

ORDINANCE NO. 20070405-041

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 1213-1215 CORONA DRIVE FROM GENERAL COMMERCIAL SERVICES (CS) DISTRICT TO COMMERCIAL-LIQUOR SALES-CONDITIONAL OVERLAY (CS-1-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 general commercial services (CS) district to commercial-liquor sales-conditional overlay (CS-1-CO) combining district on the property described in Zoning Case No. C14-06-0230, on file at the Neighborhood Planning and Zoning Department, as follows:

A 0.059 acre tract of land, more or less, out of Lot 4, Block G, Delwood 4 Subdivision, the tract of land being more particularly described by metes and bounds in a Deed of record in Volume 199909, Page 6170, of the Official Public Records of Travis County, Texas (the "Property"),

locally known as 1213-1215 Corona Drive, 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:

- A. A site plan or building permit for the Property may not be approved, released, or issued, if the completed development or uses of the Property, considered cumulatively with all existing or previously authorized development and uses, generate traffic that exceeds 300 trips per day.
- B. Liquor sales use is a prohibited use of the Property.

Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the commercial-liquor sales (CS-1) base district and other applicable requirements of the City Code.

PART 3. This ordinance takes effect on April 16, 2007.

PASSED AND APPROVED

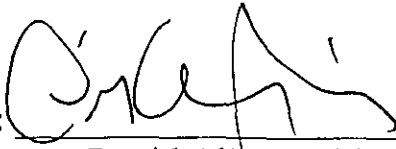
____ April 5 _____, 2007

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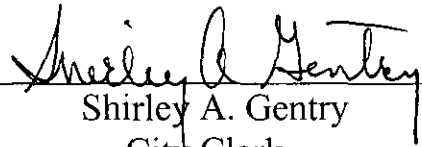
Will Wynn
Mayor

APPROVED:



David Allan Smith
City Attorney

ATTEST:



Shirley A. Gentry
City Clerk

WAREHOUSE

SP-02-0142C

APARTMENTS

CP14-69-001

74-153

SHOPPING CENTER

CS

SP93-0440C

CS-1

SP92-0230T
SP-04-00340
SAVINGS AND
LOAN

CS-1

RESTAURANT

OFFICES
GROCERY

CS-1

TIRE SALES

SERVICE
STATION

CS

SERVICE
STATION

DRIVE-IN
GROCERY
GARAGE

CS

BBQ

BAY
NURSERY

SF-3

FAST
FOOD

FAST
FOOD

CAR
WASH

SP-04-0464C

MUFFLER &
MOTOR SHOP

SP-05-0654CS

FAST
FOOD

GR

APTS.

GAS

SF-3

APTS.

USED
FURN.

SF-3



SUBJECT TRACT

PENDING CASE

ZONING BOUNDARY

CASE MGR: J.ROUSSELIN



CASE #: C14-06-0230

ADDRESS: 1213-1215 CORONA DR.

SUBJECT AREA (acres): 0.059

ZONING EXHIBIT A

DATE: 06-12

INTLS: TRC

CITY GRID
REFERENCE
NUMBER

L26

1" = 200'