

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY GENERALLY KNOWN AS THE CUYLER HOUSE LOCATED AT 1216 WEST 22<sup>ND</sup> STREET IN THE WEST UNIVERSITY NEIGHBORHOOD PLAN AREA FROM FAMILY RESIDENCE-CONDITIONAL OVERLAY-NEIGHBORHOOD PLAN (SF-3-CO-NP) COMBINING DISTRICT TO FAMILY RESIDENCE-HISTORIC LANDMARK-CONDITIONAL OVERLAY-NEIGHBORHOOD PLAN (SF-3-H-CO-NP) 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 family residence-conditional overlay-neighborhood plan (SF-3-CO-NP) combining district to family residence-historic landmark-conditional overlay-neighborhood plan (SF-3-H-CO-NP) combining district on the property described in Zoning Case No. C14H-2008-0013, on file at the Neighborhood Planning and Zoning Department, as follows:

Lots 7 and 8, Block B, Outlot 29, Division D, plus one-half of the adjacent vacated street, Lawless Subdivision, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat of record in Plat Book 1, Page 43 of the Plat Records of Travis County, Texas (the "Property"),

generally known as the Cuyler House, locally known as 1216 West 22<sup>nd</sup> Street, in the City of Austin, Travis County, Texas, and generally identified in the map attached as Exhibit "A".

**PART 2.** Except as specifically provided in Part 3 and Part 4 of 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 3.** The Property within the boundaries of the conditional overlay combining district established by this ordinance is subject to the following conditions:

- A. The maximum height of a building or structure is 30 feet from ground level.
- B. Club or lodge use and community recreation (private) use are prohibited uses of the Property.

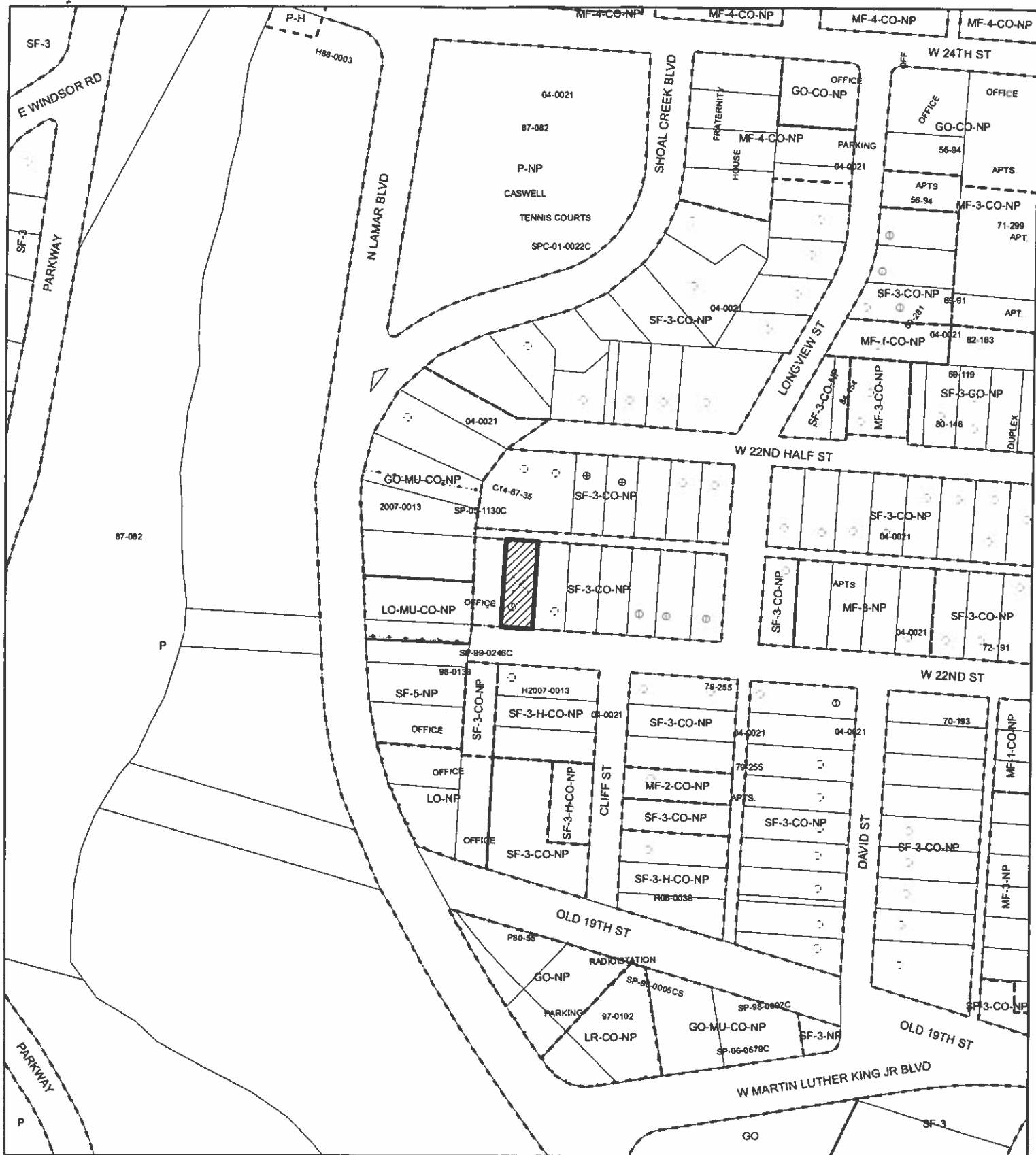
**PART 4.** The Property is subject to Ordinance No. 040826-57 that established the West University neighborhood plan combining district.

**PART 5.** This ordinance takes effect on \_\_\_\_\_, 2008.

**PASSED AND APPROVED**




\_\_\_\_\_, 2008      §  
   §  
   §  
\_\_\_\_\_, 2008      §  
\_\_\_\_\_  
Will Wynn  
Mayor

**APPROVED:** \_\_\_\_\_ **ATTEST:** \_\_\_\_\_  
David Allan Smith      Shirley A. Gentry  
City Attorney      City Clerk



# HISTORIC ZONING EXHIBIT A

ZONING CASE#: C14H-2008-0013  
 ADDRESS: 1216 W 22ND ST  
 SUBJECT AREA: 0.000 ACRES  
 GRID: H24  
 MANAGER: S. SADOWSKY

-  SUBJECT TRACT
-  ZONING BOUNDARY
-  PENDING CASE

OPERATOR: S. MEEKS



1" = 200'

This map has been produced by G.I.S. Services for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.