

## Appeal to City Council

To: City Secretary  
College Station

Re: Appomattox opening/A&M Church of Christ Conditional Use Permit

The undersigned hereby appeal the decision made by the College Station Planning and Zoning Commission on June 7, 2001 regarding the plan to open Appomattox Drive for use of the A&M Church of Christ.

Under the College Station Comprehensive Plan and the East Bypass plan, the following recommendations are noted:

1. Land Use Goal #3 objective 3.1: College Station should continue to protect the integrity of residential areas by minimizing intrusive and incompatible land uses and densities
2. Land Use Goal #8 objective 8.6: College Station should designate the East Bypass from Harvey Road to Graham as a special district to protect existing and future residential developments from adjacent incompatible uses.
3. Transportation Goal #5 objective 5.2: College Station should continue to encourage that new developments be designed to minimize cut-through traffic, especially in residential neighborhoods and pedestrian areas such as Eastgate/College Hills, the East Bypass neighborhoods and Southside.
4. The College Station Staff recommendation was that Appomattox not be opened. It is noted that the role of Appomattox as a "collector" street was deleted from the Thoroughfare Plan by Council action in 1997.

We note that the opening of Appomattox to the through traffic created by the A&M Church of Christ will be in violation of all of the above recommendations. It is on the basis of these noted violations that we believe that an injustice has been created, and errors in decision-making were made by the Planning and Zoning Commission as evidenced by the vote to open Appomattox.

We also wish to state that we do not object to the presence of A&M Church of Christ at 2475 Earl Rudder. Our objection is to the opening of Appomattox to intrusive mixed traffic.

We hereby appeal the decision of the College Station Planning and Zoning Commission to the College Station City Council and ask for reconsideration, namely to keep Appomattox closed to non-residential traffic as per the City of College Station Comprehensive Plan and the East Bypass Plan.

CC: Tom Bryner  
Jim Callaway  
Lynn McElhenny

Appeal Applicants

*Carla Young*

Carla Young  
Raintree Neighborhood Association Officer  
2711 Redhill, College Station

*Rose Lewis*

Rose Lewis  
Raintree Neighborhood Association Treasurer  
7802 Appomattox, College Station

*Amy Tremblay*

Amy Tremblay  
Raintree Neighborhood Association Officer  
2715 Wilderness North, College Station

*Sherry Ellison*

Sherry Ellison  
East Bypass Plan Team Member/Windwood Resident  
2705 Brookway Dr., College Station

*Patty Kimball*

Patty Kimball  
East Bypass Plan Team Member/Raintree Resident  
2509 Savannah Circle, College Station

*Joseph L. Byrne Pres. Windwood Neighborhood Assoc. - WHA Phase VII*

Joseph L. Byrne  
East Bypass Plan Team Member/Windwood Resident  
2608 Wingate Circle, College Station

*Jan Pfannstiel*

Jan Pfannstiel and Daniel M. Pfannstiel  
East Bypass Plan Team Member/Emerald Forest Resident  
8710 Greenleaf, College Station

*Anthony Reeder*

R. Anthony Reeder  
Raintree Resident  
Appomattox, College Station

*Rhonda Long*

Rhonda Long  
Raintree Resident  
Appomattox, College Station

*Gerald Roop*

Gerald Roop  
Raintree Resident  
8104 Butler Ridge, College Station

*Blenda L Baker*

Bob and Glenda Baker  
East Bypass Plan Team Members/Raintree Residents  
2806 Manassas, College Station

# PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

Risa Lippa	2506 Sumter Dr.	693-2712
Dina Lopez	2507 Sumter Dr.	696-6782
Jan Lee	2505 SUMTER DR.	693-9427
Sandra Nash	2509 Sumter	764-6081
Gary Ives	2508 Sumter	696-7148
Georgia Hogan	2513 Sumter	693-2663
John A. Clark	2514 Sumter	845-0495
ANNE E. Roberts	2504 Sumter	764-7976
Sue Mortashed	2503 Sumter	<del>764</del> 694-1885
Angela Privas	2501 Sumter	764-6442
Chris Cunningham	2502 Sumter Dr	764-9090
Lee Fausky	2510 Sumter Dr.	695-0578
Sarah Mathis	2512 Sumter	695-2778
Jan Stary	2515 Sumter	696-2-920
Bill Thomas	2511 Sumter	764-1831

