

Ramirez, Elaine

From: harry swinney [REDACTED] >
Sent: Monday, July 05, 2021 7:29 PM
To: Ramirez, Elaine
Subject: Case Number C15-2021-0075

*** External Email - Exercise Caution ***

Dear Ms. Ramirez:

I strongly support C15-2021-0075, an application for a variance from the Land Development Code Section 25-2-774 in order to enlarge slightly a detached Accessory Structure.

This modest request for variance is totally sensible -- the proposed plan will help enable the owner to restore a historically and architecturally noteworthy (nearly century old) house at 813 Park Blvd. This will enhance our wonderful neighborhood.

I lived in this neighborhood in the 1940s, and in the year 2000 I realized an old dream when I was able to purchase the house at 722 Park Blvd. and move back into this neighborhood. Every day I walk or bike past 813 Park Blvd, and I've been distressed that the house has been empty and deteriorating for more than a decade.

>> *Please support the requested variance to help improve our neighborhood.*

Thank you,
Harry Swinney ([REDACTED])

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Ramirez, Elaine

From: Tracey Cole <[REDACTED]>
Sent: Tuesday, July 06, 2021 6:42 PM
To: Ramirez, Elaine
Cc: [REDACTED]
Subject: Letter on Behalf of Chris Oakland

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Dear Board of Adjustment,

The purpose of the letter is to express my enthusiastic endorsement of the home restoration of 813 Park Boulevard, Austin, Texas 78751 by Chris Oakland.

My husband and I have resided at 803 Park Boulevard, four houses down the street from the aforementioned residence for nearly eighteen years, and have watched the property deteriorate considerably over time. It is a magnificent home with incredible architectural features and historical significance that justifies restoration. I hope you will approve Mr. Oakland's variance application and thereby preserve an Austin original.

I thank you for your consideration and can be contacted via telephone at 512-699-4999 should you have any need to reach me.

Sincerely,

Tracey Cole
803 Park Boulevard
Austin, Texas 78751

Sent from my iPhone

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July 7, 2021

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

RE: Case Number: C15-2021-0075 - 813 Park Blvd.

Dear Members,

Preservation Austin exists to empower Austinites to shape a more inclusive, resilient, and meaningful community culture through preservation. We write today to respectfully support the owner's request for a variance to rehabilitate an existing two-story historic garage structure as a second dwelling unit at 813 Park Blvd. The owner is bringing the building up to current code and rehabilitating what has been a vacant property since the 1980s. This historically significant property has been determined eligible for listing in the National Register of Historic Places and should be maintained and preserved.

The property was originally built in 1929 for Tom Miller, former mayor and influential citizen of Austin who championed some of the city's most significant public works projects during the New Deal era, including Santa Rita Courts, the first federal housing project in the U.S., recreational facilities like Hancock Golf Course, Municipal Golf Course, and Deep Eddy, and Mueller Airport and Bergstrom Air Force Base. The home was subsequently owned by Emma Long, the first woman elected to Austin City Council and an early advocate for desegregation and fair housing for African American and Mexican American Austinites.

The style of the home is representative of the Tudor Revival style. Both the main house and garage have steeply pitched rooflines and distinctive patterned brickwork which visually tie the main house and garage together. Removing a portion of the historic fabric of the garage would damage the integrity and character of the building.

The rehabilitation of this existing building as a dwelling would promote density in a central neighborhood, a value outlined as a development priority. This also aligns with Preservation Austin's ongoing priority to advocate for city policy that promotes better preservation outcomes for our city.

City staff is faced with myriad situations through the unique scenarios that are a part of each project. This section of the code provides no language specific to existing historic buildings and makes it unnecessarily difficult to reuse this structure - reuse which would enhance density in a sustainable manner. Further, this request does not impair the spirit of the code or the purpose of the regulations of the zoning district. Reuse of the building avoids waste of resources and materials that would go directly into the landfill.

We believe this property is well suited to serve as an example of best practices in promoting neighborhood density and managing historic resources. Preservation Austin encourages the Board of

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Adjustment to grant this variance to permit the use of the historic garage and maintain the existing floor plate that is 50SF over that allowed by code.

Thank you for your service to the community,

A handwritten signature in black ink, appearing to read "Clayton Bullock". The signature is fluid and cursive, with the first name "Clayton" and the last name "Bullock" clearly distinguishable.

Clayton Bullock, President

From:



Cc:

Subject:

Support for variance application of Chris Oakland for 813 Park Boulevard

Date:

Thursday, July 08, 2021 7:18:58 PM

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Dear Ms. Ramirez,

My wife Julie Hiebert and I have lived at 802 Park Boulevard since 1991. We are writing in support of Chris Oakland's request for a variance at 813 Park Boulevard in order to modify the garage. Chris plans to restore the house to its original condition. The house has been empty for over 20 years and really needs attention. Chris gave us a tour of the house, explained his plans and we support his request.

Please feel free to contact us if you have any questions or need more detail about our support.

Best regards,

Franz and Julie Hiebert

802 Park Boulevard

Austin, Texas 78751

512-771-4060 mobile

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Ramirez, Elaine

From: Gayle Miller [REDACTED]
Sent: Friday, July 09, 2021 1:18 PM
To: Ramirez, Elaine
Subject: 813 Park Blvd

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To Elaine Ramirez,

This is a letter of support for Chris Oakland's upcoming variance application for the property at 813 Park Blvd. I'm his neighbor, down the street at 720 Park Blvd. It sounds like he will do a good job of restoring that spooky long-neglected place. I support that improvement to my neighborhood. Please grant him the variance. Thank you for your attention.

Gayle Miller

720 Park Blvd

Austin, Tx 78751

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Ramirez, Elaine

From: Judy Heugel [REDACTED]
Sent: Sunday, July 11, 2021 3:54 PM
To: Ramirez, Elaine
Subject: Variance for 813 Park, case number C15-2021-0075
Attachments: Screenshot_20210702-193238_Chrome.jpg

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July 11, 2021
Ms Elaine Ramirez
Land Use Review Department
City of Austin, Texas
Ref: 813 Park Blvd. , Lot 34 Block 23
Land Development Code Variance
Case number: C15-2021-0075

To Whom It May Concern,

I have been a resident of the Austin and surrounding area for 38 years. I have seen many changes take place in that time and watched properties come and go being sadly replaced with concrete and square buildings with no character, or simply sit abandoned and fall apart.

Recently, I was fortunate enough to be invited to tour the property at 813 Park and hear the plans for the property.

I was very excited to have the opportunity to enter a property that was a personal home to individuals that have such a history in the growth and development of Austin, TX. This property was not owned as residence by just one prominent Austinite, but two. Mayor Tom Miller and City Council Woman Emma Long had significant roles in the growth of this area.

Emma Long herself making Austin history as the first Woman on the City Council.

Mr. Chris Oakland has a very definite plan for the property, a property that has fallen to disarray from being empty for nearly 50 years. I can assure you that Mr. Oakland takes pride in his plans for restoring the property and his plan is solid.

The neighborhood 813 Park is part of, a beautiful historic neighborhood with beautiful homes coming back from the past. At this time everyday is important to get this project started and the property revived. Every day it is being further destroyed by rocks through windows, graffiti and senseless destruction.

My hope is that you will see your way to granting Mr. Oakland the Variance that he needs to move forward with bringing 813 Park back to its beauty of the past and make the necessary improvements to continue to support this historic property and the neighborhood it is part of. We need to envelope Austin's history, not lose it's charm.

Thank you in advance,

Judy Heugel

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(Photo: Emma Long in the house)

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