

CONGRESS AVENUE BLOCK 110, LLC

4615 Bunny Run
Austin, Texas 78746
(512) 327-2666

April 7, 2017

Mr. Steve Sadowsky
Historic Landmark Commission
505 Barton Springs Road
Austin, TX 78701

RE: C14H-1982-0001-F -- 916 Congress Avenue

Dear Mr. Sadowsky:

Our family owns 906, 908 and 912 Congress Avenue and we are concerned about the proposed construction project at the above referenced property.

Bill and I met with Eric Tyler and Buzz Hughes on March 28th. We expressed concerns about the following issues that will directly affect our buildings, especially 912 Congress:

1. Blocking of the alley during business hours (7am – 10:30pm six days a week)
2. Dust mitigation issues
3. Vibration affecting the structural integrity of our historic 1877 walls
4. Proposed swing of the crane over our buildings
5. Potential damage to our rooftops
6. Loss of parking for our tenants
7. Lost business for our tenants due to noise, dust, vibration of walls and floors, and inability of vendors to access the restaurants and retail tenants.

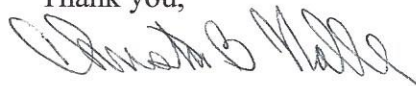
Their standard response to the seven questions was “it won’t happen”, “it isn’t going to be a problem”, “we will deal with it should it occur”, and “the project will be completed in 31 weeks”. Their answers do not address any of the concerns of our neighbors who share common walls, nor do their answers give me any comfort as to the protection of my tenants.

We do not object to a thoughtful renovation of their building, but we do not believe a wholesale demolition and construction of a six story building without any consideration of the potential damage to the neighboring buildings is acceptable.

We will not give permission to 916 Congress Avenue to use our property as a staging area for their mobile crane. We will also not give them permission to use our air space for their construction crane.

We respectfully request that the Historic Landmark Commission delay consideration of their current request until all of the above issues have been resolved with the property owners that are being affected by this proposed project.

Thank you,



Christie B. Nalle