

ORDINANCE NO. _____

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 202 RED BIRD LANE IN THE SOUTH CONGRESS COMBINED NEIGHBORHOOD PLAN AREA FROM SINGLE-FAMILY RESIDENCE STANDARD LOT-NEIGHBORHOOD PLAN (SF-2-NP) COMBINING DISTRICT TO SINGLE-FAMILY RESIDENCE SMALL LOT-NEIGHBORHOOD PLAN (SF-4A-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 single-family residence standard lot-neighborhood plan (SF-2-NP) combining district to single-family residence small lot-neighborhood plan (SF-4A-NP) combining district on the property described in Zoning Case No. C14-2022-0024, on file at the Housing and Planning Department, as follows:

Lot 25, Block 5, PLEASANT HILL ADDITION, a subdivision in Travis County, Texas, according to the map or plat thereof as recorded in Plat Book 4, Page 7 of the Plat Records of Travis County, Texas (the "Property"),

locally known as 202 Red Bird Lane in the City of Austin, Travis County, Texas, generally identified in the map attached as **Exhibit "A"**.

PART 2. Except as specifically modified by this ordinance, the Property is subject to Ordinance No. 20050818-Z003 that established zoning for the West Congress Neighborhood Plan.

PART 3. This ordinance takes effect on _____, 2022.

PASSED AND APPROVED

_____, 2022 § _____
 § _____
 § _____
 Steve Adler
 Mayor

APPROVED: _____ **ATTEST:** _____
Anne L. Morgan Myrna Rios
City Attorney City Clerk


$$1'' = 400'$$

ZONING

ZONING CASE#: C14-2022-0024

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 the Housing and Planning Department for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or



Created: 3/7/2022