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MEMORANDUM

TO: Dave Sullivan, Chairperson
Planning Commission Members

FROM: Maureen Meredith, Senior Planner
Planning and Development Review Department

DATE: August 17, 2011

RE: **NPA-2011-0019.01 – 201 E. 34th Street
Staff Postponement Request**

Staff is requesting a postponement of the above mentioned neighborhood plan amendment case to the October 11, 2011 Planning Commission hearing date.

The applicant's agent, Douglas Gibbins, submitted a Board of Adjustment application at the request of the Central Austin Combined Planning Contact Team. The case was heard by the Board of Adjustment on August 8, 2011, but was postponed to October 10, 2011. See attached e-mail letter from Douglas Gibbins for more detail.

The postponement request was made in a timely manner and meets the Planning Commission's policy.

Attachment: E-mail from Douglas Gibbins

Meredith, Maureen

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From: Douglas Gibbins [REDACTED]
Sent: Tuesday, August 09, 2011 9:56 AM
To: Meredith, Maureen
Cc: Steven Tomlinson; Mary Ingle; Laurence Miller; Walker, Susan
Subject: Re: 201 E. 34th St - Board of Adjustment request to subdivide

Maureen,

Last night the Board of Adjustments asked that I return October 10, 2011, to clarify some issues with the variance request. The neighborhood association was represented and graciously spoke in support as well as provided a letter of support. I will work with NUNA to satisfy their concerns as well as the BOA's. Until after this 10/10/11 BOA meeting, it would be best for us to request a continuance from the 8/23/2011, PC hearing. Obtaining the variances is the route NUNA, the neighbors, and I would rather be taken.

I filed the plan amendment and zoning change request 2/28/11. The six month limit is approaching. Is it necessary for me to remain on the docket for the 8/23/11 PC hearing in order to obtain a continuance?

Do I need to appear at the PC hearing to make the request?

Douglas Gibbins
512-587-1950 ph

On Mon, Aug 8, 2011 at 5:44 PM, Steven Tomlinson <steven@abporter.org> wrote:

> Dear Susan Walker:

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> The North University Development Review Committee has voted unanimously to support Mr. Gibbins' request for the minimum set of variances needed to subdivide this property as the owners are requesting..

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> Mr. Gibbins and his clients and NUNA have all agreed that the variances granted should limit the 1' setback to the garage only and that the applicants waive any bonus FAR.

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> If these conditions are met, NUNA supports the minimum set of variances needed to subdivide this project.

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> Mary Ingle will be representing NUNA at the BOA hearing this evening.

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> Yours,

> Steven Tomlinson

> Chair, NUNA Development Review Committee Vice President NUNA acting in

> absence of President Laurence Miller