

ORDINANCE NO. 20230914-119

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 13208 AND 13300 1/2 DESSAU ROAD FROM TOWNHOUSE AND CONDOMINIUM RESIDENCE-CONDITIONAL OVERLAY (SF-6-CO) COMBINING DISTRICT AND LIMITED OFFICE-CONDITIONAL OVERLAY (LO-CO) COMBINING DISTRICT TO MULTIFAMILY RESIDENCE MODERATE-HIGH DENSITY (MF-4) 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 townhouse and condominium residence-conditional overlay (SF-6-CO) combining district and limited office-conditional overlay (LO-CO) combining district to multifamily residence moderate-high density (MF-4) district on the property described in Zoning Case No. C14-2023-0073, on file at the Planning Department, as follows:

Tract One: 8.667 acres in the Memucan Hunt Survey No. 88, Abstract No. 397, being a portion of a tract described in a deed recorded in Volume 3108, Page 961 of the Official Public Records of Travis County, Texas,, save and except a 0.057 acre tract described in a deed recorded in Document No. 2020234266 of the Official Public Records of Travis County, Texas, said 8.667 acres being more particularly described by metes and bounds in **Exhibit “A”** incorporated into this ordinance;

and

Tract Two: 5.947 acres in the Memucan Hunt Survey No. 88, Abstract No. 397, being a portion of a 6.9415 acre tract described in a deed recorded in Document No. 2001117933 of the Official Public records of Travis County, Texas, said 5.94 acres being more particularly described by metes and bounds in **Exhibit “B”** incorporated into this ordinance,

(collectively, the “Property”)

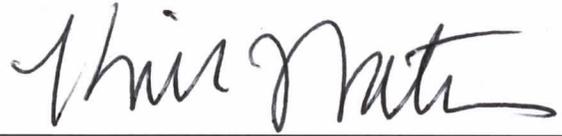
locally known as 13208 and 13300 1/2 Dessau Road in the City of Austin, Travis County, Texas, and generally identified in the map attached as **Exhibit “C”**.

PART 2. This ordinance takes effect on September 25, 2023.

PASSED AND APPROVED

____ September 14 _____, 2023

§
§
§



Kirk Watson
Mayor

APPROVED:



Anne L. Morgan
City Attorney

ATTEST:



Myrna Rios
City Clerk

EXHIBIT "A"

EARLY LAND SURVEYING, LLC

P.O. Box 92588, Austin, TX 78709

512-202-8631

earlysurveying.com

TBPELS Firm No. 10194487

8.667 ACRES TRAVIS COUNTY, TEXAS

A DESCRIPTION OF 8.667 ACRES (APPROXIMATELY 377,544 SQ. FT.) IN THE MEMUCAN HUNT SURVEY NO. 88, ABS. NO. 397, BEING A PORTION OF AN 8 5/7 ACRE TRACT DESCRIBED IN VOLUME 3108, PAGE 961 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS, SAVE AND EXCEPT A 0.057 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2020234266 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 8.667 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 1/2" rebar found in the northwest right-of-way line of Dessau Road (120' public right-of-way width) as shown on Tom Bombadil Subdivision II, a subdivision of record in Volume 87, Page 92D of the Plat Records of Travis County, Texas, and described in Volume 11035, Page 2689 of the Real Property Records of Travis County, Texas and Agreed Judgment entered 3/19/1993, under Cause No. 1847, Probate Court No. 1, Travis County, Texas, being in the southwest line of the said 8 5/7 acre tract, being also the easternmost corner of Lot 5, of said Tom Bombadil Subdivision II, from which a 1/2" rebar found at the intersection of the northwest right-of-way line of Dessau Road and the northeast right-of-way line of Dessau Ridge Lane (70' public right-of-way width) as shown on said Tom Bombadil Subdivision II, being in the southeast line of said Lot 5, bears South 27°47'53" West, a distance of 244.77 feet;

THENCE with the southwest line of the said 8 5/7 acre tract and the northeast line of Lots 3, 4 and 5, of said Tom Bombadil Subdivision II, the following two (2) courses and distances:

