

September 15, 2015

Billy Leavings, Owner
QualTech Automotive
10815 FM 620 North
Austin, TX 78726

Mayor Adler and City Council Members
City of Austin
301 W. Second Street
Austin, TX 78701

Subject: Zoning Case C14-2015-0080

Dear Mayor and City Council Members:

I am providing this letter to offer my support of the proposed zoning change referenced above for property located at 11200 FM 620 North. As it was explained to me, the applicant is requesting a zoning change to CS-CO in order to develop a convenience storage facility, but all other CS uses that are not allowed within the current GR district will be prohibited.

To me, this seems to be an ideal zoning scenario for the following reasons. First, other more intense commercial uses will not be allowed. The only new use will be for convenience storage, which is a compatible land use with other developments in the area. Second, the setbacks and building design will enhance the appearance of the area. The use will be clean and secure. Finally, self-storage is a very low traffic generator, and this project provides an opportunity to increase the City's tax base with a quality development with a minimal impact to the already congested traffic conditions along FM 620.

Thank you for your service and consideration.

Sincerely,

A handwritten signature in black ink that reads "Billy Leavings". The signature is written in a cursive, flowing style.

Billy Leavings

September 15, 2015

Mr. James Martin
10812 N. FM 620
Austin, TX 78726

Mayor Adler and City Council Members
City of Austin
301 W. Second Street
Austin, TX 78701

Subject: Zoning Case C14-2015-0080

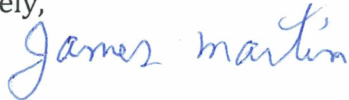
Dear Mayor and City Council Members:

I have lived in my home at 10812 N. FM 620 since 1975. During that time, I have certainly seen many changes along this roadway. Some changes are positive, and others have not been as positive. However, I would like to voice my support for the proposed zoning change at 11200 N. FM 620, which is located approximately 600 feet from my property line.

The zoning change to allow for convenience storage at that site would be a positive change. The development would increase the tax base, provide a quality development that is compatible with both residents and businesses, and it does not generate as much traffic as the other uses that could be developed there.

I appreciate the developers reaching out to nearby property owners to inform us of their plans. Thank you for your consideration of these points.

Sincerely,



James Martin