expressed an interest in an application affecting your neighborhood.

During its public hearing, the board or commission may postpone or continue an application's hearing to a later date, or may evaluate the City staff's recommendation and public input forwarding its own recommendation to the City Council. If the board or commission announces a specific date and time for a postponement or continuation that is not later than 60 days from the announcement, no further notice is required.

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.ci.austin.tx.us/development

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: C14-05-0094

Contact: Sherri Sirwaitis, (512) 974-3057

Public Hearing:

July 19, 2005 Zoning and Platting Commission

TIMMY L. MOORE

Your Name (please print)

8203 FURNESS COVE

Your address(es) affected by this application

Jim L. Moore

Signature

Date

9/27/05

Comments: We do not need a commercial enterprise in this area, because of welfare concerns of elementary students adjacent to property. Will most likely bring in loud noise and disruptive activity such as drug dealing. This is a quiet family oriented area. A large number of families in this area have school aged children that could possibly become victims if this property is re-zoned.

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<input type="checkbox"/> I am in favor
<input checked="" type="checkbox"/> I object