1. North 62°25'09" West, a distance of 459.68 feet to a 1/2" rebar in concrete found;
2. North 62°38'43" West, a distance of 1014.85 feet to a 1/2" rebar found for the westernmost corner of the said 8 5/7 acre tract, being the northernmost corner of said Lot 3, being also in the southeast line of Lot 35, Block B, Replat of Harris Ridge Phase 2, Section 1, a subdivision of record in Document No. 200500143 of the Official Public Records of Travis County, Texas;

THENCE with the northwest line of the said 8 5/7 acre tract and the southeast line of Lots 35-38, Block B, of said Replat of Harris Ridge Phase 2, Section 1, the following four (4) courses and distances:

1. North 28°13'59" East, a distance of 41.98 feet to a 1/2" rebar with "CS LTD" cap found for the easternmost corner of said Lot 35, being the southernmost corner of said Lot 36;
2. North 28°13'59" East, a distance of 65.34 feet to a 1/2" rebar with "CS LTD" cap found for the easternmost corner of said Lot 36, being the southernmost corner of said Lot 37;
3. North 28°13'59" East, a distance of 69.49 feet to a 1/2" rebar found for the easternmost corner of said Lot 37, being the southernmost corner of said Lot 38;
4. North 28°13'59" East, a distance of 76.80 feet to a large, pointed stone found for the northernmost corner of the said 8 5/7 acre tract, being the easternmost corner of said Lot 38, being also in the southwest line of Lot 1, Block A, Howard Lane Subdivision, a subdivision of record in Document No. 201200052 of the Official Public Records of Travis County, Texas, from which a 1/2" rebar with "CS LTD" cap found for the common eastern corner of said Lot 38 and said Lot 39, being in the southwest line of said Lot 1, bears North 29°51'03" West, a distance of 0.80 feet;

THENCE with the northeast line of the said 8 5/7 acre tract and the southwest line of said Lot 1, the following two (2) courses and distances:

1. South 29°51'03" East, a distance of 0.49 feet to a 1/2" rebar found;
2. South 63°10'53" East, a distance of 702.58 feet to an 8" cedar fence post found for the southernmost corner of said Lot 1, being the westernmost corner of a 0.9334 acre tract described in Document No. 2001116860 of the Official Public Records of Travis County, Texas;

THENCE South 61°48'02" East, with the northeast line of the said 8 5/7 acre tract and the southwest line of the said 0.9334 acre tract, a distance of 255.66 feet to a 2.5" metal fence post found for the southernmost corner of the said 0.9334 acre tract, being the westernmost corner of a 1.37 acre tract described in Volume 5857, Page 778 of the Deed Records of Travis County, Texas;

THENCE South 62°11'47" East, with the northeast line of the said 8 5/7 acre tract and the southwest line of the said 1.37 acre tract, a distance of 260.76 feet to a 1/2" rebar found for the southernmost corner of the said 1.37 acre tract, being an angle point in the southwest line of a 6.9415 acre tract described in Document No. 2001117933 of the Official Public Records of Travis County, Texas;

THENCE South 62°03'05" East, with the northeast line of the said 8 5/7 acre tract and the southwest line of the said 6.9415 acre tract, a distance of 253.42 feet to a 1/2" rebar found in the northwest right-of-way line of Dessau Road, being the southernmost corner of the said 6.9415 acre tract, from which a 1/2" rebar found in the northwest right-of-way

line of Dessau Road, being the easternmost corner of the said 6.9415 acre tract, bears North 27°47'29" East, a distance of 522.69 feet;

THENCE South 27°49'56" West, with the northwest right-of-way line of Dessau Road and crossing the said 8 5/7 acre tract, a distance of 253.27 feet to the **POINT OF BEGINNING**, containing 8.667 acres of land, more or less.

