

ORDINANCE NO. _____

1 **AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE**
2 **PROPERTY LOCATED AT 1517 KRAMER LANE IN THE NORTH AUSTIN**
3 **CIVIC ASSOCIATION NEIGHBORHOOD PLAN AREA FROM LIMITED**
4 **OFFICE-MIXED USE-CONDITIONAL OVERLAY-NEIGHBORHOOD PLAN**
5 **(LO-MU-CO-NP) COMBINING DISTRICT TO GENERAL OFFICE-MIXED USE-**
6 **CONDITIONAL OVERLAY-NEIGHBORHOOD PLAN (GO-MU-CO-NP)**
7 **COMBINING DISTRICT.**

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

10
11 **PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to
12 change the base district from limited office-mixed use-conditional overlay-neighborhood
13 plan (LO-MU-CO-NP) combining district to general office-mixed use-conditional overlay-
14 neighborhood plan (GO-MU-CO-NP) combining district on the property described in
15 Zoning Case No. C14-2022-0206, on file at the Housing and Planning Department, as
16 follows:

17
18 LOT 5, BLOCK A, MACMOR ACRES Subdivision, a subdivision in the City of
19 Austin, Travis County, Texas, according to the map or plat of record in Plat Book
20 6, Page 158 of the Plat Records of Travis County, Texas (the "Property"),

21
22 locally known as 1517 Kramer Lane, in the City of Austin, Travis County, Texas, and
23 generally identified in the map attached as **Exhibit "A"**.

24
25 **PART 2.** The Property within the boundaries of the conditional overlay combining district
26 established by this ordinance is subject to the following conditions:

27
28 The following uses are prohibited uses of the Property:

29 Club or Lodge

Communication Service Facilities

Counseling Services

Safety Services

College and University Facilities

Community Recreation (Private and
Public)

Private Secondary Educational
Facilities

1 **PART 3.** Except as specifically restricted under this ordinance, the Property may be
2 developed and used in accordance with the regulations established for the general office
3 (GO) base district, mixed use (MU) combining district, and other applicable requirements
4 of the City Code.

5
6 **PART 4.** Except as specifically modified by this ordinance, the Property is subject to
7 Ordinance No. 010524-94 that established the North Austin Civic Association
8 Neighborhood Plan.

9
10 **PART 5.** This ordinance takes effect on _____, 2022.

11
12 **PASSED AND APPROVED**

13
14 §
15 §
16 _____, 2022 § _____

17 Steve Adler
18 Mayor

19
20
21 **APPROVED:** _____ **ATTEST:** _____
22 Anne L. Morgan Myrna Rios
23 City Attorney City Clerk

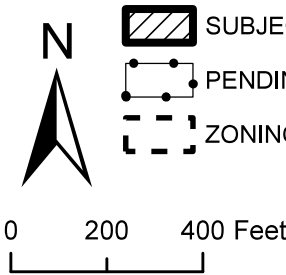
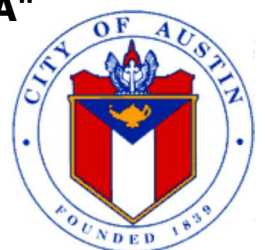


EXHIBIT "A"



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