

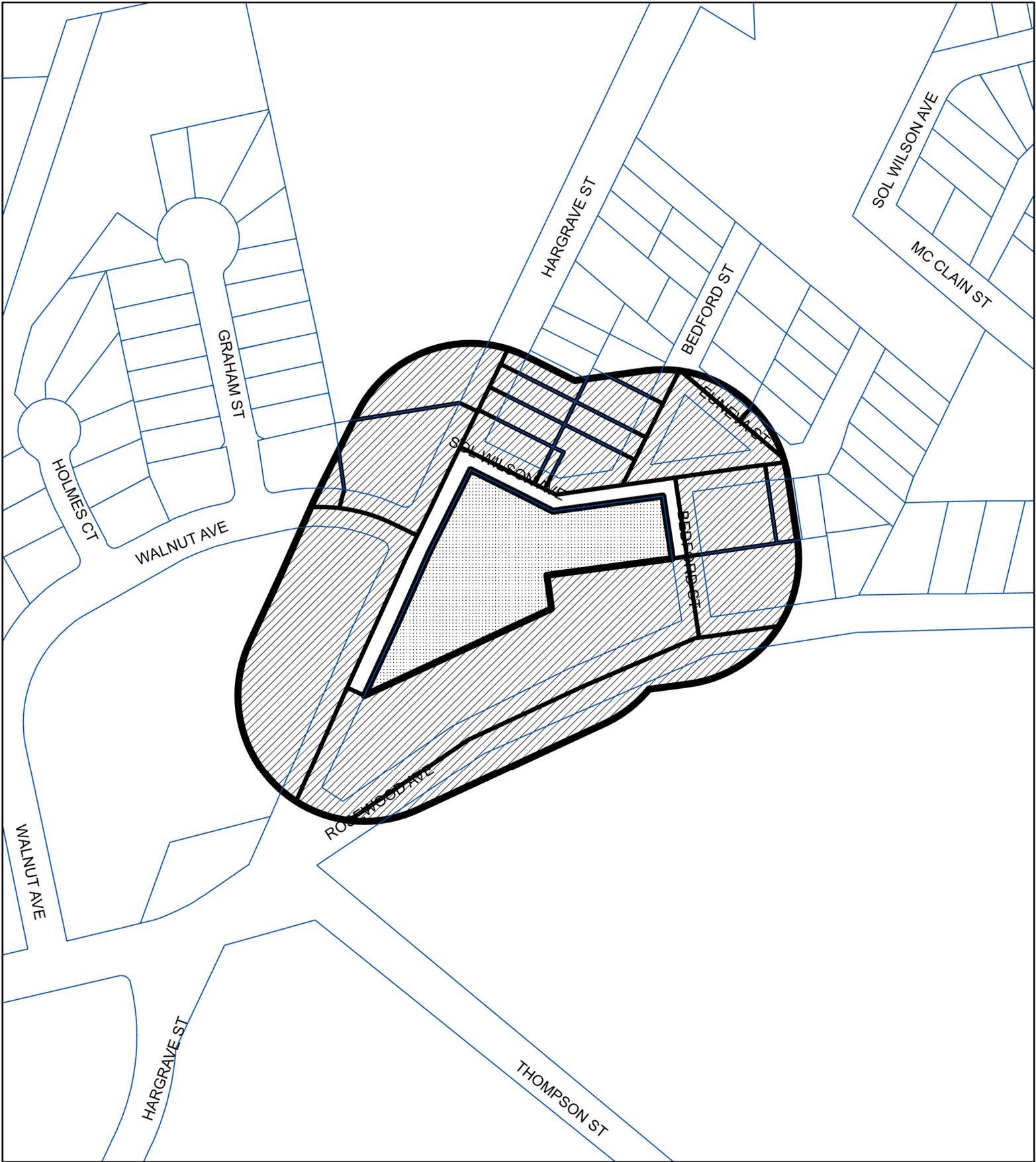
Case Number:  
**C14-2025-0049**

## PETITION

Date: 10/22/2025  
 Total Square Footage of Buffer: 398554.3259  
 Percentage of Square Footage Owned by Petitioners Within Buffer: 5.01%

Calculation: The total square footage is calculated by taking the sum of the area of all TCAD Parcels with valid signatures including one-half of the adjacent right-of-way that fall within 200 feet of the subject tract. Parcels that do not fall within the 200 foot buffer are not used for calculation. When a parcel intersects the edge of the buffer, only the portion of the parcel that falls within the buffer is used. The area of the buffer does not include the subject tract.

