

1-29-04
Z-7

ORDINANCE NO. _____

1 AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR
2 PROPERTY WITHIN THE CENTRAL EAST AUSTIN NEIGHBORHOOD PLAN
3 AREA TO PROHIBIT SECONDARY APARTMENT SPECIAL USE AND URBAN
4 HOME SPECIAL USE AND REZONING AND CHANGING THE ZONING MAP
5 TO PERMIT THE SPECIAL USES ON PROPERTY WITHIN SUBDISTRICT 1
6 OF THE PLAN AREA.

7
8 **BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:**
9

10 **PART 1.** Ordinance No. 011213-42 zoned property within the area generally known as
11 the Central East Austin neighborhood plan (CEA) combining district whose boundaries are
12 East Martin Luther King Jr. Boulevard on the north, Chicon Street and Northwestern
13 Avenue on the east, East 7th Street on the south and IH-35 on the west.

14
15 **PART 2.** Property within the boundaries described in Part 1 and in Zoning Case No. C14-
16 03-0175, on file at the Neighborhood Planning and Zoning Department, is rezoned to
17 prohibit secondary apartment special use and urban home special use.

18
19 **PART 3.** Secondary apartment special use and urban home special use are permitted
20 within an area whose boundaries are East Martin Luther King, Jr. Boulevard on the north,
21 Chicon Street to Rosewood Avenue and East 11th Street to Comal Street on the east, the
22 alley between East 6th Street and East 7th Street on the south and IH-35 on the west,
23 generally known as Subdistrict 1 of the CEA, in the City of Austin, Travis County, Texas,
24 and generally identified in the map attached as Exhibit "A".
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26 **PART 4.** Except as specifically restricted under this ordinance, the property in the CEA
27 plan area is subject to Ordinance No. 011213-42, that established the Central East Austin
28 neighborhood plan combining district.
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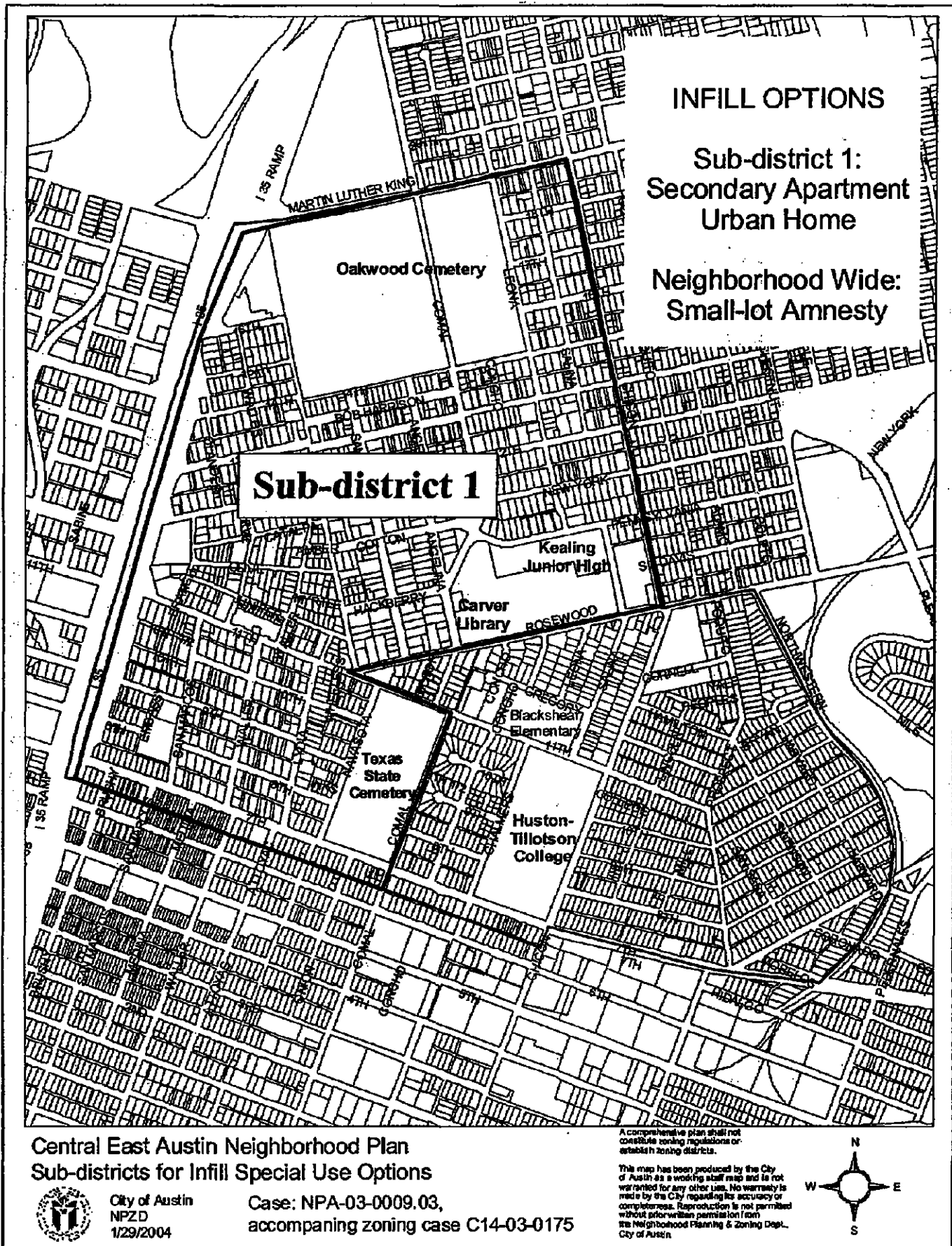
1 **PART 5.** This ordinance takes effect on _____, 2004.
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3

4 **PASSED AND APPROVED**
5

6 §
7 §
8 _____, 2004 § _____
9

10 Will Wynn
11 Mayor

12
13 **APPROVED:** _____ **ATTEST:** _____
14 David Allan Smith Shirley A. Brown
15 City Attorney City Clerk



INFILL OPTIONS

Sub-district 1:
Secondary Apartment
Urban Home

Neighborhood Wide:
Small-lot Amnesty

Sub-district 1

Central East Austin Neighborhood Plan Sub-districts for Infill Special Use Options



City of Austin
NPZD
1/29/2004

Case: NPA-03-0009.03,
accompanying zoning case C14-03-0175

A comprehensive plan shall not
constitute zoning regulations or
establish zoning districts.

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