

June 9, 2017

City of Austin  
Board of Adjustment  
Austin City Hall  
301 W. 2nd Street  
Austin, Texas 78701

Re: Support for Conditional Use Permit

Board Members:

My name is James Howard. I am the Vice President of the North Loop (formerly Northfield) Neighborhood Association and a member of the North Loop Neighborhood Plan Contact Team.

I write today in support of Mike Osborne's and Meggie Chou's request for a Conditional Use Permit for 5111 Eilers Avenue.

Mike diligently presented his Conditional Use Site Plan to both the North Loop Neighborhood Association and the North Loop Neighborhood Plan Contact Team and answered a number of questions about his and Meggie's planned use for the property at 5111 Eilers Avenue. After these presentations, I am unaware of any vocalized opposition to the Conditional Use Site Plan.

Moreover, Mike gave us a detailed overview of his and Meggie's current "Chinese with Meggie" and "Little Tiger Chinese" language programs at Ridgeway Baptist Church and explained the benefits 5111 Eilers Avenue would bring to the combined program. North Loop tends to appreciate language programs like Mike's and Meggie's. For example, Ridgeway Elementary School (across the street) has housed a widely acclaimed English/Spanish dual language program for many years. Mike's and Meggie's program is a welcome addition to this tapestry, and with your support, I believe that their program will grow and flourish.

I look forward to Mike's and Meggie's continued involvement in our neighborhood and sincerely hope that you will approve their request for a Conditional Use Permit.

Sincerely,



James Howard

**From:** [REDACTED]  
**To:** [Heldenfels, Leane](#); ka [REDACTED]  
**Subject:** FW: Letter of Support from Sebastian Wren, Chair of Northloop Neighborhood Plan Contact Team  
**Date:** Sunday, June 11, 2017 11:52:41 AM

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Leane, again FYI for Little tiger

[REDACTED]  
**Sent:** Saturday, June 10, 2017 7:13 PM

[REDACTED]  
**Subject:** Letter of Support from Sebastian Wren, Chair of Northloop Neighborhood Plan Contact Team

----- Forwarded message -----

**From:** **Sebastian Wren** [REDACTED]  
**Date:** Thu, Jun 8, 2017 at 8:55 PM  
**Subject:** Re: Chinese with Meggie / Little Tiger Chinese CUP  
**To:** Mike [REDACTED]

I forwarded this to our mailing lists -- hopefully you'll get some letters of support from people who attended the NA meeting and the NLCT meeting.

I can also speak for myself in supporting your plans. I think this is a perfectly reasonable use of this property. I'm also a member of the City of Austin Early Childhood Council, and I can tell you that data from United Way indicates that there is a severe shortage of quality early-childcare and learning centers in central Austin. We desperately need more daycare options in this neighborhood.

I wish you the best,

Sebastian Wren

5409 Chesterfield Ave.

**From:** [REDACTED]  
**To:** [Heldenfels, Leane](#)  
**Cc:** [REDACTED]  
**Subject:** FW: Letter of Support from Cindy Black, architect and member of Northloop Neighborhood Association  
**Date:** Sunday, June 11, 2017 11:52:17 AM

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FYI – Little Tiger

**From:** Mike Osborne [REDACTED]  
**Sent:** Saturday, June 10, 2017 7:15 PM

[REDACTED]  
[REDACTED]  
Association

----- Forwarded message -----

**From:** **Cindy Black** [REDACTED]  
**Date:** Thu, May 18, 2017 at 8:05 PM  
**Subject:** Re: 51st St  
**To:** Mike Osborne [REDACTED]  
[REDACTED]

Hi Mike,

Nice to hear from you. We walk past the little white house every day on the way to school, and it's looking great! I am optimistic that the neighborhood association will approve the change of use. I think what would be helpful is for your presentation to include photos of the school in it's current use - seeing the kids in action or the tidy classrooms that Meggie runs. People are mostly concerned with parking in these situations, so they may want to know if you'll be adding to your school population and what that means during peak driving hours.

I'd be happy to meet with you or look at your presentation before you go the NNA. They meet the first Mondays of each month, so you'll need to write our current president, Toti Larson, to get on the schedule. His email is [REDACTED].

I know we'd love to see the house converted for that use. It's been great to have the school at the church... such a welcome change and we hope to see it grow even more.

Thanks for writing and keep me updated once you get your schedule and presentation together!

Cindy



## AUSTIN FIRE DEPARTMENT - PREVENTION DIVISION

### ENGINEERING SECTION

505 Barton Springs Road - Austin, Texas 78707  
OFFICE : (512) 974-0160 - FAX: 512-974-0162

City of Austin



### STATEMENT of COMPLIANCE

Date of Review: 6/9/2017  
Reviewer: Tom Migl, PE AFD Engineer  
Project Name: Little Tiger Chinese Immersion School - SPC-2017-0011A  
Project Address: 5111 Eilers Avenue, Austin, Texas  
Occupancy Type: Education  
Applicant: Vincent Gerard & Assoc. Inc  
Purpose: Documentation for BOA Variance Request for Street Width Requirements  
Review Status: Complies with Fire Code

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Based on the attached land use site plan SPC-2017-0011A with the front curb marked and signed "fire zone - tow away zone," the proposed development complies with the fire code by providing the minimum 25 feet pavement width for fire access. With the applicants subsequent update of the land use site plan, AFD anticipates to provide an approved status for the submittal and request the applicant to provide a record copy of the land use site plan for AFD formal sign-off.

