
Development on West Lynn and 12th Street - formerly Nau's area. We object to the

From City of Austin <[REDACTED]>

Date Tue 12/10/2024 11:33 PM

To Tomko, Jonathan <[REDACTED]>

You don't often get email from [REDACTED]. [Learn why this is important](#)

This message is from Margaret Lewis, And My Husband, David Heidmann. . [REDACTED]
]

We have lived near the corner for about 20 years. There are 3 case numbers: HR 24-150523, HR 24-150514 and C14-2024-0135. We are against any development higher than 2 stories. We are against any underground parking, which may cause problems with nearby properties. Clarksville is a lovely part of Austin with much history. 1-2 years ago there was constant noise for about a year with digging roads on and around 12th Street. It was horrible - noise and dirt. We do not want anything like that again. We fear the plans are like new buildings on Burnet Road, Lamar and all over Austin. We see what has happened to 6th Street lane closures with the Z-Tejas construction. West Lynn and 12th Streets are 2 lanes with businesses on the 4 corners, and more north/south on West Lynn. Matthew's School is nearby, creating traffic and walkers.

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: C14-2024-0135

Contact: Jonathan Tomko, 512-974-1057

Public Hearing: December 12, 2024, City Council

Brandon White

Your Name (please print)

I am in favor
 I object

1001 Eason St

Your address(es) affected by this application

Ph White

Signature

Dec 5, 2024

Date

Daytime Telephone: (512) 828-2849

Comments: 1. Neighborhood not designed for intended level of density.

2. Construction never ends or stays on schedule

3. Neighborhood already congested with construction traffic/park vehicle

4. Excessive noise, air pollution as a result of construction

5. Construction will result in road closures indefinitely while fees associated with road maintenance will remain the same

If you use this form to comment, it may be returned to: 6. taxes will rise

City of Austin

Planning Department

Jonathan Tomko

P. O. Box 1088

Austin, TX 78767-8810

Or email to:

jonathan.tomko@austintexas.gov

7. new businesses will not serve the neighborhood as the current ones do not.

8. new housing will always cost more than existing housing