TCAD ID	Address	Owner	Signature	Petition Area	Percent
0208120457	1180 SOL WILSON AVE 78702	ARRAMBIDE ALEXANDER	yes	1754.19	0.44%
0209130201	2500 ROSEWOOD AVE 78702	AUSTIN ONE REAL ESTATE LLC	no	20956.25	0.00%
0208120454	1170 BEDFORD ST 78702	BARKER KIMBERLY	yes	9303.61	2.33%
0208120460	SOL WILSON AVE 78702	BARKER KIMBERLY	yes	1196.25	0.30%
0208120404	1177 HARGRAVE ST 78702	BEARD KEVIN	no	3958.19	0.00%
0208120444	1181 BEDFORD ST 78702	BENTZ DARREN PATRICK	yes	2730.53	0.69%
0208120463	1167 BEDFORD ST 78702	BFIL V2 LLC	no	18084.60	0.00%
0208120824	HARGRAVE ST 78702	CITY OF AUSTIN	no	17228.99	0.00%
0208120701	2334 ROSEWOOD AVE 78702	CITY OF AUSTIN	no	69504.49	0.00%
0208120432	2507 SOL WILSON AVE 78702	CLONINGER AARON L & MARY K PETROVICH	no	4092.11	0.00%
0208120402	1171 1/2 HARGRAVE ST 78702	DEKATONA GEORGIA JULIE S & MATTHEW ELY YOUNG	no	5317.38	0.00%
0208122101	BEDFORD ST AUSTIN 78702	GUARDIAN CUSTOM HOME BUILDERS LLC	no	7193.45	0.00%
0208120403	1173 HARGRAVE ST 78702	HENAULT ZACHARY ALAN	no	5325.12	0.00%
0207130201	905 BEDFORD ST 78702	HOUSING AUTHORITY OF AUSTIN AUSTIN	no	40415.03	0.00%
0208120502	2500 SOL WILSON AVE 78702	MECHEM RODERICK S	no	22015.40	0.00%
0208120827	1161 GRAHAM ST 78702	MEDDERS BOBBIE	no	2411.94	0.00%
0208120462	1172 BEDFORD ST 78702	NOEL TAMMY & DALE	yes	4981.05	1.25%
0208120451	1176 BEDFORD ST 78702	PARKER TINA	no	3087.59	0.00%
0208120405	1179 HARGRAVE ST 78702	PATTERSON IRENE	no	0.01	0.00%
0208120401	1171 HARGRAVE ST 78702	SCALES VIRGINIA	no	8595.91	0.00%
0208120838	1160 HARGRAVE ST 78702	ST LUKE MISSIONARY BAPTIST	no	29308.02	0.00%
0208120601	2406 ROSEWOOD AVE 78702	TEXANS CAN	no	97519.02	0.00%
<b>Total</b>				<b>374979.14</b>	<b>5.01%</b>



N



BUFFER

PROPERTY\_OWNER

SUBJECT\_TRACT

### PETITION

Case#: C14-2025-0049



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by the Austin Planning for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.

1:2,400

# PETITION

Date: October 19, 2025

File Number: C14-2025-0049

Address of Rezoning Request: 1169 Hargrave, 1159 1/2 Hargrave Street, 1169 Hargrave Street, 2407 1/2 Sol Wilson Avenue

To: Austin City Council

We, the undersigned owners of property affected by the requested zoning change described in the referenced file, do hereby protest against any change of the Land Development Code which would zone the eastern side of the property to any classification other than SF-3-NP.

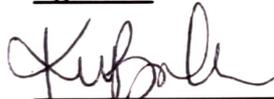
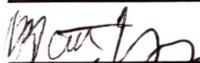
The application to rezone the property from SF-3-NP to CS-MU-CO-NP is inappropriate since it pushes commercial use into a neighborhood of single-family residences, is along two low-capacity, ASMP Level 1 dead-end streets, and is unbalanced with adjacent zoning.