SAVE AND EXCEPT 0.057 ACRES (APPROXIMATELY 2,500 SQ. FT.) IN THE MEMUCAN HUNT SURVEY NO. 88, ABS. NO. 397, BEING ALL OF A 0.057 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2020234266 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.057 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 1/2" rebar with "Busby" cap found for the easternmost corner of the said 0.057 acre tract, from which a 1/2" rebar found in the northwest right-of-way line of Dessau Road, being in the northeast line of the said 8 5/7 acre tract, being also the southernmost corner of the said 6.9415 acre tract, bears South 84°45'41" East, a distance of 27.00 feet,

THENCE crossing the said 8 5/7 acre tract and with the perimeter of the said 0.057 acre tract, the following four (4) courses and distances:

1. South 27°54'38" West, a distance of 50.00 feet to a 1/2" rebar with "Busby" cap found for the southernmost corner of the said 0.057 acre tract;
2. North 62°29'27" West, a distance of 50.00 feet to a 1/2" rebar with "Busby" cap found for the westernmost corner of the said 0.057 acre tract ;
3. North 27°54'38" East, a distance of 50.00 feet to a 1/2" rebar with "Busby" cap found for the northernmost corner of the said 0.057 acre tract, from which a 1/2" rebar found in the northeast line of the said 8 5/7 acre tract, being the southernmost corner of the said 1.37 acre tract, being also an angle point in the southwest line of the said 6.9415 acre tract, bears North 58°35'22" West, a distance of 178.84 feet;
4. South 62°29'27" East, a distance of 50.00 feet to the **POINT OF BEGINNING**, containing 0.057 acres of land, more or less;

Surveyed on the ground on March 27, 2023

Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, utilizing the SmartNet North America Network.

Attachments: Survey Drawing No. 1147-004-13208

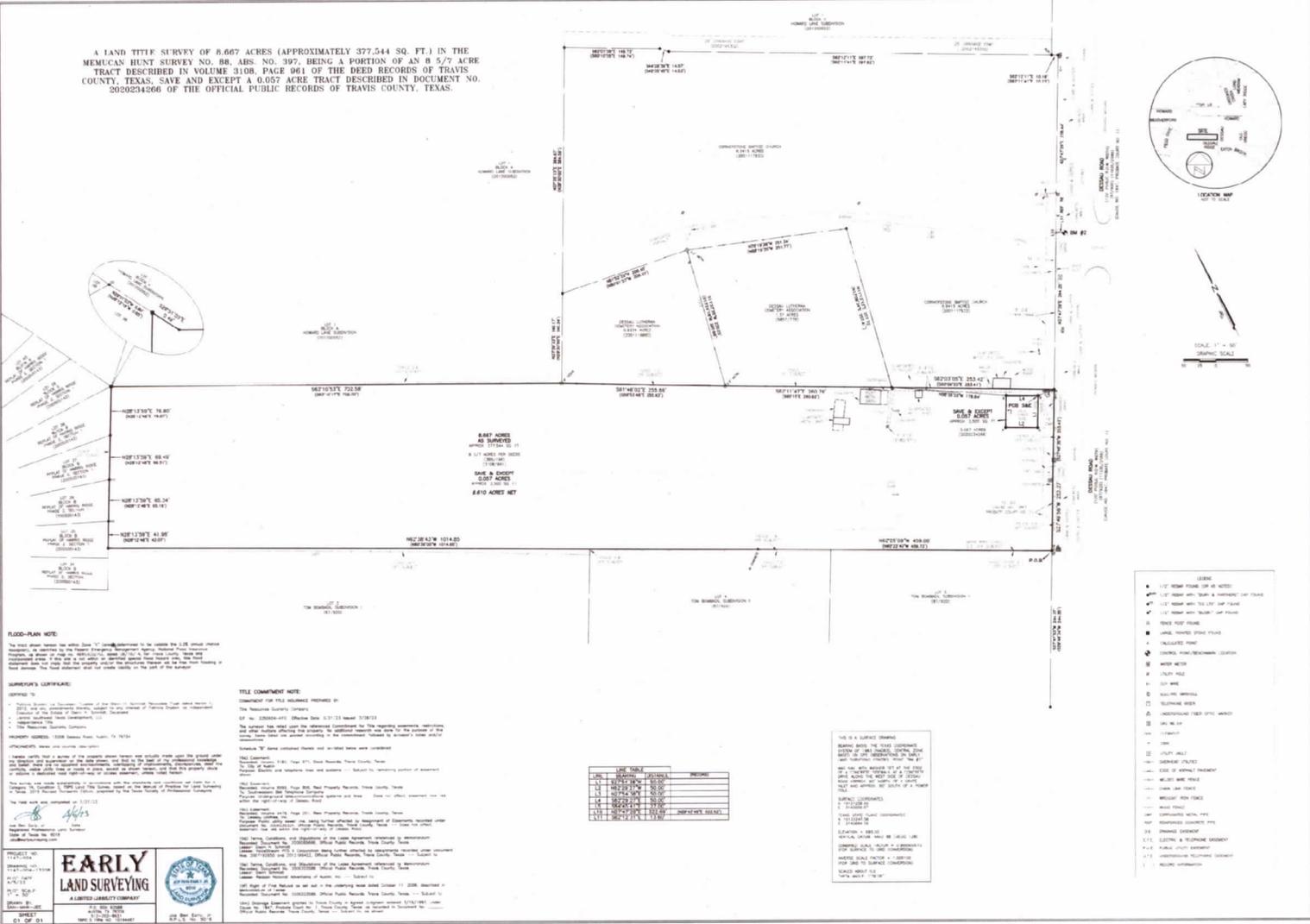
Joe Ben Early, Jr.
Registered Professional Land Surveyor
State of Texas No. 6016

