

From:
To: [Rhoades, Wendy](#)
Subject: Peaceful Hill Rezoning
Date: Sunday, December 4, 2022 4:40:19 PM

*** External Email - Exercise Caution ***

Wendy,

I'm writing on behalf of our adjacent neighbors just across South Boggy Creek.

When the new apartments were approved at 7400 South Congress just beside my home at 301 Blackberry, we were able to keep the entry and exit to those new buildings channeled out onto South Congress, and avoided having our Blackberry connected as a through street to Congress to provide a rear access.

I notice in the case of this new and otherwise similar apartment development just across the creek from us that Foremost is being planned as a through street in the name of "connectivity." It will completely change the existing character of the residential neighborhood if Foremost becomes a connector from Peaceful Hill all the way through to I-35.

Providing denser housing on public transit routes is a worthy goal, but changing the character of an existing neighborhood is a sacrilege, and should be avoided at all costs. The same is true of forcing an existing residential neighborhood to accept the presence of four story apartments towers over the current single story owner occupied private homes.

Connectivity and denser housing are worthwhile goals, but not in the context of ruining the quality of life of people who have invested years of their earnings in a quiet and calm existence that will be destroyed by this proposed new group of dense apartments.

Peaceful hill should be granted the same right to a deeply wooded set-back and no heavily traveled connector street that was afforded to our neighborhood just to the north of them by a few blocks.

Please, be considerate.

Thank you.

~Ed Miller

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From:
To: [Rhoades, Wendy](#)
Subject: Peaceful Hill Rezoning
Date: Sunday, December 4, 2022 4:45:21 PM

*** External Email - Exercise Caution ***

Hello Wendy,

I'm writing on behalf of our adjacent neighbors just across South Boggy Creek.

When the new apartments were approved at 7400 South Congress just beside my home at 301 Blackberry, we were able to keep the entry and exit to those new buildings channeled out onto South Congress, and avoided having our Blackberry connected as a through street to Congress to provide rear access.

I notice in the case of this new and otherwise similar apartment development just across the creek from us that Foremost is being planned as a through street in the name of "connectivity." It will completely change the existing character of the residential neighborhood if Foremost becomes a connector from Peaceful Hill all the way through to I-35.

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Connectivity and denser housing are worthwhile goals, but not in the context of ruining the quality of life of people who have invested years of their earnings in a quiet and calm existence that will be destroyed by this proposed new group of dense apartments.

Peaceful hill should be granted the same right to a deeply wooded set-back and no heavily traveled connector street that was afforded to our neighborhood just to the north of them by a few blocks.

Thank you.

Dot Aikman
Your Friendly Neighborhood Real Estate Broker
Sky Realty
512-633-5281

PUBLIC HEARING INFORMATION

This zoning/rezoning request will be reviewed and acted upon at two public hearings: before the Land Use Commission and the City Council. Although applicants and/or their agent(s) are expected to participate in a public hearing, you are not required to participate. This meeting will be conducted both online and in-person at which you will have the opportunity to speak FOR or AGAINST the proposed development or change. Contact the case manager for further information on how to participate in the public hearings. You may also contact a neighborhood or environmental organization that has expressed an interest in an application affecting your neighborhood.

Staff is conducting a pilot program to receive case-related comments online which can be accessed through this link or QR code:
<https://bit.ly/ATXZoningComment>



During its public hearing, the board or commission may postpone or continue an application's hearing to a later date or may evaluate the City staff's recommendation and public input forwarding its own recommendation to the City Council. 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.

During its public hearing, the City Council may grant or deny a zoning request or rezone the land to a less intensive zoning than requested but in no case will it grant a more intensive zoning.

However, in order to allow for mixed use development, the Council may add the MIXED USE (MU) COMBINING DISTRICT to certain commercial districts. The MU Combining District simply allows residential uses in addition to those uses already allowed in the seven commercial zoning districts. As a result, the MU Combining District allows the combination of office, retail, commercial, and residential uses within a single development.

For additional information on the City of Austin's land development process, visit our website: www.austintexas.gov/planning.

Written comments must be submitted to the board or commission (or the contact person listed on the notice) before the public hearing. Your comments should include the board or commission's name, the scheduled date of the public hearing, and 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 will be published online.

Case Number: C14-2021-0123
Contact: Wendy Rhoades, 512-974-7719
Public Hearing: December 6, 2022, Zoning and Platting Commission

Zane Schnantz
Your Name (please print)

I am in favor
 I object

7602 Loganberry Dr Austin, TX
Your address(es) affected by this application (optional)

[Handwritten Signature]
Signature

11/25/22
Date

Daytime Telephone (Optional):

Comments: Dittmar road is already dangerous as it is. It can not support any more traffic.

If you use this form to comment, it may be returned to:
City of Austin, Housing & Planning Department
Wendy Rhoades
P. O. Box 1088, Austin, TX 78767
Or email to:
wendy.rhoades@austintexas.gov