

**ORDINANCE NO. 20200220-061**

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 2106 PAYNE AVENUE IN THE BRENTWOOD/HIGHLAND COMBINED NEIGHBORHOOD PLAN AREA FROM FAMILY RESIDENCE-NEIGHBORHOOD PLAN (SF-3-NP) COMBINING DISTRICT TO NEIGHBORHOOD OFFICE-MIXED USE-NEIGHBORHOOD PLAN (NO-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 family residence-neighborhood plan (SF-3-NP) combining district to neighborhood office-mixed use-neighborhood plan (NO-MU-NP) combining district on the property described in Zoning Case No. C14-2019-0053, on file at the Planning and Zoning Department, as follows:

Lot 2, Block A, Bellaire, a subdivision in Travis County, Texas, according to the map or plat thereof, as recorded in Volume 4, Page 260, Plat Records of Travis County, Texas (the "Property"),

locally known as 2106 Payne Avenue in the City of Austin, Travis County, Texas, generally identified in the map attached as **Exhibit "A"**.

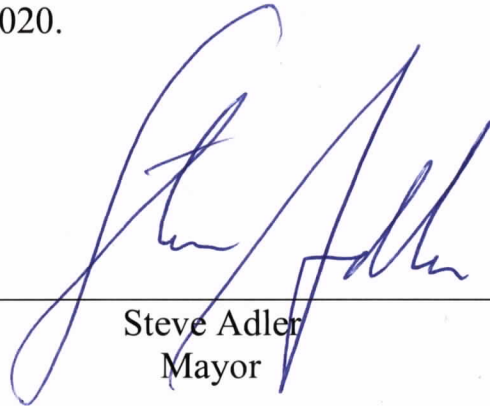
**PART 2.** The Property is subject to Ordinance No. 20040513-33A that established zoning for the Brentwood Neighborhood Plan.

**PART 3.** This ordinance takes effect on March 2, 2020.

**PASSED AND APPROVED**

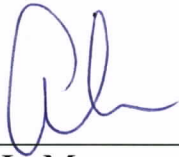
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February 20\_\_\_\_\_, 2020

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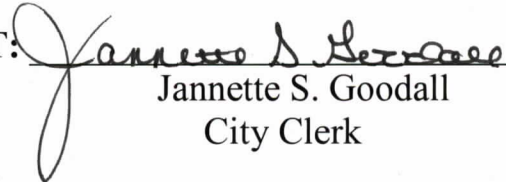
\_\_\_\_\_  
Steve Adler  
Mayor

**APPROVED:**



\_\_\_\_\_  
Anne L. Morgan  
City Attorney

**ATTEST:**



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Jannette S. Goodall  
City Clerk





## ZONING

ZONING CASE#: C14-2019-0053

**EXHIBIT "A"**



- SUBJECT TRACT
- PENDING CASE
- ZONING BOUNDARY

1" = 400'

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 CTM for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.



Created: 3/7/2019