Date

8/4/23



A LAND TITLE SURVEY OF 8.667 ACRES (APPROXIMATELY 377,544 SQ. FT.) IN THE MEMUCAS HUNT SURVEY NO. 86, ABS. NO. 397, BEING A PORTION OF AN 8 5/7 ACRE TRACT DESCRIBED IN VOLUME 3108, PAGE 061 OF THE DEED RECORDS OF TRAVIS COUNTY, TEXAS, SAVE AND EXCEPT A 0.057 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2020234266 OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.



FLOOD-PLAIN NOTE
 The flood plain shown on this plan is determined to be within the 100 year flood plain as shown on the Flood Hazard Mitigation Report, Flood Plain Commission, prepared by the Texas Department of Transportation, Austin, Texas, dated 10/15/03. The flood plain shown on this plan is not intended to be used for any other purpose. The flood plain shown on this plan is not intended to be used for any other purpose.

SURVEYOR'S CERTIFICATE
 I, [Name], Surveyor, do hereby certify that I am a duly licensed Surveyor in the State of Texas, and that I am the author of the above described survey, and that the same was made by me or under my direct supervision and in accordance with the laws of the State of Texas, and that the same is a true and correct copy of the original survey as the same was made by me or under my direct supervision.

TITLE COMMENTARY NOTE
 COMMENTARY FOR THE SURVEYOR'S CERTIFICATE:
 The National Surveyors' Association (NSA) is a national organization of professional surveyors. The NSA is committed to the highest standards of professional conduct and to the advancement of the surveying profession. The NSA is committed to the highest standards of professional conduct and to the advancement of the surveying profession.

