

**ORDINANCE NO. 20171214-102**

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 6610 MCNEIL DRIVE AND 12602 BLACKFOOT TRAIL FROM SINGLE-FAMILY RESIDENCE STANDARD LOT (SF-2) DISTRICT AND NEIGHBORHOOD COMMERCIAL-CONDITIONAL OVERLAY (LR-CO) COMBINING DISTRICT TO COMMUNITY COMMERCIAL-MIXED USE-CONDITIONAL OVERLAY (GR-MU-CO) COMBINING DISTRICT.**

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

**PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to change the base district from single-family residence standard lot (SF-2) district and neighborhood commercial-conditional overlay (LR-CO) combining district to community commercial-mixed use-conditional overlay (GR-MU-CO) combining district on the property described in Zoning Case No. C14-2017-0042, on file at the Planning and Zoning Department, as follows:

Lot 2, Indian Oaks 2 Subdivision, a subdivision in the City of Austin, Williamson County, Texas, according to the map or plat of record in Cabinet J, Slide 264, of the Official Records of Williamson County, Texas (the "Property"),

locally known as 6610 McNeil Drive and 12602 Blackfoot Trail in the City of Austin, Williamson County, Texas, generally identified in the map attached as **Exhibit "A"**.

**PART 2.** The Property within the boundaries of the conditional overlay combining district established by this ordinance is subject to the following conditions:

A. The following uses are prohibited uses for the Property:

Restaurant (general)

B. Liquor sales as an accessory use to commercial uses is prohibited.

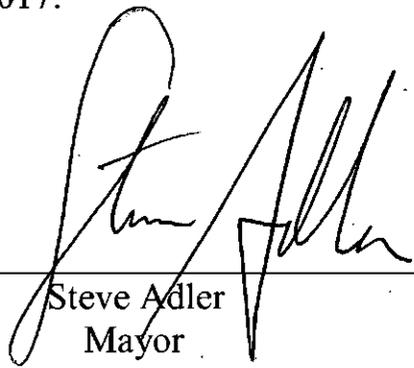
**PART 3.** Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the community commercial (GR) district and other applicable requirements of the City Code.

**PART 4.** This ordinance takes effect on December 25, 2017.

**PASSED AND APPROVED**

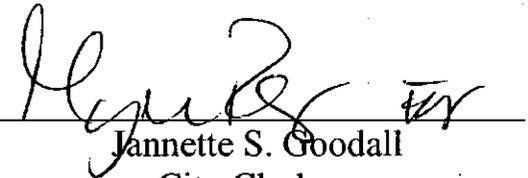
December 14, 2017

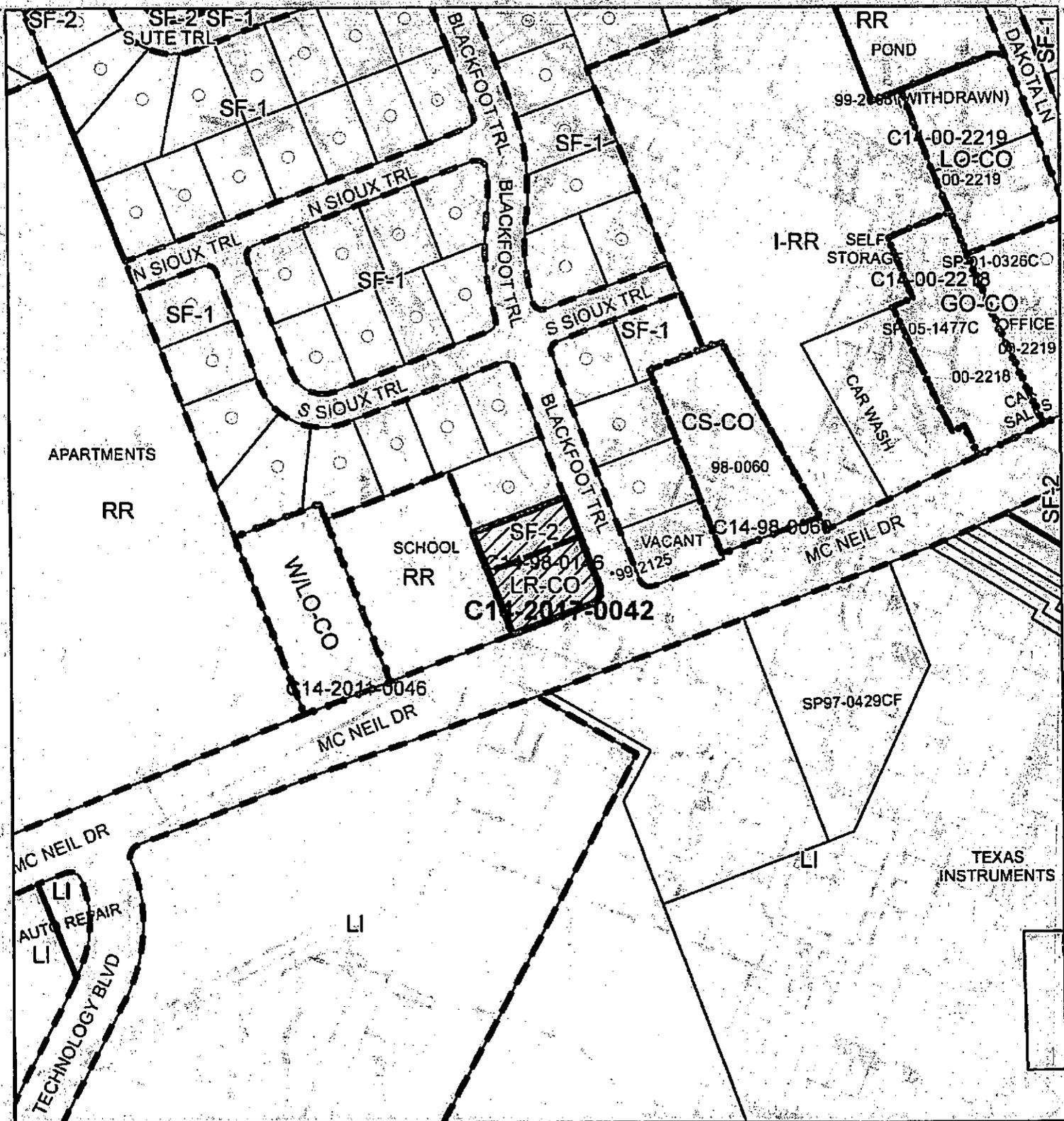
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Steve Adler  
Mayor

**APPROVED:**   
Anne L. Morgan  
City Attorney

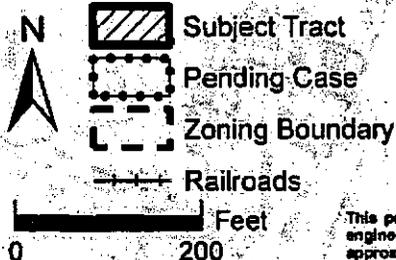
**ATTEST:**   
Jannette S. Goodall  
City Clerk



# ZONING

Case#: C14-2017-0042

# EXHIBIT A



1" = 200'

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by the Planning and Zoning Department for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.



Created: 4/19/2017