

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

1 **AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE**  
2 **PROPERTY GENERALLY KNOWN AS THE ZETA TAU ALPHA HOUSE**  
3 **LOCATED AT 2711 NUECES STREET IN THE WEST UNIVERSITY**  
4 **NEIGHBORHOOD PLAN AREA FROM MULTIFAMILY RESIDENCE**  
5 **MODERATE HIGH DENSITY-NEIGHBORHOOD PLAN (MF-4-NP)**  
6 **COMBINING DISTRICT TO MULTIFAMILY RESIDENCE MODERATE HIGH**  
7 **DENSITY-HISTORIC LANDMARK-NEIGHBORHOOD PLAN (MF-4-H-NP)**  
8 **COMBINING DISTRICT.**

9  
10 **BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:**

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12 **PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to  
13 change the base district from multifamily residence moderate high density-neighborhood  
14 plan (MF-4-NP) combining district to multifamily residence moderate high density-historic  
15 landmark-neighborhood plan (MF-4-H-NP) combining district on the property described in  
16 Zoning Case No.C14H-2010-0026, on file at the Planning and Development Review  
17 Department, as follows:

18  
19 Lots 6, 7, 8, and 9, Block 1, Outlot 63, Division D, of the Leander Brown  
20 Addition in the City of Austin, of record in Volume 1, Page 19, of the Plat Records  
21 of Travis County, Texas (the "Property"),

22  
23 generally known as the Zeta Tau Alpha House, locally known as 2711 Nueces Street, in the  
24 City of Austin, Travis County, Texas, and generally identified in the map attached as  
25 Exhibit "A".

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27 **PART 2.** Except as specifically provided in Part 3 of this ordinance, the Property may be  
28 developed and used in accordance with the regulations established for the multifamily  
29 residence moderate high density (MF-4) base district, and other applicable requirements of  
30 the City Code.

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32 **PART 3.** The Property is subject to Ordinance No. 040826-57 that established the West  
33 University neighborhood plan combining district.

**PART 4.** This ordinance takes effect on \_\_\_\_\_, 2011.

**PASSED AND APPROVED**

\_\_\_\_\_, 2011      §  
   §  
   §

Lee Leffingwell  
Mayor

**APPROVED:** \_\_\_\_\_ **ATTEST:** \_\_\_\_\_  
Karen M. Kennard                      Shirley A. Gentry  
Acting City Attorney                      City Clerk