LINE	BEARING	DISTANCE	REMARKS
1-2	S 89° 15' 00" E	100.00	SECTION CORNER
2-3	S 89° 15' 00" E	100.00	SECTION CORNER
3-4	S 89° 15' 00" E	100.00	SECTION CORNER
4-5	S 89° 15' 00" E	100.00	SECTION CORNER
5-6	S 89° 15' 00" E	100.00	SECTION CORNER
6-7	S 89° 15' 00" E	100.00	SECTION CORNER
7-8	S 89° 15' 00" E	100.00	SECTION CORNER
8-9	S 89° 15' 00" E	100.00	SECTION CORNER
9-10	S 89° 15' 00" E	100.00	SECTION CORNER
10-11	S 89° 15' 00" E	100.00	SECTION CORNER
11-12	S 89° 15' 00" E	100.00	SECTION CORNER
12-13	S 89° 15' 00" E	100.00	SECTION CORNER
13-14	S 89° 15' 00" E	100.00	SECTION CORNER
14-15	S 89° 15' 00" E	100.00	SECTION CORNER
15-16	S 89° 15' 00" E	100.00	SECTION CORNER
16-17	S 89° 15' 00" E	100.00	SECTION CORNER
17-18	S 89° 15' 00" E	100.00	SECTION CORNER
18-19	S 89° 15' 00" E	100.00	SECTION CORNER
19-20	S 89° 15' 00" E	100.00	SECTION CORNER
20-21	S 89° 15' 00" E	100.00	SECTION CORNER
21-22	S 89° 15' 00" E	100.00	SECTION CORNER
22-23	S 89° 15' 00" E	100.00	SECTION CORNER
23-24	S 89° 15' 00" E	100.00	SECTION CORNER
24-25	S 89° 15' 00" E	100.00	SECTION CORNER
25-26	S 89° 15' 00" E	100.00	SECTION CORNER
26-27	S 89° 15' 00" E	100.00	SECTION CORNER
27-28	S 89° 15' 00" E	100.00	SECTION CORNER
28-29	S 89° 15' 00" E	100.00	SECTION CORNER
29-30	S 89° 15' 00" E	100.00	SECTION CORNER
30-31	S 89° 15' 00" E	100.00	SECTION CORNER
31-32	S 89° 15' 00" E	100.00	SECTION CORNER
32-33	S 89° 15' 00" E	100.00	SECTION CORNER
33-34	S 89° 15' 00" E	100.00	SECTION CORNER
34-35	S 89° 15' 00" E	100.00	SECTION CORNER
35-36	S 89° 15' 00" E	100.00	SECTION CORNER
36-37	S 89° 15' 00" E	100.00	SECTION CORNER
37-38	S 89° 15' 00" E	100.00	SECTION CORNER
38-39	S 89° 15' 00" E	100.00	SECTION CORNER
39-40	S 89° 15' 00" E	100.00	SECTION CORNER
40-41	S 89° 15' 00" E	100.00	SECTION CORNER
41-42	S 89° 15' 00" E	100.00	SECTION CORNER
42-43	S 89° 15' 00" E	100.00	SECTION CORNER
43-44	S 89° 15' 00" E	100.00	SECTION CORNER
44-45	S 89° 15' 00" E	100.00	SECTION CORNER
45-46	S 89° 15' 00" E	100.00	SECTION CORNER
46-47	S 89° 15' 00" E	100.00	SECTION CORNER
47-48	S 89° 15' 00" E	100.00	SECTION CORNER
48-49	S 89° 15' 00" E	100.00	SECTION CORNER
49-50	S 89° 15' 00" E	100.00	SECTION CORNER
50-51	S 89° 15' 00" E	100.00	SECTION CORNER
51-52	S 89° 15' 00" E	100.00	SECTION CORNER
52-53	S 89° 15' 00" E	100.00	SECTION CORNER
53-54	S 89° 15' 00" E	100.00	SECTION CORNER
54-55	S 89° 15' 00" E	100.00	SECTION CORNER
55-56	S 89° 15' 00" E	100.00	SECTION CORNER
56-57	S 89° 15' 00" E	100.00	SECTION CORNER
57-58	S 89° 15' 00" E	100.00	SECTION CORNER
58-59	S 89° 15' 00" E	100.00	SECTION CORNER
59-60	S 89° 15' 00" E	100.00	SECTION CORNER
60-61	S 89° 15' 00" E	100.00	SECTION CORNER
61-62	S 89° 15' 00" E	100.00	SECTION CORNER
62-63	S 89° 15' 00" E	100.00	SECTION CORNER
63-64	S 89° 15' 00" E	100.00	SECTION CORNER
64-65	S 89° 15' 00" E	100.00	SECTION CORNER
65-66	S 89° 15' 00" E	100.00	SECTION CORNER
66-67	S 89° 15' 00" E	100.00	SECTION CORNER
67-68	S 89° 15' 00" E	100.00	SECTION CORNER
68-69	S 89° 15' 00" E	100.00	SECTION CORNER
69-70	S 89° 15' 00" E	100.00	SECTION CORNER
70-71	S 89° 15' 00" E	100.00	SECTION CORNER
71-72	S 89° 15' 00" E	100.00	SECTION CORNER
72-73	S 89° 15' 00" E	100.00	SECTION CORNER
73-74	S 89° 15' 00" E	100.00	SECTION CORNER
74-75	S 89° 15' 00" E	100.00	SECTION CORNER
75-76	S 89° 15' 00" E	100.00	SECTION CORNER
76-77	S 89° 15' 00" E	100.00	SECTION CORNER
77-78	S 89° 15' 00" E	100.00	SECTION CORNER
78-79	S 89° 15' 00" E	100.00	SECTION CORNER
79-80	S 89° 15' 00" E	100.00	SECTION CORNER
80-81	S 89° 15' 00" E	100.00	SECTION CORNER
81-82	S 89° 15' 00" E	100.00	SECTION CORNER
82-83	S 89° 15' 00" E	100.00	SECTION CORNER
83-84	S 89° 15' 00" E	100.00	SECTION CORNER
84-85	S 89° 15' 00" E	100.00	SECTION CORNER
85-86	S 89° 15' 00" E	100.00	SECTION CORNER
86-87	S 89° 15' 00" E	100.00	SECTION CORNER
87-88	S 89° 15' 00" E	100.00	SECTION CORNER
88-89	S 89° 15' 00" E	100.00	SECTION CORNER
89-90	S 89° 15' 00" E	100.00	SECTION CORNER
90-91	S 89° 15' 00" E	100.00	SECTION CORNER
91-92	S 89° 15' 00" E	100.00	SECTION CORNER
92-93	S 89° 15' 00" E	100.00	SECTION CORNER
93-94	S 89° 15' 00" E	100.00	SECTION CORNER
94-95	S 89° 15' 00" E	100.00	SECTION CORNER
95-96	S 89° 15' 00" E	100.00	SECTION CORNER
96-97	S 89° 15' 00" E	100.00	SECTION CORNER
97-98	S 89° 15' 00" E	100.00	SECTION CORNER
98-99	S 89° 15' 00" E	100.00	SECTION CORNER
99-100	S 89° 15' 00" E	100.00	SECTION CORNER

