

August 7, 2020

RE: Rezoning Case: C14-2020-0042
Neighborhood Plan Amendment: NPA-2020-0014.01

Honorable Commissioners,

Los Arboles Homeowners Association supports the request for rezoning from LI-NP Limited Industrial to MF-4-NP Multifamily Residential (C14-2020-0042), and amendment of the SE Combined Neighborhood Plan (NPA-2020-0014.01) at 7135 E Ben White Blvd Service Rd Eastbound.

Los Arboles is a community of 314 single family homes; the west border is on Nuckols Crossing Rd and the east border is the green space separating Los Arboles from Stassney Rd, just a little south of Burleson Rd. The area along Burleson Rd and Stassney Rd/Montopolis Dr from Hwy 71 (Ben White Blvd) to Hwy 183 has had numerous industrial complexes built in recent years. Currently TXDOT is building their headquarters off of Stassney Rd on the other side of the green space from Los Arboles. Allowing residential use at 7135 E Ben White would balance all of the industry and give workers an opportunity to live close to where they work. The Applicant has committed to affordable housing of 10% of the units at 80% MFI for a minimum of 40 years plus discounts to teachers and ABIA employees. Additionally, this residential property would include parkland and a hiking trail that would extend to a current trail and open to the public. Los Arboles supports this residential use as appropriate and useful for the community.

Respectfully On behalf of the Los Arboles Homeowners' Association,
Laurel Francel
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