

ORDINANCE NO. 20110818-103

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 8800 SKY MOUNTAIN DRIVE IN THE WEST OAK HILL NEIGHBORHOOD PLAN AREA FROM RURAL RESIDENCE-NEIGHBORHOOD PLAN (RR-NP) COMBINING DISTRICT TO MULTIFAMILY RESIDENCE LIMITED DENSITY-CONDITIONAL OVERLAY-NEIGHBORHOOD PLAN (MF-1-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 rural residence-neighborhood plan (RR-NP) combining district to multifamily residence limited density-conditional overlay-neighborhood plan (MF-1-NP) combining district on the property described in Zoning Case No. C14-2011-0038, on file at the Planning and Development Review Department, as follows:

Blocks K, L, and P, Mountain Shadows Subdivision, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat of record in Plat Book 25, Page 2, of the Plat Records of Travis County, Texas (the "Property"),

locally known as 8800 Sky Mountain Drive, in the City of Austin, Travis County, Texas, and generally identified in the map attached as Exhibit "A".

PART 2. Except as otherwise 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 multifamily residence limited density (MF-1) 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 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 578 trips per day.

PART 4. The Property is subject to Ordinance No. 20081211-097 that established the West Oak Hill neighborhood plan combining district.

PART 5. This ordinance takes effect on August 29, 2011.

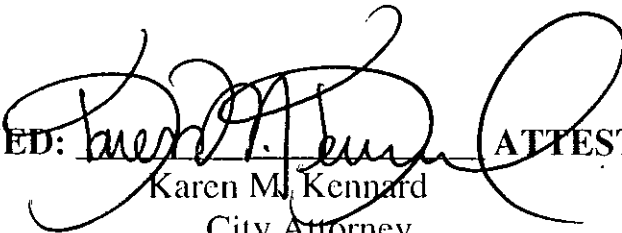
PASSED AND APPROVED

August 18, 2011

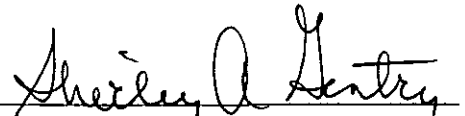
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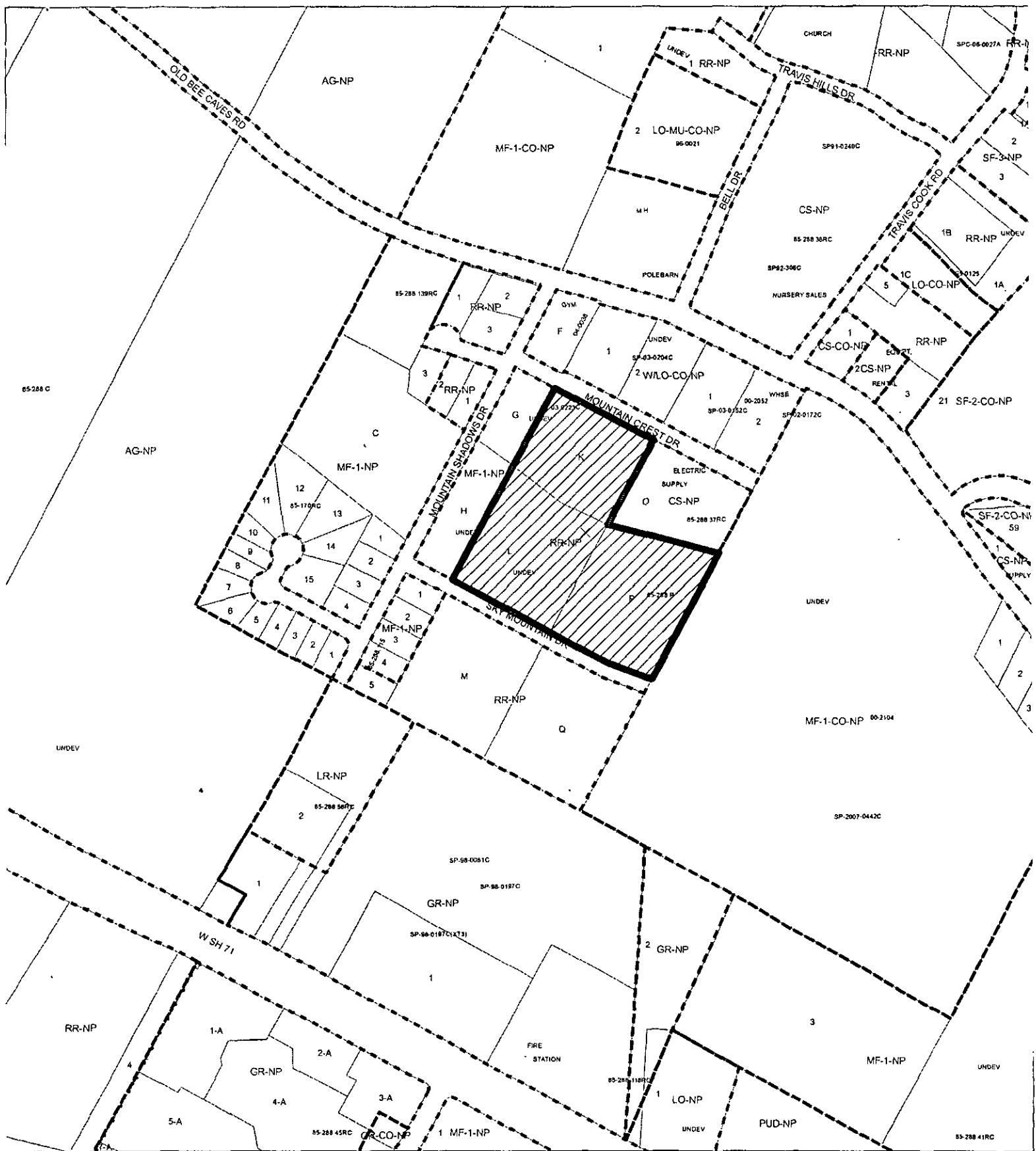

Lee Jeffingwell
Mayor

APPROVED:


Karen M. Kennard
City Attorney

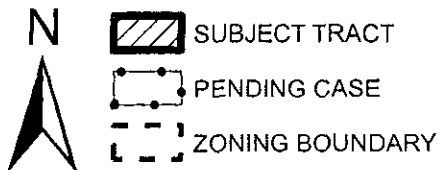
ATTEST:


Shirley A. Gentry
City Clerk



ZONING EXHIBIT A

ZONING CASE#: C14-2011-0038
 LOCATION: 8800 SKY MOUNTAIN DR
 SUBJECT AREA: 8.88 ACRES
 GRID: B21
 MANAGER: STEPHEN RYE



1"=400'

This map has been produced by the Communications Technology Management Dept. on behalf of the Planning Development Review Dept. for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.