THIS IS A SURVEY DRAWING
 DRAWING MADE BY THE SURVEYOR
 SURVEYOR'S CERTIFICATE
 SURVEYOR'S NAME
 SURVEYOR'S ADDRESS
 SURVEYOR'S PHONE
 SURVEYOR'S FAX
 SURVEYOR'S E-MAIL
 SURVEYOR'S WEBSITE
 SURVEYOR'S SIGNATURE
 SURVEYOR'S DATE
 SURVEYOR'S TITLE
 SURVEYOR'S LICENSE NO.
 SURVEYOR'S EXPIRES
 SURVEYOR'S STATE
 SURVEYOR'S COUNTY
 SURVEYOR'S CITY
 SURVEYOR'S ZIP

EARLY LAND SURVEYING
 A SURVEYING COMPANY
 10000 N. MICHIGAN AVE. SUITE 100
 DALLAS, TEXAS 75243
 (214) 343-1111
 www.earlyland.com

EXHIBIT "B"

EARLY LAND SURVEYING, LLC

P.O. Box 92588, Austin, TX 78709

512-202-8631

earlysurveying.com

TBPELS Firm No. 10194487

5.947 ACRES

TRAVIS COUNTY, TEXAS

A DESCRIPTION OF 5.947 ACRES (APPROXIMATELY 259,043 SQ. FT.) IN THE MEMUCAN HUNT SURVEY NO. 88, ABS. NO. 397 IN TRAVIS COUNTY, TEXAS, BEING A PORTION OF A 6.9415 ACRE TRACT DESCRIBED IN DOCUMENT NO. 2001117933 AND CORRECTED BY AFFIDAVIT IN DOCUMENT NO. 2014088080, BOTH OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS; SAID 5.947 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 1/2" rebar with "Bury & Partners" cap found in the northwest right-of-way line of Dessau Road (120' public right-of-way width) as shown on Howard Lane Subdivision, a subdivision of record in Document No. 201200052 of the Official Public Records of Travis County, Texas, and as described in Volume 11035, Page 2689 of the Real Property Records of Travis County, Texas and Agreed Judgment entered 3/19/1993, under Cause No. 1847, Probate Court No. 1, Travis County, Texas, being in the northeast line of the said 6.9415 acre tract, being also the southernmost corner of Lot 1, Block A, of said Howard Lane Subdivision;

