

ORDINANCE NO.

AN ORDINANCE AMENDING ORDINANCE NO. 20090312-035 AND AMENDING THE REGULATING PLAN FOR THE NORTH BURNET/GATEWAY ZONING DISTRICT TO ALLOW THE CONTINUATION OF CERTAIN LIMITED INDUSTRIAL SERVICES USES IN AN AREA OF THE NEIGHBORHOOD RESIDENTIAL AND NEIGHBORHOOD MIXED USE SUBDISTRICTS.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. Ordinance No. 20090312-035 is amended to amend the table in Section 2.3.1. (*Land Applicability*) of the Regulating Plan for the North Burnet/Gateway Zoning District is amended to read:

Standard	Applies if the NBG Subdistrict is:						Applies if the Adjacent Street is:				Applies to the following:
	TOD	CMU	NMU	NR	WMU	CI	CTC	PPC	UR	HWY	
Section 2.3 North Burnet/Gateway Subdistricts	●	●	●	●	●	●	●	●	●	●	All development. For the area indicated in Figure 1-6, see Section 2.3.3 for applicability of land use standards.

PART 2. Ordinance No. 20090312-035 is amended to amend Section 2.3.3. (*Land Use Summary Table*) of the Regulating Plan for the North Burnet/Gateway Zoning District to read:

2.3.3. Land Use Summary Table

A. Except as provided in Subsection B, the [The] Land Use Summary Table in Figure 2-1 establishes the permitted, conditional, and prohibited uses according to NBG Subdistrict and any additional regulations that apply to a particular use in a specific subdistrict.

B. For the area indicated in Figure 1-6:

1. For development authorized by a site plan submitted on or after March 23, 2009, the land use standards in the Land Use Summary Table apply.
2. For all other existing development, the permitted, conditional and prohibited land use regulations of the Limited Industrial Services (LI) zoning district under LDC Section 25-2-491 (*Permitted, Conditional, and Prohibited Uses*) apply, with the following exceptions:

a. The following uses are prohibited:

Agricultural Sales and Services
Bail Bond Services
Campground
Drop off Recycling Collection Facility
Equipment Sales
Exterminating Services
Monument Retail Sales
Outdoor Entertainment
Outdoor Sports and Recreation
Scrap and Salvage
Vehicle Storage
Basic Industry
General Warehousing and Distribution
Recycling Center
Resource Extraction
Community Events
Railroad Facilities
Automotive Washing
Equipment Repair Services
Laundry Services
Maintenance and Service Facilities

b. The following uses are permitted, with conditions:

Construction Sales and Services: permitted if the use is operated in an enclosed structure and does not include outdoor storage of merchandise, construction materials, equipment or vehicles.

Automotive Rentals: not more than 10 fleet cars are allowed on the site.

Automotive Sales: not more than 20 vehicles for sale or rental are allowed on the site.

c. Existing Private Primary Education Facilities or Private Secondary Educational Facilities uses in place prior to [effective date of this amendment] are permitted uses.

3. Uses that are classified as H-Occupancy as defined by the International Building Code and the Fire Code are prohibited.

PART 3. Ordinance No. 20090312-035 is amended to amend Figure 2-1. (*NBG Zoning District Land Use Table*) of the Regulating Plan for the North Burnet/Gateway Zoning District to add the following footnote:

See Section 2.3.3 for applicability of land use standards.

PART 4. This ordinance takes effect on _____.

PASSED AND APPROVED

_____, 2012 § _____
 § _____
 § _____
 Lee Leffingwell
 Mayor

APPROVED: _____
Karen M. Kennard
City Attorney

ATTEST: _____
Shirley A. Gentry
City Clerk