

ORDINANCE NO _____

1 AN ORDINANCE AMENDING ORDINANCE NO 20070809-057, REZONING AND
2 CHANGING THE ZONING MAP TO ADD A NEIGHBORHOOD PLAN
3 COMBINING DISTRICT TO THE BASE ZONING DISTRICT ON TRACT 77
4 LOCATED IN THE WINDSOR PARK NEIGHBORHOOD PLAN AREA AND TO
5 CHANGE THE BASE ZONING DISTRICT ON THE TRACT
6

7 BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN
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9 **PART 1** Ordinance No 20070809-057 is amended to include the property identified in
10 this Part in the Windsor Park neighborhood plan combining district. The zoning map
11 established by Section 25-2-191 of the City Code is amended to add a neighborhood plan
12 (NP) combining district to the base zoning district and to change the base zoning districts
13 on a tract of land described in File C14-2007-0007 01, as follows
14

15 Tract 77 5908 Manor Road and
16 0 Sweeney Lane (4 12 ac Abs 258 Sur 26
17 Eldredge T Subdivision),
18

19 (the "Property" as shown on Exhibit "A", *the Tract Map*),
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21 generally known as the Windsor Park neighborhood plan combining district, locally known
22 as the area bounded by U S Highway 290 on the north, IH-35 on the west, Manor Road
23 and 51st Street on the south, and Northeast Drive on the east, in the City of Austin, Travis
24 County, Texas, and identified in the map attached as Exhibit "B" (*the Zoning Map*)
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26 Except as otherwise provided in this ordinance, the existing base zoning districts and
27 conditions of the neighborhood plan remain in effect
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29 **PART 2** The base zoning district for Tract 77 is changed from family residence (SF-3)
30 district, neighborhood commercial (LR) district, and general commercial services (CS)
31 district to townhouse and condominium residence-neighborhood plan (SF-6-NP)
32 combining district, as more particularly described and identified in the chart below
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34
35
36
37

Tract	Address	From	To
	5908 Manor Road	LR CS	SF 6-NP
77	0 Sweeney Ln (4 12 ac Abs 258 Sur 26 Eldredge T Subd)A	SF 3	SF 6 NP

PART 3 Except as specifically provided in Part 4 of this ordinance, the Property may be developed and used in accordance with the regulations established for the townhouse and condominium residence (SF-6) base district, and other applicable requirements of the City Code

PART 4 The Property is subject to Ordinance No 20070809-057 that established the Windsor Park neighborhood plan combining district

PART 5 This ordinance takes effect on _____, 2007

PASSED AND APPROVED

_____, 2007

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§
§

Will Wynn
Mayor

APPROVED

David Allan Smith
City Attorney

ATTEST

Shirley A Gentry
City Clerk