

Andreea D. Udrea

From: Henry Billingsley
Sent: Thursday, March 02, 2017 11:19 AM
To: Andreea D. Udrea
Subject: Zoning Case No. 17-ZA-01 - Opposition

OUTSIDE OF THE
NOTIFICATION
AREA

Andreea,

As a property owner near this project I would like to oppose zoning case No. 17-ZA-01. I feel that this is not the appropriate use for the property, and upon looking at the renderings we believe that the brick to stucco ratio, is too low on the brick side.

Regards,
*Henry Billingsley

Henry Billingsley

Partner

Billingsley Company | 1722 Routh Street, Suite 770 | Dallas, TX 75201 | 214-270-0990
[REDACTED]

The logo consists of a solid blue rectangle with the word "Billingsley" in white, serif font, centered within the rectangle.

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Andreea D. Udrea

From: John Beasley <[\[redacted\]](#)>
Sent: Monday, February 27, 2017 9:17 AM
To: Andreea D. Udrea
Subject: Zoning Change for 13145 Hutton - 2.4 acre property

OUTSIDE
OF THE
NOTIFICATION
AREA

I heard over the weekend that this property, has a zoning change request in process that would allow 32 Townhouses to be built fronting on 13145 Hutton. I wish to express our strong opposition to this change.

I purchased our headquarters property one block away from this address with the long term understanding that this area would be specifically used for business uses. We already have a very large planned unit development in the works two blocks south of us including the Brickyard Apartments and a much larger town house development in Mercer Crossing at Luna's intersection with I-635. On street parking at the Brickyard is already a problem for normal commercial deliveries as well as ingress and egress from our commercial neighborhood.

Thirty- two townhouses on 2 acres will generate continuous parking on the street issues in our neighborhood as well as create security issues for our businesses. We already have a pending problem with the change in zoning allowing a 600 member church construction on the Academy Lane property. This will only make a bad situation worse, generating enforcement issues for Farmers Branch police and the local commercial property owners.

I urge you to deny this zoning change and keep the potential for commercial development in place.

Concerned,

John Beasley, Manager

HYDROTEX HQ, LLC

12920 Senlac, Farmers Branch, Texas 75234

Andreea D. Udrea

From: David Dozier (DFW)
Sent: Monday, February 27, 2017 3:12 PM
To: Andreea D. Udrea
Subject: Opposition to Zoning Case NO 17-ZA-01
Attachments: 1384_001.pdf

OUTSIDE
OF THE
NOTIFICATION
AREA

Andreea:

I am the new owner of the property located at 12900 Senlac Dr. I was notified of the zoning request by P-Custom Homes for the property at 13145 Hutton Street. We are very much opposed to this. We operate as an industrial distributor. This area is zoned for ³commerce² and we will operating large trucks everyday in this area. This area is not suited or designed for residential or multi-family usage. I feel the city would be taking undo risk by allowing residents to co-exist in an industrial park.

I feel there are safety concerns, parking and traffic issues. I also feel this will devalue my property. I would have NEVER purchased a building to operate my business knowing there would be a zoning change to this business park making it more or less residential.

David Dozier

Light Investments, LP
Managing Partner
(682) 647-2113 direct
[REDACTED]

On 2/27/17, 2:56 PM, [REDACTED]
wrote:

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