THENCE with the northwest right-of-way line of Dessau Road and the southeast line of the said 6.9415 acre tract, the following two (2) courses and distances:

1. South 62°12'11" East, a distance of 10.18 feet to a 1/2" rebar found for the easternmost corner of the said 6.9415 acre tract;
2. South 27°47'29" West, a distance of 522.69 feet to a 1/2" rebar found for the southernmost corner of the said 6.9415 acre tract, being in the northeast line of an 8 5/7 acre tract described in Volume 3108, Page 961 of the Deed Records of Travis County, Texas;

THENCE North 62°03'05" West, with the southwest line of the said 6.9415 acre tract and the northeast line of the said 8 5/7 acre tract, a distance of 253.42 feet to a 1/2" rebar found for the southernmost corner of a 1.37 acre tract described in Volume 5857, Page 778 of the Deed Records of Travis County, Texas, from which a 2.5" metal fence post found in the northeast line of the said 8 5/7 acre tract, being the westernmost corner of the said 1.37 acre tract, being also the southernmost corner of a 0.9334 acre tract described in Document No. 2001116860 of the Official Public Records of Travis County, Texas, bears North 62°11'47" West, a distance of 260.76 feet;

THENCE with the common line of the said 6.9415 acre tract and the said 1.37 acre tract, the following two (2) courses and distances:

1. North 11°13'13" East, a distance of 257.72 feet to a 1/2" rebar found for the easternmost corner of the said 1.37 acre tract;
2. North 70°19'38" West, a distance of 251.34 feet to a 2.5" metal fence post found for the northernmost corner of the said 1.37 acre tract, being the easternmost corner of the said 0.9334 acre tract;

THENCE North 81°52'25" West, with the south line of the said 6.9415 acre tract and the north line of the said 0.9334 acre tract, a distance of 69.68 feet to a 1/2" rebar with "Early Boundary" cap set, from which a 1/2" rebar found for the westernmost corner of the said 6.9415 acre tract, being the northernmost corner of the said 0.9334 acre tract, being also in the southeast line of said Lot 1, bears North 81°52'25" West, a distance of 136.78 feet;

THENCE North 24°31'15" East, crossing the said 6.9415 acre tract, a distance of 339.02 feet to a 1/2" rebar with "Early Boundary" cap set in the northeast line of the said 6.9415 acre tract, being in the southwest line of said Lot 1, from which a 1/2" rebar found for the northernmost corner of the said 6.9415 acre tract, being an angle point in the southwest line of said Lot 1, bears North 62°07'09" West, a distance of 110.83 feet;

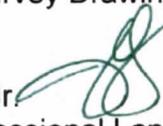
THENCE with the northeast line of the said 6.9415 acre tract and the southwest line of said Lot 1, the following three (3) courses and distances:

1. South 62°07'09" East, a distance of 38.90 feet to a 1/2" rebar found;
2. South 44°28'39" East, a distance of 14.57 feet to a 1/2" rebar found;
3. South 62°12'11" East, a distance of 597.73 feet to the **POINT OF BEGINNING**, containing 5.947 acres of land, more or less.

