

ORDINANCE NO. 20080925-115

AN ORDINANCE ESTABLISHING INITIAL PERMANENT ZONING FOR THE PROPERTY LOCATED AT 4707 COMMERCIAL PARK DRIVE AND CHANGING THE ZONING MAP FROM INTERIM SINGLE FAMILY RESIDENCE STANDARD LOT (I-SF-2) DISTRICT TO LIMITED INDUSTRIAL SERVICE-CONDITIONAL OVERLAY (LI-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 interim single family residence standard lot (I-SF-2) district to limited industrial service-conditional overlay (LI-CO) combining district on the property described in Zoning Case No. C14-2008-0157, on file at the Neighborhood Planning and Zoning Department, as follows:

Lot 32, Northeast Commercial Business Park Section 2 Subdivision, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat of record in Document No. 0227300806, of the Official Public Records of Travis County, Texas (the "Property"),

locally known as 4707 Commercial Park 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 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 2,000 trips per day.

Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the limited industrial service (LI) base district, and other applicable requirements of the City Code.

PART 3. This ordinance takes effect on October 6, 2008.

PASSED AND APPROVED

September 25, 2008

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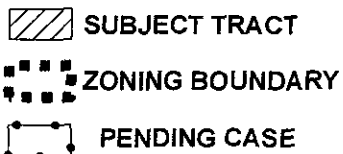
Will Wynn
Will Wynn
Mayor

APPROVED:

David Allan Smith
David Allan Smith
City Attorney

ATTEST:

Shirley A. Gentry
Shirley A. Gentry
City Clerk



ZONING CASE# C14-2008-0157
ADDRESS 4707 COMMERCIAL PARK DR
SUBJECT AREA 0.6595 ACRES
GRID N27
MANAGER J. HARDEN



OPERATOR S MEEKS

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

$$1'' = 400'$$