



November 11, 2014

City of Fort Worth
Attorney's Office
1000 Throckmorton Street
Fort Worth, Texas 76102
Attn: Sarah Fullenwider

Re: 2533 Wayside Avenue

Dear Ms. Fullenwider:

HGC Development is writing to appeal the City's refusal to process a requested building permit for 2533 Wayside Drive, Fort Worth, Texas.

HGC, through Bureau Veritas, properly attempted to file an application for a building permit before the moratorium was passed. The application was presented to the City of Fort Worth for processing on October 20, 2014. The City refused to accept the application because additional documents were demanded. The requested documents pertained to an NEZ waiver. The NEZ waiver is not required for permitting. This document has never held up the processing of an HGC application and has been allowed to be supplemented.

Typically, HGC has had the ability to amend permits acceptable for processing, but prior to the City's issuance.

The NEZ waiver was signed by the property owner and Bureau Veritas tried to resubmit the permit application. The City then required an authorization showing Bureau Veritas had authority to file the waiver/application. The property owner was not requesting any relief under the NEZ program and in good faith was trying to comply with the City's demands. We feel that the City of Fort Worth should have followed its customary procedure, accepted the application for processing, and allowed supplementation, if needed.

The moratorium is a substantial infringement of our client's legal rights. Our client has a right to build a residential home on his property. The overlay does not concern residential building but rather use of properties by their owners. So, the overbroad blanket moratorium on issuing permits to build residential homes precludes our client from timely exercising his legal rights at a substantial financial cost. The moratorium further punishes him because it substantially affects the price a buyer might presently pay for the property during the moratorium.

It is very important that this application be processed as our client has a great deal of time and money invested in this property, and the moratorium has created a substantial financial hardship.

Respectfully,

A handwritten signature in black ink, appearing to read "Karl E. Hahnfeld", is written over a horizontal line.

Karl E. Hahnfeld

P 817.336.5172
F 817.336.5172

200 Bailey Avenue, Suite 309
Fort Worth Texas 76107



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Respectfully,

A handwritten signature in black ink, appearing to read "Gopinath Ramaseshan", is written over a horizontal line.

Gopinath Ramaseshan

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F 817.336.5172

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