

**ORDINANCE NO. 20200409-084**

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY GENERALLY KNOWN AS THE LAVADA DURST (“DR. HEPCHAT”) HOUSE, LOCATED AT 1906 EAST 21<sup>ST</sup> STREET IN THE UPPER BOGGY CREEK NEIGHBORHOOD PLAN AREA FROM FAMILY RESIDENCE-NEIGHBORHOOD PLAN (SF-3-NP) COMBINING DISTRICT TO FAMILY RESIDENCE-HISTORIC LANDMARK-NEIGHBORHOOD PLAN (SF-3-H-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 family residence-neighborhood plan (SF-3-NP) combining district to family residence-historic landmark-neighborhood plan (SF-3-H-NP) combining district on the property described in Zoning Case No. C14H-2020-0011, on file at the Planning and Zoning Department, as follows:

The east 45 feet of the south 95 feet of Lot 2, Block 9, Outlot 46, Division B, C.R. John’s subdivision, a subdivision in Travis County, Texas, according to the map or plat thereof, recorded in Book 1, Page 3, Plat Records of Travis County, Texas (the “Property”),

generally known as the Lavada Durst (Dr. Hepcat) House, locally known as 1906 East 21<sup>st</sup> Street in the City of Austin, Travis County, Texas, generally identified in the map attached as **Exhibit “A”**.

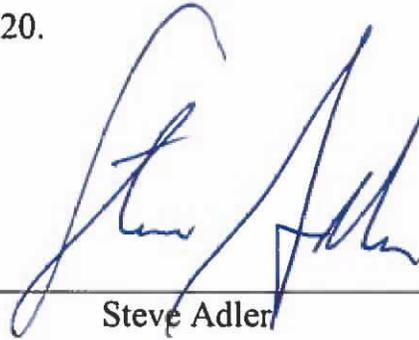
**PART 2.** The Property is subject to Ordinance No. 020801-92 that established zoning for the Upper Boggy Creek Neighborhood Plan.

**PART 3.** This ordinance takes effect on April 20, 2020.

**PASSED AND APPROVED**

\_\_\_\_\_, April 9, 2020

§  
§  
§



\_\_\_\_\_  
Steve Adler  
Mayor

**APPROVED:** Anne L. Morgan  
Anne L. Morgan  
City Attorney

by W. Thomas

**ATTEST:** Jannette S. Goodall  
Jannette S. Goodall  
City Clerk

# LOCATION MAP



-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

1" = 111'

## NOTIFICATIONS

CASE#: C14H-2020-0011  
LOCATION: 1906 E 21st Street

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.



# EXHIBIT "A"