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## PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

- ① Bob L Ottwood 7804 Appomattox
- ② Rose & Randy Lewis 7802 Appomattox
- ③ Lori & Tony Reeder 7803 Appomattox
- ④ Winfred & Theresa Pittman 7724 Appomattox
- ⑤ Thonda & Gary Long 7805 Appomattox
- ⑥ Cileen Nixon & Phillip Nixon 7806 Appomattox
- ⑦ Dorothy Lupton 2401 Raintree Drive.
- ⑧ Bryan & Roy Childers 2501 Raintree Drive
- ⑨ Sherri Kieps 7807 Appomattox Dr.
- ⑩ Charles R. Hamilton 7714 Appomattox Dr.
- ⑪ Diana Burrell 2606 Cumberland Ct.
- ⑫ Jaclyn Burrell 2606 Cumberland Ct

# PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

Raul Gonzalez 2715 Redhill  
Lula Young 2711 Redhill  
Kathy Fink 2700 Red Hill  
Dennis Fink 2700 Red Hill Dr.  
G. F. Fink 2710 Red Hill  
Ann Keverdick 2709 Red Hill Dr.  
Marian E. Sukm 2712 Redhill Dr.  
Gret H. Sukm 2712 Redhill Dr.  
Gerald C. Loop 8104 BUTLER RIDGE 696-4321  
Suevely Lawless 2505 Yorktown Ct.  
Suevely Lawless 2505 YORKTOWN CT  
Patricia P. Thomas 2543 Merriman Ct.  
Ernestine Culla 8120 Butler Ridge  
Edward J. Corri 8201 Raintree Dr.

# PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

Megan Bright, 7701 Sherman Ct  
Guth Bright 7701 SHERMAN Ct.  
Jim [unclear] 7706 Sherman Ct.  
Jaime Sobell 7704 Sherman Ct.  
Boyd Sobell RV 7704 SHERMAN CT  
C. White 7705 Sherman Ct  
Wendy Gust 7705 SHERMAN Ct  
Mark [unclear] 7708 Sherman Ct.  
Cindy [unclear] 7708 Sherman Ct.

# PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

Amy + Joe Frensbly 2715 Wilderness N. 764-4098  
Sherry Scarborough 2712 Wilderness Drive North 694-2496  
Chris and Roxanne Boyer 2702 Wilderness N 695-9826  
Ken & Rollyn Carlson 2604 Wilderness Dr. N 694-9776  
KTCRBC@aol.com  
Rosemary Hardin 2602 Wilderness Dr N 696-5127  
Henry Finch 2605 Wilderness U  
Liz Finch 2605 Wilderness U  
Deanne Head 2601 Wilderness Dr N 255-4805  
Vj Bice 2607 Wilderness Dr N 324-0426  
Melinda James 2703 Wilderness North 764-7332  
Lyni Human 2705 Wilderness Dr 485-0812  
Debbie Thomas 2709 Wilderness Dr 696-3184  
Mats P... 2713 Wilderness Dr N 676-2895  
Joy Hove 2716 Wilderness Dr N 764-7757  
Bany Langley 2714 Wilderness Dr N 764-5997  
Wendy L... 2714 N. Wilderness Dr. 764-5997  
Diana Watter 2708 N. Wilderness Dr 693-1768  
Bernice & William Davis 2604 Ashley Ct. 764-7791

# PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

<u>Name</u>	<u>Address</u>	<u>Phone</u>
Gen. St. Short, Jr	2505 Monitor Ct	694-1203
David T. West	2506 Monitor Ct	764-2886
James M. Chandler	2500 Monitor Ct.	696-9258
J. C. [unclear]	2503 Monitor Ct.	764-9549
Miguel [unclear]	2511 Monitor Ct	696-5841
Toby Williams	2504 Monitor Ct.	694-6580
Sue Williams	2504 Monitor Ct	694-6580
Brenda L. Zell	2570 Monitor Ct.	696-6678
W. [unclear]	2509 Monitor Ct	693-3640
Cody L. Warring	2513 Monitor Ct	575-5971
Karen Boswell	2501 Monitor Ct	694-3453