Further, rezoning is not necessary for the planned development of housing in this area as reported in the initial virtual public meeting and subsequent meetings with the applicant. We are supportive of building housing where currently zoned for housing and want it to incorporate affordable housing.

Signature

Printed Name

Address

	Kim Barker	1170 Bed Rd St, Austin 78702
	Clarence Barton	1171 Hargrave
	MATTHEW YOUNG	1171 1/2 Hargrave St, <sup>AUST</sup> 78702
	MARIA LOPEZ	1181 Hargrave St, 78702
	Scott Oline	1181 1/2 Hargrave St, 78702
	Samuel Gollob	1183 Hargrave St A, 78702
	Celena Bentone	1183 Hargrave St A, 78702
	Naomi Jack	1185 Hargrave St <sup>AUST</sup> 78702
	James Hubby	1185 1/2 Hargrave <sup>ST</sup> <sup>ATX</sup> 78702

Date: 10/19/2025

Contact Name: Kim Barker

Phone Number: 512-626-7270

# PETITION

Date: October 19, 2025

File Number: C14-2025-0049

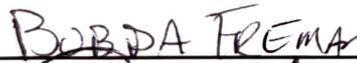
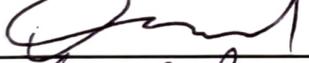
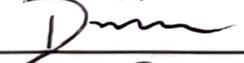
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<u>Signature</u>	<u>Printed Name</u>	<u>Address</u>
		
		1171 HARGRAVE ST.
	DALE NELL	1172 Bedford St.
	Tommy Noel	1172 Bedford St.
	Alex Avoumbid	118 Bedford St.
	Elizabeth de la Cruz	1184 Bedford St.
	DARREN BENTZ	1181 BEDFORD ST.
	Taylor Higgins	1184 1/2 Sol Wilson Ave
	Brent Chaffin	2503 Rosewood Apt 601
	AUBREY WILFORD	2503 ROSEWOOD APT 605

Date: 10/20/2025

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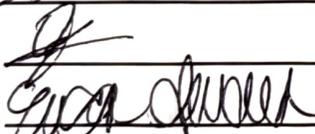
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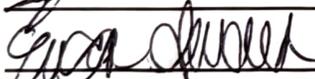
Alex Crochran

1181 1/2 Sol Wilson Ave. 78702

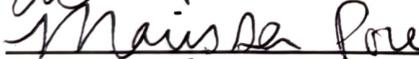


Daniela Lopez

1185 Sol Wilson



Erica Shook



Marissa Pore

1180 1/2 Sol Wilson Ave 78702



Lukas McLeary

2500 Sol Wilson Ave

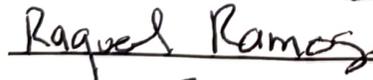


Artemiza Scott

2421 Rosewood Ave 78702



Jonathan Garcia



Date: 10/20/2025

Contact Name: Kim Barker

Phone Number: 512-626-7270

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Signature

Printed Name

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Address

<u>[Signature]</u>	<u>Chun H Bell</u>	<u>2401 Rosewood, 1103</u>
<u>[Signature]</u>	<u>Alfonso Rodriguez</u>	<u>907 Thompson Street 5602</u>
<u>[Signature]</u>	<u>Monica Valdez</u>	<u>907 Thompson St.</u>
<u>[Signature]</u>	<u>[Signature]</u>	<u>907 Thompson St Apt 504</u>
<u>[Signature]</u>	<u>Bobbie January</u>	<u>1181 1/2 Hargrave St</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

Date: 10/20/2025

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Printed Name

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<u>Charles Barton</u>	<u>Janet Maciel</u>	<u>1303</u>
<u>Janet Maciel</u>	<u>Janet Maciel</u>	<u>904 Bedford St 1304 (78702)</u>

Date: 10/20/2025

Contact Name: Kim Barker

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Signature

Printed Name

Address

Brittany Lovato      Brittany Lovato      907 Thompson St #5803, 78702

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Date: 10/20/2025

Contact Name: Kim Barker

Phone Number: 512-626-7270