

Jollyville HQ, LLC
8911 N. Capital of Texas Highway
Building 3, Suite 3210
Austin, TX 78759
512.342.0202

August 5, 2019

Denise Lucas
Interim Director, Planning and Zoning Department
City of Austin
505 Barton Springs Road, 5th Floor
Austin, Texas 78704

Re: Rezoning Application for 11586 Jollyville Rd., Austin, Texas 78759

Dear Ms. Lucas:

I am seeking to rezone the 0.91-acre tract I own located at 11586 Jollyville Rd., Austin, Texas 78759 (the "Property") from I-SF-2 to GO-CO in order to develop a three-story office project at which I intend to locate my small, local business, Legacy One.

While the Property is currently zoned I-SF-2, it is surrounded by properties that are both zoned for and used as multi-family, office, and commercial. The requested GO-CO zoning would allow a community-scale office project with a quality building design that is consistent with the surrounding area, and would provide a conditional overlay that limits the height to 55 ft. Allowing a quality three-story design will also enable us to preserve more trees on the property because it would not force the project to spread out across a broader site area.

I appreciate your consideration of my rezoning application and look forward to answering any questions and providing further details.

Respectfully,


Kevin Lange