

**ORDINANCE NO. 20120126-070**

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 8004 TWO COVES DRIVE FROM DEVELOPMENT RESERVE (DR) DISTRICT TO RURAL RESIDENCE-CONDITIONAL OVERLAY (RR-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 development reserve (DR) district to rural residence-conditional overlay (RR-CO) combining district on the property described in Zoning Case No. C14-2011-0054, on file at the Planning and Development Review Department, as follows:

Lot 14, Westcliff Section 1-A Subdivision, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat of record in Plat Book 84, Page 98B of the Plat Records of Travis County, Texas (the "Property"),

locally known as 8004 Two Coves 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:

Development of the property is limited to one dwelling unit.

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

**PART 3.** This ordinance takes effect on February 6, 2012.

**PASSED AND APPROVED**

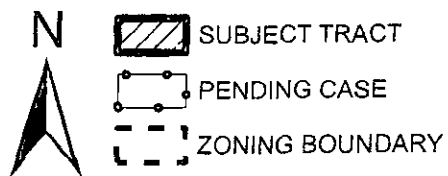
§  
§  
January 26, 2012 § Lee Leffingwell  
Lee Leffingwell  
Mayor

APPROVED: Karen M. Kennard ATTEST: Shirley A. Gentry  
Karen M. Kennard  
City Attorney  
Shirley A. Gentry  
City Clerk



# ZONING

ZONING CASE#: C14-2011-0054  
 LOCATION: 8004 TWO COVES DR  
 SUBJECT AREA: 3.88 ACRES  
 GRID: E30, E31  
 MANAGER: CLARK PATTERSON



1"=400'

This map has been produced by the Communications Technology Planning Development Review Dept. for the sole purpose of geograph the City of Austin regarding specific accuracy or completeness.

Exhibit A