

To: Chair and Commissioners of the City of Austin Planning Commission; Ms. Sherri Sirwaitis  
CC: Mr. Andrew Rivera  
From: Nathalie Frensley, District 7  
Re: Item 18, C14-2022-0120 – 5003 Burnet Road, FOR Staff Recommendation to Rezone to CS-1-MU-V-CO-NP

Mr. Rivera – Could you please add this to backup for Item 18? Thank you very much.

Dear Chair and Commissioners of the Planning Commission –

Please support Ms. Sherri Sirwaitis' recommendation and the applicant's willingness to rezone the tenant space at 5003 Burnet Road from CS-MU-V-CO-NP to CS-1-MU-V-CO-NP, which will allow for package liquor sales only.

We deeply appreciate Ms. Sirwaitis' and the applicant's sensitivity to early neighborhood concerns that the tenant space at 5003 Burnet could become a bar now or in the future. For those commissioners unfamiliar with that locale, the commercial area is organically developing into a medical and social services district, bounded by family residential with three daycares and three schools, creating a community area in which a bar/lounge would be a very inappropriate use.

Ally Medical Emergency Room is approximately 2/3 of a mile to the north and Eye Physicians of Austin, which is adjacent to 5003 Burnet, anchor this emerging medical district. Eye Physicians of Austin is a major ophthalmological and surgical facility, with many patients. Within .5 miles, the Texas School for the Blind and Visually Disabled is a major state health facility and school and many of its adult clients live close by 5003 Burnet Road. Both Allandale and Brentwood Neighborhood associations had early concerns about a bar and potentially inebriated patrons in an area with one of the highest concentrations of visually disabled pedestrians in Austin.

There is additional context supporting Ms. Sirwaitis' staff recommendation for package liquor sales only. Other Social services/senior citizen support are in proximity to this property, including the Dyslexia-Orton Dyslexia Society (.5 miles), Austin Crisis Center (.5 miles), and an eldercare residential facility (.3 miles). Campaigns for People is only 528' away from 5003 Burnet. Other medical offices and services are also in proximity (.5-.2 miles), including three doctors' offices and ATX Primary Care. A doctor's office and an optometrist are each only 528' away from 5003 Burnet.

There are three daycares within 1500' of 5003 Burnet, and the Truelove Montessori and Huntington-Surrey High School are in close proximity. Please vote to support Ms. Sirwaitis' recommendation to rezone to CS-1-MU-V-CO-NP, which will allow for package liquor sales only.

Sincerely,

Nathalie Frensley

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