

**ORDINANCE NO. 20061005-046**

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 13205 U.S. HIGHWAY 183 NORTH FROM COMMUNITY COMMERCIAL-CONDITIONAL OVERLAY (GR-CO) COMBINING DISTRICT TO COMMERCIAL-LIQUOR SALES-CONDITIONAL OVERLAY (CS-1-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 community commercial-conditional overlay (GR-CO) combining district to commercial-liquor sales-conditional overlay (CS-1-CO) combining district on the property described in Zoning Case No C14-06-0167, on file at the Neighborhood Planning and Zoning Department, as follows

Lot 1, The Randall A Miller Subdivision, a subdivision in the City of Austin, Williamson County, Texas, according to the map or plat of record in Cabinet C, Slide 349, of the Official Records of Williamson County, Texas (the "Property"),

locally known as 13205 U S Highway 183 North in the City of Austin, Williamson 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

A site plan or building permit for the Property may not be approved, released, or issued, if the completed development or uses of the Property, considered cumulatively with all existing or previously authorized development and uses, generate traffic that exceeds 2,000 trips per day


Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the commercial-liquor sales (CS-1) base district and other applicable requirements of the City Code

**PART 3.** This ordinance takes effect on October 16, 2006

**PASSED AND APPROVED**

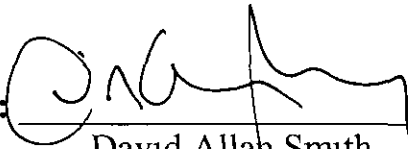
October 5, 2006

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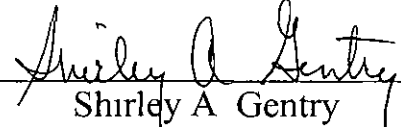
Will Wynn  
Mayor

**APPROVED:**

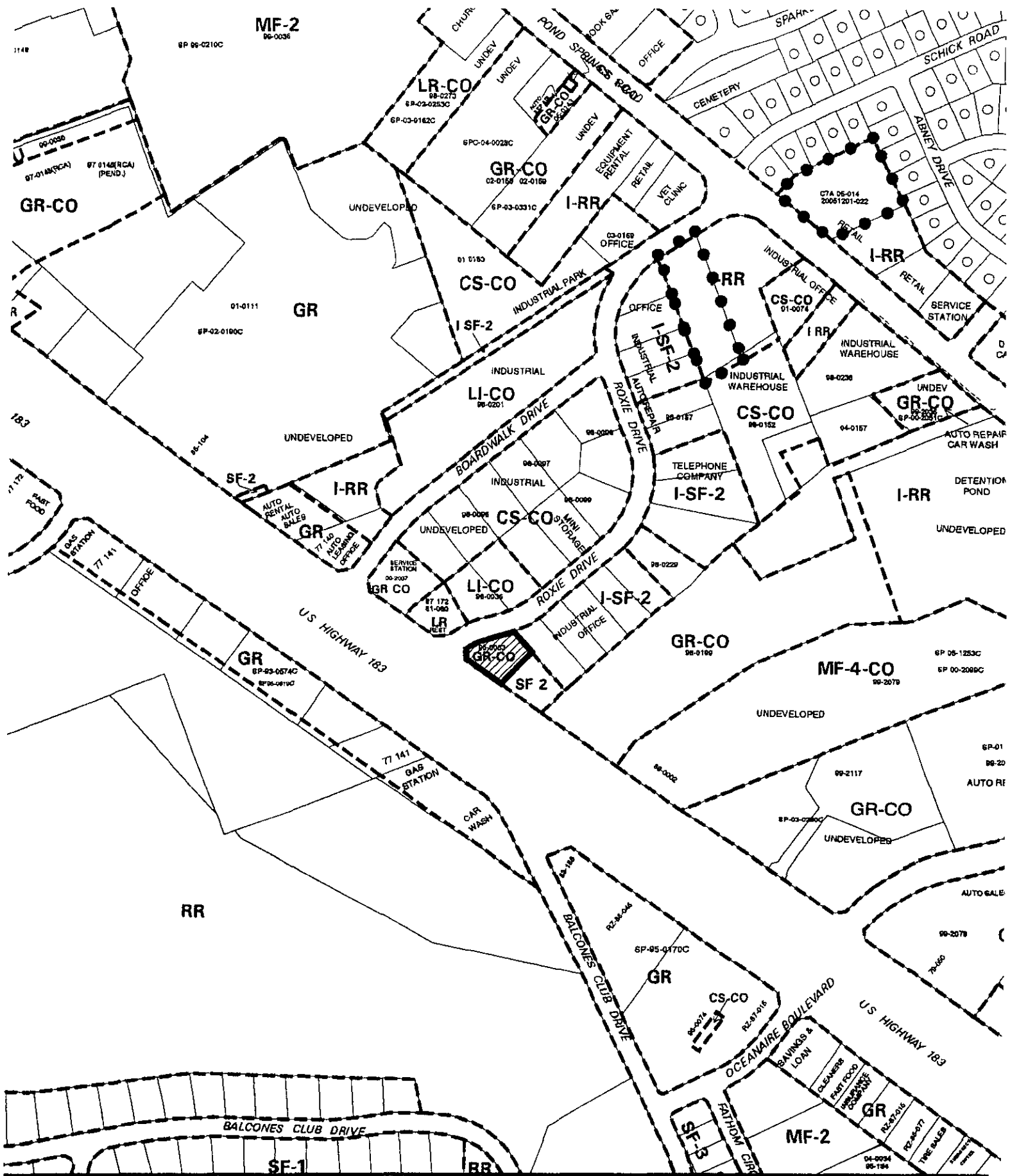


David Allan Smith  
City Attorney

**ATTEST:**



Shirley A. Gentry  
City Clerk



 1" = 400'	SUBJECT TRACT 	<b>ZONING Exhibit "A"</b>  <b>CASE # C14-06-0167</b> <b>ADDRESS 13205 N US 183 HWY</b> <b>SUBJECT AREA (acres) 0.485</b>	<b>DATE 08-08</b>  <b>INTLS SM</b>	<b>CITY GRID REFERENCE NUMBER</b>  <b>G37</b>
	PENDING CASE 			
	ZONING BOUNDARY 			
	CASE MGR S SIRWAITIS			