## ORDINANCE NO.


#### Abstract

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 2804 MANOR ROAD (FORMERLY KNOWN AS 3201 MERRIE LYNN AVENUE) AND 3203 MERRIE LYNN AVENUE IN THE UPPER BOGGY CREEK NEIGHBORHOOD PLAN AREA FROM MULTIFAMILY RESIDENCE MODERATE-HIGH DENSITY-NEIGHBORHOOD PLAN (MF-4-NP) COMBINING DISTRICT TO LIMITED OFFICE-MIXED USENEIGHBORHOOD PLAN (LO-MU-NP) 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 multifamily residence moderate-high density-neighborhood plan (MF-4-NP) combining district to limited office-mixed use-neighborhood plan (LO-MU-NP) combining district on the property described in Zoning Case No. C14-2019-0106, on file at the Planning and Zoning Department, as follows:

Lots 1 and 2, Block C, out of the A.N. McQuown Subdivision, a subdivision of Outlots 32, 33 and 34, Division "C", in Travis County, Texas, according to the map or plat of record in Volume 4, Page 298, Plat Records of Travis County, Texas (the "Property"),
locally known as 2804 Manor Road (formerly known as 3201 Merrie Lynn Avenue) and 3203 Merrie Lynn Avenue in the City of Austin, Travis County, Texas, generally identified in the map attached as Exhibit "A".

PART 2. The Property is subject to Ordinance No. 020801-92 that established zoning for the Upper Boggy Creek Neighborhood Plan.

PART 3. This ordinance takes effect on $\qquad$ 2020.

PASSED AND APPROVED
$\qquad$ , 2020


APPROVED: $\qquad$ ATTEST: $\qquad$
Jannette S. Goodall City Clerk
Anne L. Morgan
City Attorney


