

ORDINANCE NO. _____

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 5101 EAST OLTORF STREET IN THE EAST RIVERSIDE/OLTORF COMBINED NEIGHBORHOOD PLAN AREA FROM COMMUNITY COMMERCIAL-CONDITIONAL OVERLAY-NEIGHBORHOOD PLAN (GR-CO-NP) COMBINING DISTRICT TO GENERAL COMMERCIAL SERVICES-CONDITIONAL OVERLAY-NEIGHBORHOOD PLAN (CS-CO-NP) 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-neighborhood plan (GR-CO-NP) combining district to general commercial services-conditional overlay-neighborhood plan (CS-CO-NP) combining district on the property described in Zoning Case No. C14-2018-0080, on file at the Planning and Zoning Department, as follows:

Lot 1, Block B, Skyline Austin, a subdivision in Travis County, Texas, according to the map or plat thereof recorded in Document No. 200200105, Plat Records of Travis County, Texas (the "Property"),

locally known as 5101 East Oltorf Street 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 following uses are not permitted uses on the Property:

Adult oriented businesses	Agricultural sales and services
Building maintenance services	Campground
Commercial blood plasma center	Construction sales and services
Equipment repair services	Equipment sales
Food sales	Maintenance and service facilities
Restaurant (general)	Restaurant (limited)
Service station	Vehicle storage

1 B. Drive-in service is prohibited as an accessory use to commercial uses on the
2 Property.
3

4 **PART 3.** Except as specifically restricted under this ordinance, the Property may be
5 developed and used in accordance with the regulations established for the general
6 commercial services (CS) base district and other applicable requirements of the City Code.
7

8 **PART 4.** The Property is subject to Ordinance No. 20061116-056 that established zoning
9 for the Parker Lane Neighborhood Plan.
10




11 **PART 5.** This ordinance takes effect on _____, 2019.
12

13 **PASSED AND APPROVED**

14
15 §
16 §
17 _____, 2019 § _____
18 Steve Adler
19 Mayor
20

21
22 **APPROVED:** _____ **ATTEST:** _____
23 Anne L. Morgan Jannette S. Goodall
24 City Attorney City Clerk
25



-  SUBJECT TRACT
 PENDING CASE
 ZONING BOUNDARY

ZONING CASE: C14-2018-0080

EXHIBIT "A"

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.


$$1'' = 400'$$