

## Allen, Amber

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**From:** Chula Sims [REDACTED]  
**Sent:** Sunday, March 20, 2022 1:27 PM  
**To:** PAZ Preservation  
**Subject:** Review Case Number: HR 22-026102

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

\*\*\* External Email - Exercise Caution \*\*\*

To: Amber Allen, Housing and Planning Department

Regarding Case Number HR 22-026102  
1205 Alta Vista Ave, Austin, TX 78704  
Applicant: Christopher Zuniga

I am in favor of accepting this permit for demolition and new construction.

Catherine Sims  
803 Avondale Road  
Austin, TX 78704  
[REDACTED]

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### PUBLIC HEARING INFORMATION

Although applicants and/or their agent(s) are expected to attend a public hearing, you are not required to attend. However, if you do attend, you have the opportunity to speak FOR or AGAINST the proposed development or change. You may also contact a neighborhood or environmental organization that has expressed an interest in an application affecting your neighborhood.

During a public hearing, the board or commission may postpone or continue an application's hearing to a later date or recommend approval or denial of the application. If the board or commission announces a specific date and time for a postponement or continuation that is not later than 60 days from the announcement, no further notice is required.

A board or commission's decision may be appealed by a person withstanding to appeal, or an interested party that is identified as a person who can appeal the decision. The body holding a public hearing on an appeal will determine whether a person has standing to appeal the decision.

An interested party is defined as a person who is the applicant or record owner of the subject property, or who communicates an interest to a board or commission by:

- delivering a written statement to the board or commission before the public hearing that generally identifies the issues of concern (it may be delivered to the contact person listed on a notice); or
- appearing and speaking for the record at the public hearing; and:
- occupies a primary residence that is within 500 feet of the subject property or proposed development;
- is the record owner of property within 500 feet of the subject property or proposed development; or
- is an officer of an environmental or neighborhood organization that has an interest in or whose declared boundaries are within 500 feet of the subject property or proposed development?

A notice of appeal must be filed with the director of the responsible department no later than 14 days after the decision. An appeal form may be available from the responsible department.

For additional information on the City of Austin's land development process, please visit our website: [www.austintexas.gov/abc](http://www.austintexas.gov/abc)

Written comments must be submitted to the board or commission (or the contact person listed on the notice) before a public hearing. Your comments should include the board or commission's name, the scheduled date of the public hearing, the Case Number and the contact person listed on the notice. Correspondence and information submitted to the City of Austin are subject to the Texas Public Information Act (Chapter 552) and may be published online.

Case Number: HR 22-026102 - 1205 ALTA VISTA AVE  
Contact: Amber Allen, (512) 974-3393  
Public Hearing: Historic Landmark Commission, 28 Mar. 2022

☐ I am in favor  
☒ I object

VICKEY KOSAREK  
Your Name (please print)

Your address(es) affected by this application (optional)

Vickey Kosarek  
Signature

3-22-22  
Date

Comments: see attached

If you use this form to comment, it may be returned to:

City of Austin Housing & Planning Department  
Historic Preservation Office, ATTN: Amber Allen  
P.O. Box 1088  
Austin, TX 78767-8810  
E-mail: [preservation@austintexas.gov](mailto:preservation@austintexas.gov)

Review Case Number: HR 22-026102  
1205 Alta Vista Ave

This duplex was built in 1939, the year that Germany invaded Poland (beginning of World War II), and the end of the Great Depression. Buildings were built by craftsmen that were glad and grateful to find a job. Builders used closely available materials such as wood and brick. They took pride in their work and their efforts produced buildings that have lasted over the years.

Travis Heights was planned as a mixed residential neighborhood (mansions, smaller homes, and apartments). Places people called home, and still do. This building is now owned by a developer whose only desire is to tear down, build up, make money, and move on.

I object to the demolition of this building.

*Vicky Kosark*

**Allen, Amber**

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**From:** Tommy Kosarek [REDACTED]  
**Sent:** Saturday, March 26, 2022 6:47 PM  
**To:** PAZ Preservation  
**Subject:** 1205 Alta Vista Ave.; Case No. HR 22-026102; OBJECTION

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ATTN.: Amber Allen

Attached please find information regarding my OBJECTION to the demolition of the home located at 1205 Alta Vista Ave. If you have any issues with the files please let me know. If you require a mailed in original, also please let me know.

Thank you,

N. Thomas Kosarek, AIA  
Principal

**BarnesGromatzkyKosarekArchitects**  
1224 EAST 12<sup>th</sup> Street, Suite 320  
Austin, TX 78702



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**Allen, Amber**

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**From:** [REDACTED]  
**Sent:** Sunday, March 27, 2022 12:03 PM  
**To:** PAZ Preservation  
**Subject:** 1205 Alta Vista HR-2022-026102

\*\*\* External Email - Exercise Caution \*\*\*

Dear Commissioners,

I oppose the demolition of 1205 Alta Vista on the basis of its contributing status to our National Register District. I'm a resident of the district and worked long and hard to achieve it.

While it is not a landmark-worthy structure, it is still part of our neighborhood's history because it shows that we were/are a community that has always allowed for a variety of residents with different economic status. Rental properties' existence in the neighborhood is an element that has brought many interesting residents into our community. It has been that way until recently.

It DOES have community value in that regard. all our contributing structures obviously have value in terms of their relationship to their surrounding neighbors. They "contribute" to our story.

Even though I know I can't stop this demolition, I desperately hoping you can dissuade the owners from building this over-scaled, monolithic single-family residence. I would prefer to see multi-family here, if anything, as it is being demolished every month here, and replaced with double-lot sized single-family homes. This leads to the erasure and misrepresentation of our history.

Thank you!

Melanie Martinez

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