

9-1-05  
#61

ORDINANCE NO. \_\_\_\_\_

1 **AN ORDINANCE ESTABLISHING INITIAL PERMANENT ZONING FOR THE**  
2 **PROPERTY LOCATED AT 3320-3404 SOUTH F.M. 973 ROAD AND CHANGING**  
3 **THE ZONING MAP FROM INTERIM RURAL RESIDENCE (I-RR) DISTRICT**  
4 **TO PUBLIC-CONDITIONAL OVERLAY (P-CO) COMBINING DISTRICT.**  
5

6 **BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:**  
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8 **PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to  
9 change the base district from interim rural residence (I-RR) district to public-conditional  
10 overlay (P-CO) combining district on the property described in Zoning Case No. C14-05-  
11 0070, on file at the Neighborhood Planning and Zoning Department, as follows:  
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13 Lots 3A and 3B, Resubdivision of Lot 3, Joseph Addition, a subdivision in the City  
14 of Austin, Travis County, Texas, according to the map or plat of record in  
15 Document No. 200000073, of the Official Public Records of Travis County, Texas,  
16 (the "Property")  
17

18 locally known as 3320-3404 South F.M. 973 Road, in the City of Austin, Travis County,  
19 Texas, and generally identified in the map attached as Exhibit "A".  
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21 **PART 2.** The Property within the boundaries of the conditional overlay combining district  
22 established by this ordinance is subject to the following conditions:  
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24 A site plan or building permit for the Property may not be approved, released, or  
25 issued, if the completed development or uses of the Property, considered cumulatively with  
26 all existing or previously authorized development and uses, generate traffic that exceeds  
27 2,000 trips per day.  
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29 Except as specifically restricted under this ordinance, the Property may be developed and  
30 used in accordance with the regulations established for the public (P) base district and  
31 other applicable requirements of the City Code.  
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1 **PART 3.** This ordinance takes effect on \_\_\_\_\_, 2005.  
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4 **PASSED AND APPROVED**  
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6 \_\_\_\_\_, 2005  
7  
8

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Will Wynn  
Mayor

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13 **APPROVED:** \_\_\_\_\_

David Allan Smith  
City Attorney

**ATTEST:** \_\_\_\_\_

Shirley A. Brown  
City Clerk