

**ORDINANCE NO. 20190131-061**

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 1001 CUMBERLAND ROAD FROM TOWNHOUSE AND CONDOMINIUM RESIDENCE-CONDITIONAL OVERLAY (SF-6-CO) COMBINING DISTRICT TO TOWNHOUSE AND CONDOMINIUM RESIDENCE-CONDITIONAL OVERLAY (SF-6-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 townhouse and condominium residence-conditional overly (SF-6-CO) combining district to townhouse and condominium residence-conditional overly (SF-6-CO) combining district on the property described in Zoning Case No. C14-2018-0090, on file at the Planning and Zoning Department, as follows:

Lot 1, Salvation Subdivision, a subdivision in Travis County, Texas, according to the map or plat of record in Document No. 201100091, in the Official Public Records of Travis County, Texas (the "Property"),

locally known as 1001 Cumberland Road 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. No single building within the Property shall have a footprint or foundation/slab area which exceeds 10,000 square feet.
- B. The maximum height of a building or structure, as defined by the City Code, on the Property is limited to 35 feet from ground level and may not exceed two stories.
- C. Development of the Property is limited to 17 dwelling units.

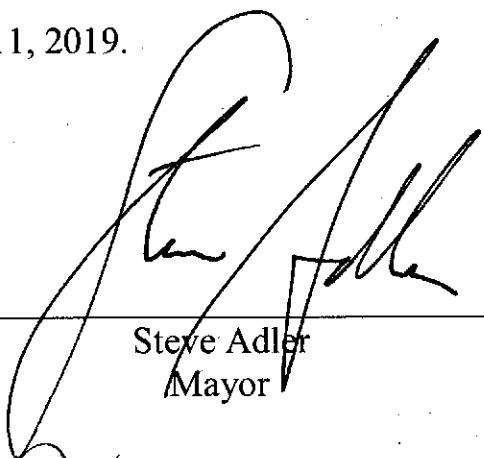
**PART 3.** Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the townhouse and condominium residence (SF-6) base district and other applicable requirements of the City Code.

**PART 4.** This ordinance takes effect on February 11, 2019.


**PASSED AND APPROVED**

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January 31, 2019

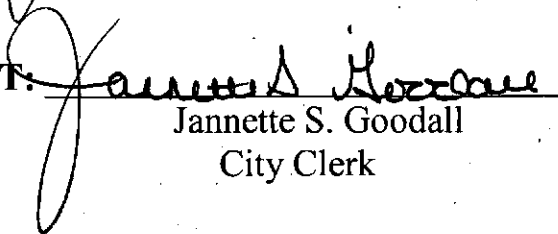
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Steve Adler  
Mayor

**APPROVED:**

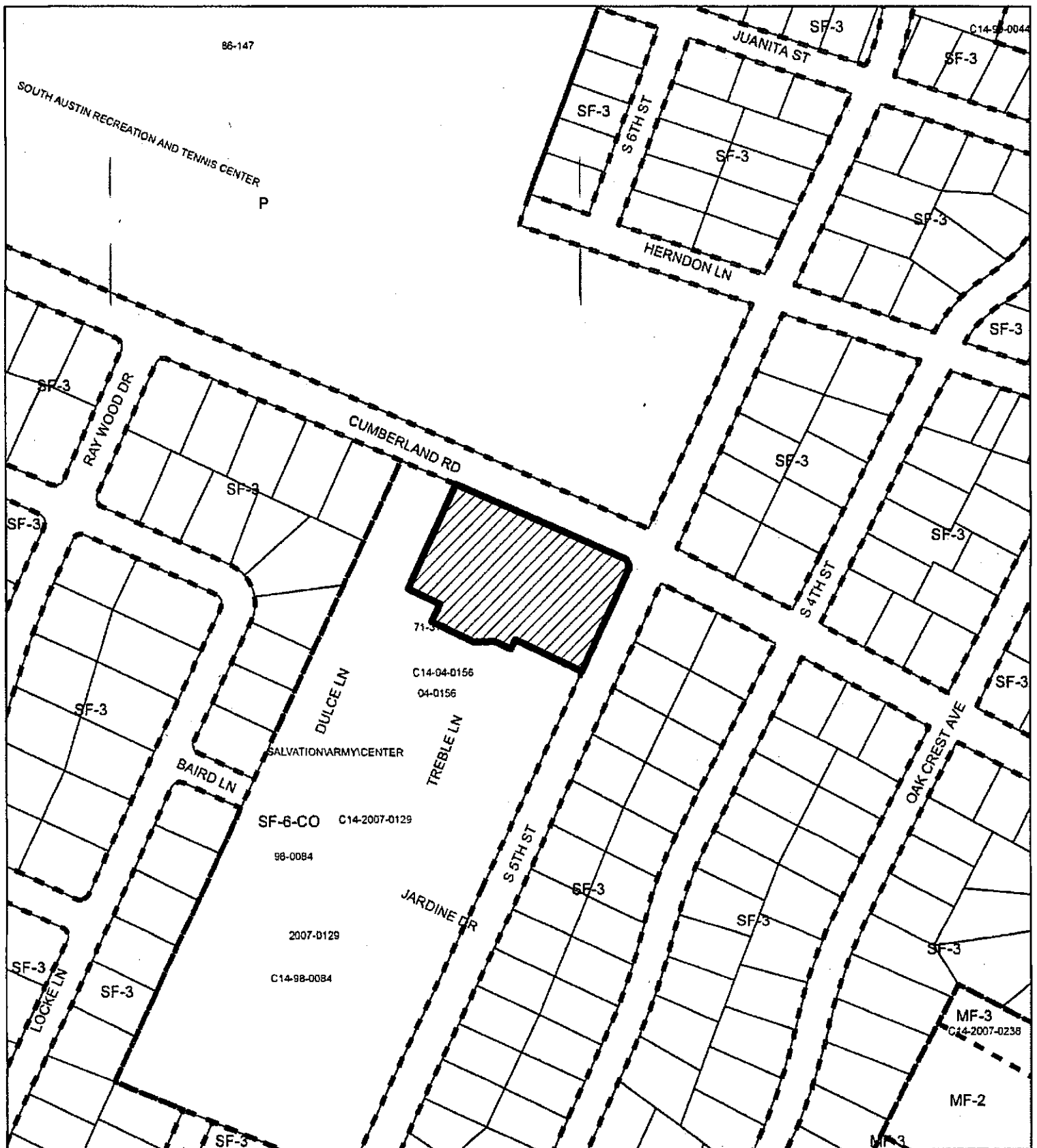
  
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Anne L. Morgan  
City Attorney




**ATTEST:**

  
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Jannette S. Goodall  
City Clerk

86-147

SOUTH AUSTIN RECREATION AND TENNIS CENTER  
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-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

**Zoning Case**  
**C14-2018-0090**

**Exhibit A**



1" = 200'

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by CTM for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.