

ORDINANCE NO. _____

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 7415 ALBERT ROAD FROM DEVELOPMENT RESERVE (DR) DISTRICT TO FAMILY RESIDENCE-CONDITIONAL OVERLAY (SF-3-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 development reserve (DR) district to family residence-conditional overlay (SF-3-CO) combining district on the property described in Zoning Case No. C14-2022-0056, on file at the Planning and Development Review Department, as follows:

LOT 2, LAURENCE CHRISTIAN SUBDIVISION, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat as recorded in Book 8, Page 104, of the Plat Records of Travis County, Texas (the "Property"),

locally known as 7415 Albert Road in the City of Austin, Travis County, Texas, and 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:

Development of the property is limited to four (4) dwelling units.

PART 3. Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the family residence (SF-3) base district and other applicable requirements of the City Code.

PART 4. This ordinance takes effect on _____, 2022.

1 **PASSED AND APPROVED**

2
3 §
4 §
5 §

6 _____, 2022

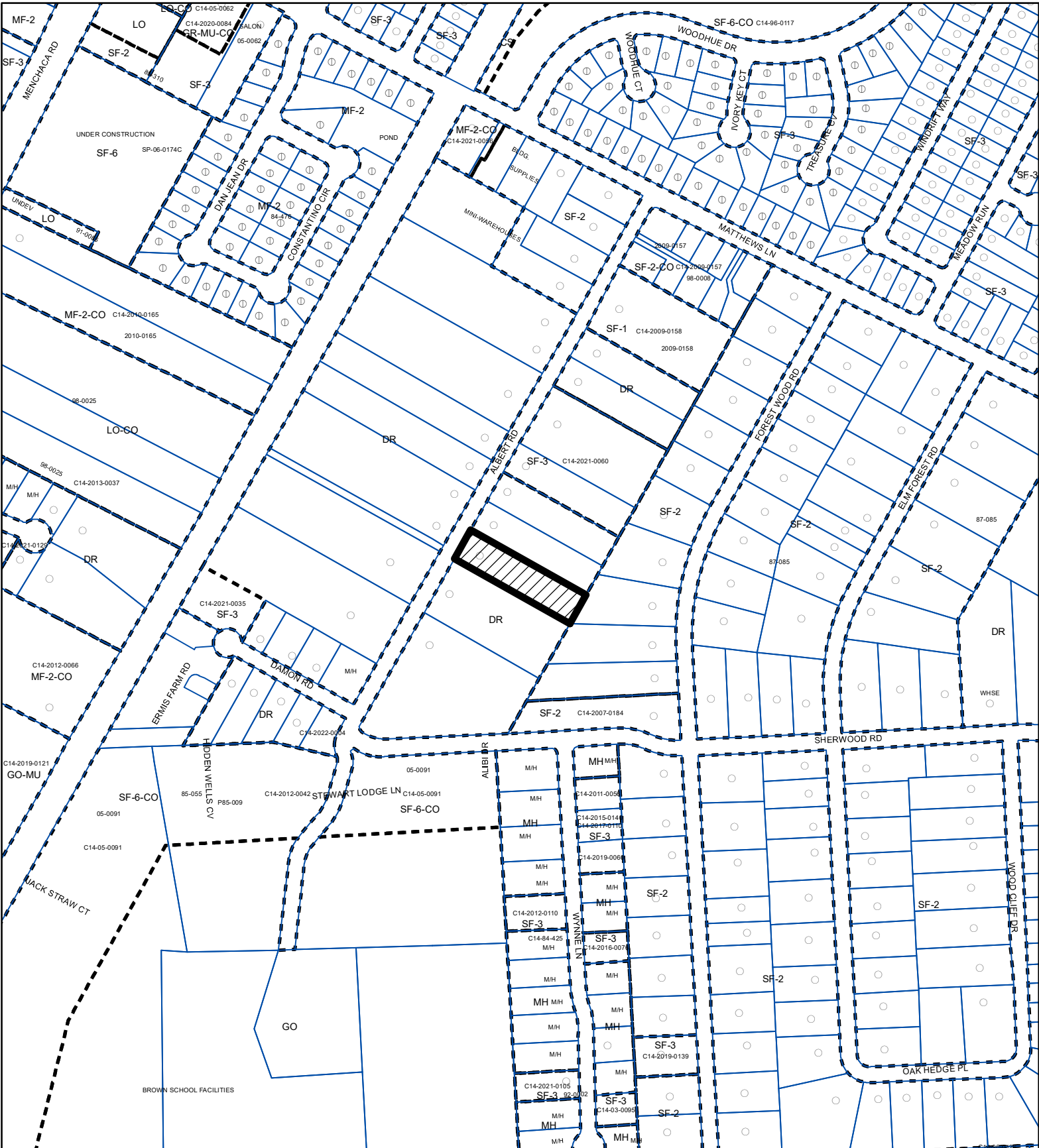
7 Steve Adler
8 Mayor

9
10 **APPROVED:**

11 Anne L. Morgan
12 City Attorney

ATTEST:

Myrna Rios
City Clerk



ZONING

EXHIBIT "A"

ZONING CASE#: C14-2022-0056



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 Housing and Planning Department for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or

Created: 5/2/2022