

ORDINANCE NO. _____

1 **AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE**
2 **PROPERTY LOCATED AT 920 EAST 53RD STREET IN THE NORTH LOOP**
3 **NEIGHBORHOOD PLAN AREA FROM FAMILY RESIDENCE-**
4 **NEIGHBORHOOD PLAN (SF-3-NP) COMBINING DISTRICT TO SINGLE**
5 **FAMILY RESIDENCE SMALL LOT-NEIGHBORHOOD PLAN (SF-4A-NP)**
6 **COMBINING DISTRICT.**

7
8 **BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:**

9
10 **PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to
11 change the base district from family residence-neighborhood plan (SF-3-NP) combining
12 district to single family residence small lot-neighborhood plan (SF-4A-NP) combining
13 district on the property described in Zoning Case No. C14-2013-0133, on file at the
14 Planning and Development Review Department, as follows:

15
16 Lot 11 and 12, Block G, Ridgetop Subdivision, a subdivision in the City of Austin,
17 Travis County, Texas, according to the map or plat of record in Plat Book 2, Page
18 200 of the Plat Records of Travis County, Texas (the "Property"),

19
20 locally known as 920 East 53rd Street in the City of Austin, Travis County, Texas, and
21 generally identified in the map attached as Exhibit "A".
22

23 **PART 2.** Except as specifically provided in Part 3 of this ordinance, the Property may be
24 developed and used in accordance with the regulations established for the single family
25 residence small lot (SF-4A) base district and other applicable requirements of the City
26 Code.
27

28 **PART 3.** The Property is subject to Ordinance No. 020523-31 that established the North
29 Loop neighborhood plan combining district.
30
31

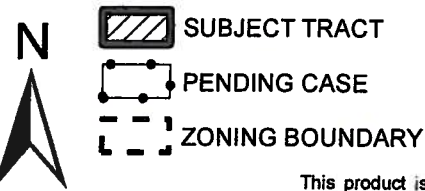
1 **PART 4.** This ordinance takes effect on _____, 2014.
2
3

4 **PASSED AND APPROVED**
5

6 §
7 §
8 _____, 2014 § _____
9

10 Lee Leffingwell
11 Mayor
12

13 **APPROVED:** _____ **ATTEST:** _____
14 Karen M. Kennard Jannette S. Goodall
15 City Attorney City Clerk



ZONING CASE#: C14-2013-0133

Exhibit A