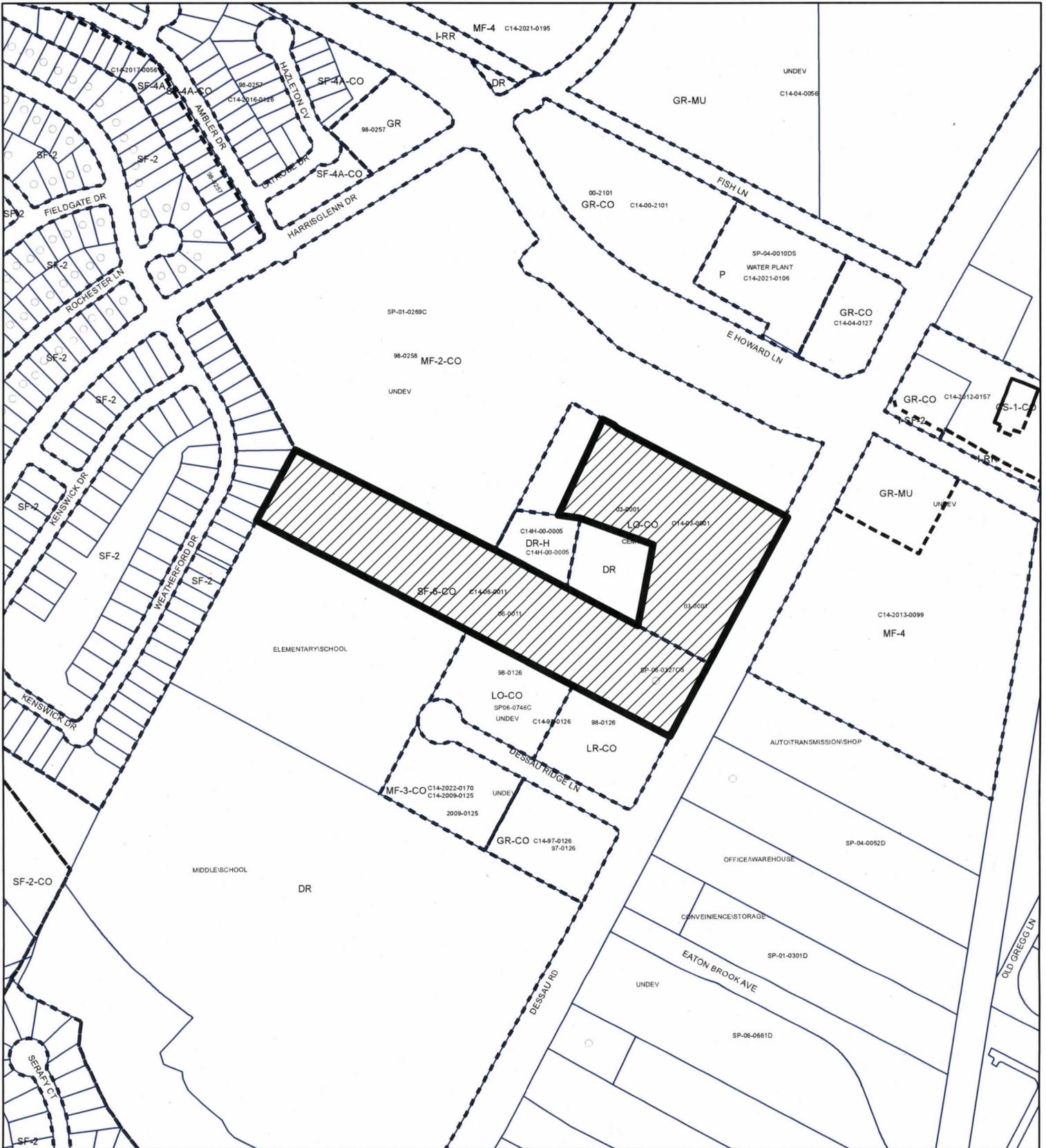
Surveyed on the ground on March 27, 2023

Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, utilizing the SmartNet North America Network.

Attachments: Survey Drawing No. 1147-004-13300

Joe Ben Early, Jr.  Date
Registered Professional Land Surveyor
State of Texas No. 6016







 SUBJECT TRACT

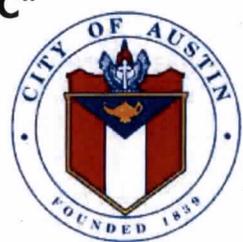
 PENDING CASE

 ZONING BOUNDARY

ZONING

ZONING CASE#: C14-2023-0073

EXHIBIT "C"



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 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: 6/7/2023