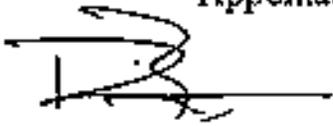
# PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

Juan A. Bowman	2513 Merrimac Cr	77845
Anna R. Hickson	2500 Central PK #2308	77840
Reed Hickson	2500 Central PK In #2308	77840
Camille Hickson	2900 Coronado	77845
TRIS WHITMAN	2508 MERRIMAC	77845
Michelle Sawyer	2512 Merrimac	77845
Elizabeth R. Henderson	2507 Merrimac	77845
Karen Youngblood	2505 Merrimac	77845
Richard Thomas	2503 Merrimac	77845
Bonnie Bondell	2501 Merrimac	77845
D.B. !!	2501 Merrimac!!	77845
Cheryl Hanks	2500 Merrimac	77845
Brimmings	2500 Merrimac	4
Cassie Hanks	Same as above	5
Marilyn Reut	2510 Merrimac	77845
Steve Purley	2511 Merrimac	77845

# PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

-  ROBERT W. BAKER / 2806 MANASSAS CT, CS.
- Glenda Baker / Glenda L. Baker / 2806 Manassas, C.S.
- Dina Gescher / DAVIO GRESCHER / (979) 764-8570
- Time Thompson / Time Thompson / 2801 MANASSAS, CS.
-  TYLER THOMPSON / 2800 Manassas, CS
-  TYLER THOMPSON / 2800 Manassas, CS
- Ellen Gescher / Ellen Gescher / 2801 Manassas Ct. CS.
- F. F. McDermott / P.F. McDERMOTT / 2804 MANASSAS CT. CS.
- Jackie McDermott / Jackie McDermott / 2804 Manassas Ct. CS.
- Jim Riddle / JIM RIDDLE / 2805 MANASSAS CT, CS.
- Phyllis Riddle / Phyllis Riddle / 2805 Manassas Ct. CS.

### PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south, for access to the adjoining property:

Antietam - Charleston

Daniel Fano

2507 Antietam

Laura K. Romo

Eleanor Owens

5000 Charleston

Robert Owens

Mark Lee Brown

Madzi Brown

Steven M. Richards

Arline V. Richards

Ben C. Hiss

Antietam

Bi DRY

Ruby Striker

Niane Graham

Tim Sweeney

Broth Long

# PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

*Eric [unclear]*

*Alie Nahn*

*Diak Danson*

*Bectre Mfundine*

*D. [unclear]*

*Calico Ct*

*Calico Ct*

*Calico Ct*

*Calico Ct*

*Calico Ct*

PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

MARC CHALOUPEK *Marc Chaloupek* 7805 STONEWALL CT.

GLENN KNOTT *Glenn Knott* 2300 Raintree

Jim McCall *Jim McCall* 7804 Stonewall Ct

LORETTA + VANESA  
Felderkhoff *Loretta Felderkhoff* 2218 Raintree

STEVE BISHOP *Steve Bishop* 7806 STONEWALL CT.

Dennis Cook *Dennis Cook* 7808 Stonewall Ct

# PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

Cody L. Warring 2513 Mentor  
Bridget & Louisa 2400 Raintree Dr.  
Mary & Ozzie Kuban 2306 Raintree Dr.  
John 2606 Vicksburg Ct.  
Cyd Mullins 2514 Merrimac  
James Chad Mullins 2514 Merrimac  
Lori Mote / Kai Co 2704 Wilderness Dr.  
Alice Nelson 2504 Antietam Dr.  
Bob & Ellie Owens 8000 Charleston Ct.  
Stuart M. Kish 3001 Charleston, Ct.  
Kevin & Kathleen Phillips 2607 Cumberland Ct.

### PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

*Barbara D. [Signature]*

8102 Butler Ridge Dr.

*Keith [Signature]*

8108 Butler Ridge Dr

*Wynne [Signature]*

8122 BUTLER RIDGE DR.

*[Signature]*

CAMP LEAVY 8211 BUTLER RIDGE DR

## PETITION

As a resident of the Raintree subdivision, I oppose opening/extending Appomattox to the south for access to the adjoining property:

Kate Andrews + Larry Gulre 2504 Yorktown

Tail Lewis + Brian Lewis 2502 Yorktown

Dzelle Fuedecke 2507 Yorktown Ct.

Rick + Barbara Simmons 2501 Yorktown Ct.

Rebekah + Derek Cox 2507 Yorktown Ct.

Dear Commissioners,

Attached to this letter is a petition signed by residents of Raintree subdivision who oppose the opening of Appomattox to the South.

There is a great amount of concern, even though it might have not been as evident at the first meeting on May 17<sup>th</sup> where the A&M Church of Christ's request for a conditional use permit was tabled. The church mentioned at that May 17<sup>th</sup> public hearing for this issue that there was a low turnout at the meeting they had for us neighbors to show us their plan and answer questions. This low turnout was due to the fact that Mr. Duncum called me the afternoon of the meeting and asked to change the time from 7:00 to 5:30. I was not able to notify everyone in the neighborhood about this change.

Under usual circumstances, the contact person for the Neighborhood Association is notified of the public hearings affecting their areas, in addition to the 200ft notification list, but for this past meeting the Raintree Neighborhood Association was left off the list. I, as the contact person, did not know about the Public Hearing until 3 days before, and though I did my best to get the word out, it was not possible to notify all 283 homes in the neighborhood.

I did, however, receive notification about this June 7<sup>th</sup> meeting, and though I am not able to attend, wanted the Commission know that there is a large amount of concern over this issue and we managed to get petitions down most streets over the past week to show the level of concern and opposition to opening Appomattox. There were several streets that we just didn't have time to cover, but for the streets that our neighbors did cover everyone signed in opposition (other than the people that were not home). There was not one person that I know of that was in agreement with opening Appomattox. There are signatures from 121 homes out of a total of 283 in the neighborhood (a total of 160 individual signatures). Those that did not sign were not home or able to be contacted.

We have many concerns about the opening of Appomattox including the following:

The East Bypass Plan stresses preserving the nature and integrity of existing neighborhoods. We feel this plan to open Appomattox will compromise both the nature and integrity of Raintree. Those of us that served on the East Bypass Planning Team feel very strongly about this issue and those feelings steered a majority of our decisions about the plan.

All church members (1200 members now, with estimated future membership of 2000) entering from the north or west would use Appomattox to avoid going to Emerald Parkway and back. Note that the Emerald Parkway route does have an easy U-turn lane.

The big turn on Raintree Drive means people leaving lower Raintree might not see the congestion in time (might this require a future stoplight at Appomattox?).

Residents on Appomattox all said they moved there because of the quiet neighborhood. Opening Appomattox forces a major change in neighborhood lifestyle. Because of the plan for various schools (a 2-day preschool is already in operation) and activities at the church, dense traffic will occur more often than just Wednesdays and Sundays. Other churches in this area have not needed access to local neighborhoods. (Why not add a stoplight and/or a turn lane at the frontage road entrance?) While most Raintree residents view the church as a desirable neighbor, most do not want Appomattox opened. "Good fences make good neighbors."

Concerns about where the overflow parking would be during big events that draw church members as well as guests are prevalent among those living adjacent to the property. That overflow is not likely to be out on the bypass, but along Appomattox and Raintree Drive. Is the planned parking (600 spaces) enough to handle such events and standard church services when full?

We respectfully submit these concerns and petitions opposing the opening of Appomattox. Thank you for your time and consideration.

Carla Young  
Co-President, Raintree Neighborhood Association  
2711 Redhill  
College Station, TX 77845  
693-2757