

5/16

PUBLIC HEARING INFORMATION

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- delivering a written statement to the board or commission before or during the public hearing that generally identifies the issues of concern (*it may be delivered to the contact person listed on a notice*); or
- appearing and speaking for the record at the public hearing; and:
- occupies a primary residence that is within 500 feet of the subject property or proposed development;
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For additional information on the City of Austin's land development process, visit our web site: [www.austintexas.gov/devservices](http://www.austintexas.gov/devservices)

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Case Number: C15-2016-0078, 705 Lydia Street  
Contact: Leane Heldenfels, 512-974-2202, [leane.heldenfels@austintexas.gov](mailto:leane.heldenfels@austintexas.gov)  
Public Hearing: Board of Adjustment, July 11th, 2016

GREG SHATTUCK

Your Name (please print)

1208 INKS AVE, AUSTIN 78702

Your address(es) affected by this application

*Greg Shattuck*

Signature

7-6-16

Date

Daytime Telephone: 512-771-8900

Comments: I Fully Support this Project By GNDc.

Comments must be received by noon the day of the hearing to be seen by the Board at this hearing. They may be returned by:

Mail: City of Austin-Development Services Department/ 1st Floor

Leane Heldenfels  
P. O. Box 1088

Austin, TX 78767-1088

(note: mailed comments postmarked after the Wed prior to the hearing will not be received timely)

Fax: (512) 974-6305

Email: [leane.heldenfels@austintexas.gov](mailto:leane.heldenfels@austintexas.gov)

☒ I am in favor  
☐ I object

5/13

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Public Hearing: Board of Adjustment, July 11th, 2016

Maria Carmen Salas

Your Name (please print)

1112 E. 8th St

Your address(es) affected by this application

Maria Carmen Salas

Signature

7-6-2016

Date

Daytime Telephone: \_\_\_\_\_

Comments: \_\_\_\_\_  
\_\_\_\_\_  
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\_\_\_\_\_  
\_\_\_\_\_

☒ I am in favor  
☐ I object

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Leane Heldenfels

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Email: [leane.heldenfels@austintexas.gov](mailto:leane.heldenfels@austintexas.gov)

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Contact: Leane Heldenfels, 512-974-2202, [leana.heldenfels@austintexas.gov](mailto:leana.heldenfels@austintexas.gov)  
Public Hearing: Board of Adjustment, July 11th, 2016

ED MCGARRATHAN  
Your Name (please print) ☒ I am in favor ☐ I object

1105 E 8TH STREET  
Your address(es), affected by this application

Leanne Heldenfels 7/3/16  
Signature Date  
Daytime Telephone: 512-657-4247

Comments: IN SUPPORT OF SMALL AFFORDABLE HOUSING

Comments must be received by noon the day of the hearing to be seen by the Board at this hearing. They may be returned by:

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Leane Heldenfels  
P. O. Box 1088  
Austin, TX 78767-1088

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**Fax:** (512) 974-6305  
**Email:** [leana.heldenfels@austintexas.gov](mailto:leana.heldenfels@austintexas.gov)

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Public Hearing: Board of Adjustment, July 11th, 2016

Your Name (please print)

Jan McGarrahan

☒ I am in favor  
☐ I object

Your address(es) affected by this application

1103 E. 6th Austin, TX 78702 Signature *Jan McGarrahan* Date 7/3/2015

Daytime Telephone: (512) 657-4247

Comments:

We are in support of 2 homes on this lot. Especially because it means more affordable housing.

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Fax: (512) 974-6305

Email: [leane.heldenfels@austintexas.gov](mailto:leane.heldenfels@austintexas.gov)

C15-2016-0078

my  
36



Board of Adjustment  
City of Austin

April 27, 2016

**Re: O.C.E.A.N. support for variance at 705 Lydia Street**

Dear Board of Adjustment:

The Organization of Central East Austin Neighborhoods (O.C.E.A.N.), the contact team for the Central East Austin Neighborhood Plan, writes to convey to you its support for the variance requested by the Guadalupe Neighborhood Development Corporation (GNDC) to reduce minimum lot size for development of an accessory dwelling unit at 705 Lydia Street from the required 5,750 square feet to 4,131 square feet. The owner of the property presented this variance request to the Guadalupe Association for an Improved Neighborhood, GAIN, the affected neighborhood association, on February 6, 2016 and received unanimous support. GAIN, as a member organization of OCEAN, presented the request to OCEAN members on February 29 and again on March 28, 2016. At the March meeting, OCEAN representatives voted unanimously to affirm GAIN's support for the requested variance.

Representatives on the board of directors of O.C.E.A.N. wish to make clear that contact team support for this variance is solely for this specific case and is related specifically to the property at 705 Lydia Street. OCEAN gives it support after considering the particular circumstances surrounding this variance request. These include the fact that the lot is an existing lot that has been in the same configuration for decades, and it is adjacent to a TOD core transit corridor, a duplex and a vacant duplex-sized lot. Having two single-family units on the smaller than standard size lot, while meeting all other development requirements, made sense in this specific context

In short, OCEAN lends its support for this variance for reasons that are unique to the request and its support is in no way a general acceptance of reduced minimum lot size for secondary apartments.

Sincerely,

Nathan Jones, President, O.C.E.A.N.