

West Austin Neighborhood Group (WANG)  
4 March 2026

The WANG Board of Directors (BoD) came together just after 6pm at the clubhouse of Lions Municipal Golf Course. BoD members in attendance were Joyce Basciano, Holly Reed, George Edwards, Cathy Kyle, David Bolduc, Darcy Gardiner, Craig Lill and Blake Tollett. Cathy led our discussion. Guests visiting with us were Roy Adell, Sara Madera, Susan & Neil Pascoe, Joe Bennett and Lynn Boswell, Austin Independent School District (AISD) Trustee District 5.

We began with **Neighbor Communications**:

- Neighbor Jennifer Modesett had reached out to us about the presence of a commercial Short-Term Rental (STR) near her. Unfortunately, the city claims state legislation prevents strict oversight of commercial STRs so they don't really have any restrictions other than registration and spacing requirements. This is an old problem for residential use districts. One suggestion being explored is using private lawsuits to enforce deed restrictions prohibiting commercial use on a lot.
- Neighbor Roy Adell talked with us again about motorized bicycles being used by children. These are basically underpowered motorcycles, and to operate one you might have to wear a helmet but you do not need any training in use or a governmental license. The onus here, if any, is on the parents who purchase them for their children and allow them to operate them on city streets.
- Austin High School is in the process of replacing its grass playing field. Once finished, the field and track will be open for public use, but again, please, no dogs or other pets allowed, on or off leash.

Going off agenda, we turned to **Land Matters**:

- Casis Shopping Center, through its tenant Zed's Ice Cream, is in the process of asking for a variance to the city code prohibition of selling beer and wine within 300 feet of a public school. Trustee Boswell related to us that through long-standing precedent, the school district is on record of opposing these requests. The neighborhood association and close-by neighbors will be informed and allowed to comment on the application if it goes forward.
- The Girls School of Austin (GSA) continues with their application for an expansion of their current site plan and the initiation of a revised Conditional Use Permit (CUP) to incorporate their expansion agenda. There will be more classroom and auxiliary uses as a result of the expansion, and they are wanting to expand the school's enrollment from a maximum of 150 students under their current CUP to a maximum of 200 students along with the necessary staff increase to accommodate the new students. Our understanding of the concerns of their neighbors is not to the use of the property as a school. What is concerning is onsite parking capacity along with the traffic generated by drop-off and pick-up of the students. The neighbors have given to the school's land plan advocates a conceptual design that would go towards addressing their concerns, but there has been no acceptance of the comments. The school's position appears to be that their proposed site plan meets the city's requirements without modification. The site plan will be approved

administratively and the CUP will be discussed at public hearings before the Planning Commission and City Council. It should be noted that regardless of mutually agreed upon commitments incorporated into a CUP, our understanding is the city does not enforce the commitments. Enforcement will require private litigation.

Returning to the agenda, under **New Business**, Craig promoted his church's blood drive coming up on 12 April. Information and direction to time slot appointments to donate can be found through our website or on the website of Tarrytown United Methodist Church under Events.

Under **Communications**:

- Our monthly electronic newsletter in February received 1,600 hits. A big story was the rededication of West Enfield Park into Don Baylor Park.
- Our website is continually being updated and added to.

Under **Membership** and **Transportation**, there were no new reports.

Under **Austin Neighborhoods Council**, David reported that there is strong concern over AISD's program of decommissioning campuses and selling the underlying land for sometimes intense development. These campuses were initially located within residential neighborhoods so as to serve their near-by community. Limited to low density residential redevelopment with provisions for work force housing components would be more acceptable to neighbors and address the "missing middle" rather than high-end high density residential developments. A recent push to add advertising signage to bus stops, advertising linked to facial recognition to customize content, was also viewed with alarm. The upcoming city bond process was also discussed.

Under **Treasurer's Report**, George tells us we are in very solid shape.

Under **Old Business**, Holly reported that the Muni Cup will be held at Lion's Municipal on May 8<sup>th</sup> with the concurrent 19<sup>th</sup> Hole Party later that evening. The big Muni Gala will be again at the ACL Live venue with this year's event scheduled for September 10<sup>th</sup>.

We set our next meeting date on Wednesday 8 April at the Howson Library beginning at 6pm. And then we adjourned.

Blake Tollett, Secretary  
WANG