

Word, Daniel

From: Rita L Ewing <[REDACTED]>
Sent: Thursday, March 05, 2015 1:32 PM
To: Word, Daniel
Subject: Case Number: 2014-079972PR

Dear Mr. Word,

I am again responding to the Notice of Public Hearing Appeal to City Council that I was sent because I own property near the 905 Columbus St. Austin 78704 property in question. When the variance/waiver was sought before, I responded that I was aware that the modifications had already taken place. I recommended that the modifications be denied or a fine be levied.

I believe there is an effort to skirt the restrictions on gross floor area in this neighborhood by building a carport then subsequently closing it in with a garage door. There is already another nearby new construction property at the corner of Gibson and South Fifth that has added garage doors to the original carports.

I don't expect that the city will make these owners remove the doors, but I do encourage the city to enforce the Residential Design and Compatibility Standards that it has put into effect for these older neighborhoods with tiny lots. A substantial fine/tax on owners who cannot abide by the restrictions would seem appropriate in helping to curb this current practice of "build, over build, then ask forgiveness".

The owners, me included, of the home at 913 James St plan to make modifications on our property in the future. We will abide by the restrictions that are in place. We expect others to do the same.

Rita Ewing
3807 Tonkawa Trail
Austin, TX 78756

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: 2014-079972 PR

Address: 905 Columbus Street

Contact: Daniel Word, 974-3341

Public Hearing: March 12, 2015

Austin City Council

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

KATHRYN MUELLER
Your Name (please print)

1000 Bouldin Dr. Austin TX 78704
Your address (es) affected by this application

[Signature] 2/25/15
Signature Date

Comments: F.A.R. LIMITS EXIST FOR A REASON.
ONE REASON WOULD BE THAT ALL PROPERTY OWNERS AND
THE CITY OF AUSTIN AGREE TO ADHERING TO F.A.R. LIMITS.
IN THIS INSTANCE, I SUSPECT THAT THE BUILDER WAS NOT
HONEST. THE BUILDER DID NOT CAUTION THEIR
OWNER(S) THAT SUCH F.A.R. OVERBUILD MIGHT BE
OBJECTIONABLE. TO BE CLEAR, NO ENCLOSURE OR
OVERBUILD OUGHT TO BE WAIVED UNLESS ALL
PROPERTY OWNERS MAY OVERBUILD AND ACHIEVE A

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

City of Austin

Daniel Word

P.O. Box 1088

Austin, TX 78767-8810

WAIVER FOR HAVING
DONE SO, ALREADY.
BECAUSE THE ENCLOSURE HAS
ALREADY HAPPENED.

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Public Hearing: March 12, 2015

Austin City Council

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

JERRY CREDEMAYER
Your Name (please print)

908 CHRISTOPHER ST, AUSTIN TX 78704
Your address (es) affected by this application

[Signature]
Signature

FEB 25, 2015
Date

Comments:

THIS PROPERTY HAS NOT RESPECTED THE F.A.R. LIMITS AND OTHER ITEMS WITHIN THE PROPERTY CODE OF THE CITY OF AUSTIN.

UNTIL ALL OWNERS CAN PROCEED WITH DISRESPECTING THE CITY OF AUSTIN BY BUILDING NO PROPERTY OWNER SHOULD BE ALLOWED TO PROCEED.

I RECOMMEND THAT THIS ENCLOSURE BE REVEALED SO THAT THE PROPERTY COMPLIES.

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Austin City Council

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Chris Cockerham

Your Name (please print)

1012 Bouldin Ave

Your address (es) affected by this application

C. Cockerham

Signature

Date

Comments: I feel this "open garage" tactic is a common ploy by a developer in this neighborhood to deliberately exceed their allowable buildable space. The Code exists for a reason. This is a new house - surely the lack of a garage don't come up in the buying process. I do not want to encourage this tactic and I object to the variance.

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