

ORDINANCE NO. _____

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 1109 WEST SLAUGHTER LANE FROM SINGLE FAMILY RESIDENCE STANDARD LOT (SF-2) DISTRICT TO LIMITED OFFICE-MIXED USE-CONDITIONAL OVERLAY (LO-MU-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 single family residence standard lot (SF-2) district to limited office-mixed use-conditional overlay (LO-MU-CO) combining district on the property described in Zoning Case No. C14-2017-0123, on file at the Planning and Zoning Department, as follows:

Lot 5, Swanson's Ranchettes Subdivision, a subdivision in Travis County, Texas as recorded in Volume 16, Page 58, of the Plat Records of Travis County, Texas (the "Property"),

locally known as 1109 West Slaughter Lane in the City of Austin, Travis County, Texas, 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. The maximum number of residential units on the Property shall be limited to one unit.
- B. Vehicular access from the Property to South Chisholm Trail is prohibited except for pedestrian, bicycle, and emergency ingress and egress. All vehicular access to the Property shall be from other adjacent public streets or through other adjacent property.

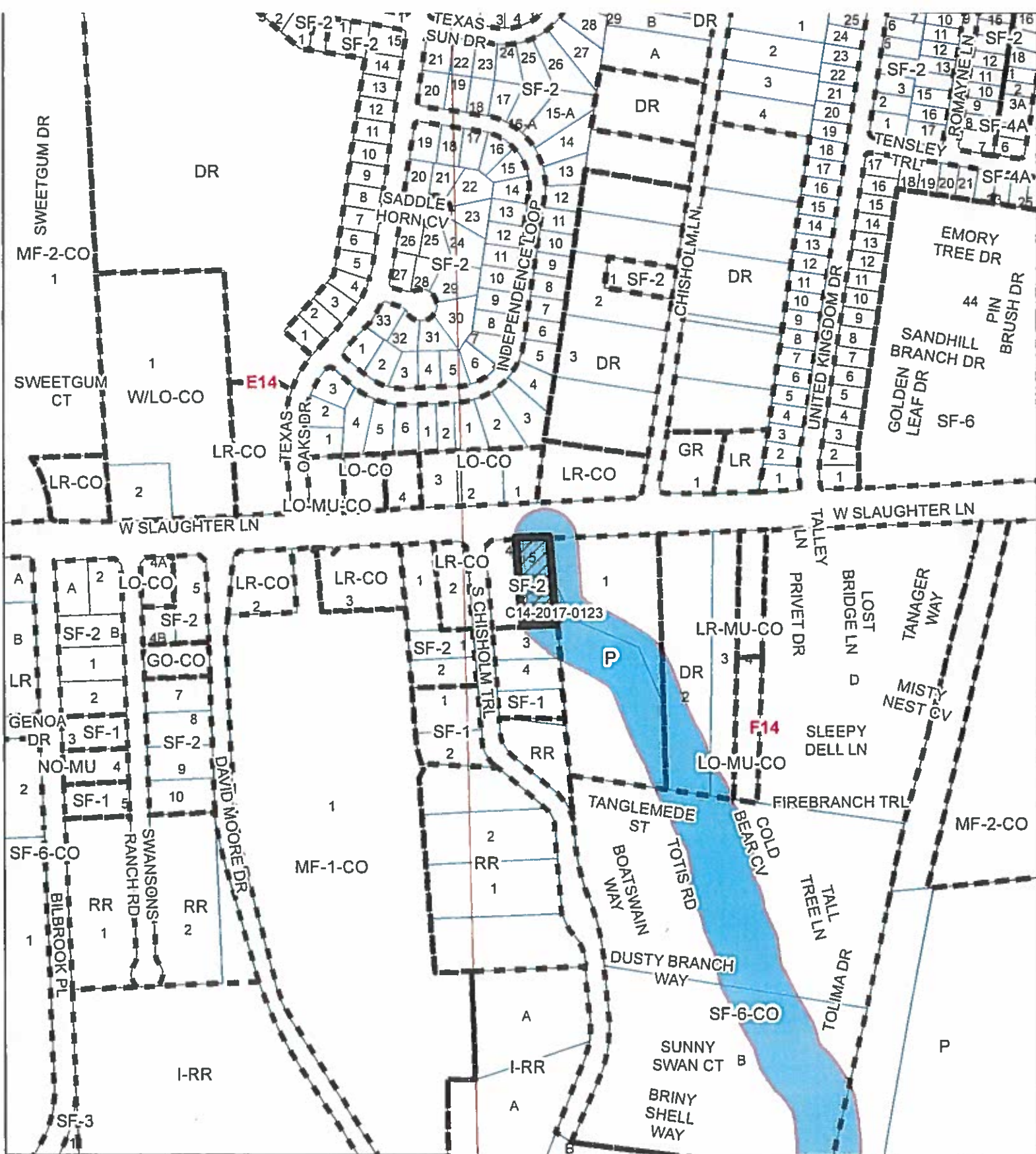
PART 3. Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the limited office (LO) district and other applicable requirements of the City Code.

PART 4. This ordinance takes effect on _____, 2018.

PASSED AND APPROVED

_____, 2018 § _____
 § _____
 § _____
Steve Adler
Mayor

APPROVED: _____ **ATTEST:** _____
Anne L. Morgan Jannette S. Goodall
City Attorney City Clerk



1" = 400'



SUBJECT TRACT



PENDING CASE



ZONING BOUNDARY



CREEK BUFFER

SOUTH CHISHOLM PROFESSIONAL OFFICE

ZONING CASE#: C14-2017-0123

LOCATION: 1109 W. SLAUGHTER LN.

SUBJECT AREA: 0.67 ACRES

GRID: F14

MANAGER: WENDY RHOADES

Exhibit A



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.