

ORDINANCE NO. 050127-Z-1

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 10700 RM 2222 FROM GENERAL OFFICE-CONDITIONAL OVERLAY (GO-CO) COMBINING DISTRICT TO COMMUNITY COMMERCIAL-CONDITIONAL OVERLAY (GR-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 general office-conditional overlay (GO-CO) combining district to community commercial-conditional overlay (GR-CO) combining district on the property described in Zoning Case No. C14-04-0208, on file at the Neighborhood Planning and Zoning Department, as follows:

A 0.31 acre (13,391 sq. ft.) tract of land, more or less, out of the William Bell Survey No. 802, Travis County, the tract of land being more particularly described by metes and bounds in Exhibit "A" incorporated into this ordinance, (the "Property")

locally known as 10700 RM 2222, in the City of Austin, Travis County, Texas, and generally identified in the map attached as Exhibit "B".

PART 2. The Property within the boundaries of the conditional overlay combining district established by this ordinance is subject to the following conditions:

The following uses are prohibited uses of the Property:

Automotive sales

Automotive rentals

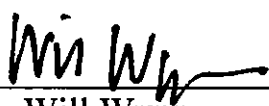
Automotive repair services

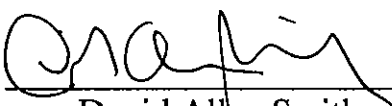
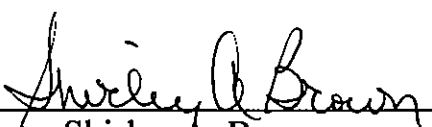
Automotive washing (of any type)

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

PART 3. This ordinance takes effect on February 7, 2005.

PASSED AND APPROVED

_____, January 27, 2005 §
 §
 § _____ 
 Will Wynn
 Mayor

APPROVED:  **ATTEST:** 
 David Allan Smith Shirley A. Brown
 City Attorney City Clerk

FIELD NOTE 644
UDG # 02-205
EXHIBIT "A"

INTERNATIONAL BANK OF COMMERCE
ZONING
TWENTY-TWO TWENTY-TWO BUSINESS PARK

DESCRIPTION

DESCRIBING A TRACT OF LAND CONTAINING 0.31 OF AN ACRE (13,391 SQUARE FEET) BEING A PART OF THE WILLIAM BELL SURVEY NO. 802, TRAVIS COUNTY, TEXAS, ALSO BEING A PART OF LOT 9, BLOCK "A", TWENTY-TWO TWENTY-TWO BUSINESS PARK, A SUBDIVISION RECORDED IN BOOK 100, PAGES 170-172 OF THE PLAT RECORDS OF THE SAID COUNTY, SAID LOT 9, BLOCK "A" BEING DESCRIBED IN A CORRECTION SUBSTITUTE TRUSTEE'S DEED TO INTERNATIONAL BANK OF COMMERCE EXECUTED ON AUGUST 7, 2001 AND RECORDED IN DOCUMENT NUMBER 2001143021 OF THE OFFICIAL PUBLIC RECORDS OF THE SAID COUNTY, SAID 0.31 OF AN ACRE BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at an iron rod found at a northwest corner of the said Lot 9, Block "A", same being the southwest corner of Lot 8, Block "A" of the said Twenty-two Twenty-two Business Park, said iron rod also being in the east right-of-way line of Sitio del Rio Boulevard (90' R.O.W., dedicated said Book 100, Pages 170-172);

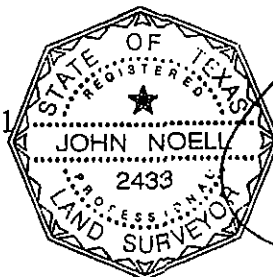
THENCE, with the southernmost line of the said Lot 8, Block "A", S72°45'17"E, 191.31 feet to an iron rod found at a southeast corner of the said Lot 8, Block "A";

THENCE, through the interior of the said Lot 9, Block "A", the following two (2) courses:

- 1) S19°35'25"W, 70.06 feet to a point;
- 2) N72°45'17"W, 191.29 feet to a point in a west line of the said Lot 9, Block "A", said line also being the said east right-of-way of Sitio del Rio Boulevard;

THENCE, with the west line of the said Lot 9, Block "A", N19°34'40"E, 70.06 feet to the POINT OF BEGINNING and containing 0.31 of an acre of land.

Field Notes Prepared by
URBAN DESIGN GROUP
3660 Stoneridge Road, # E101
Austin, Texas 78746
(512) 347-0040



John Noell
John Noell, R.P.L.S. #2433

Date: June 14, 2004

Map accompanies

Bearing Basis: Twenty-two Twenty-two Business Park, Book 100, Pages 170-172
Travis Central Appraisal District Parcel I.D. Number: 01 5137 0434
Austin Grid Map Location: MD 33

RM 2222
(R.O.W. VARIES)

INTERNATIONAL BANK OF COMMERCE
DOC. NO. 2001143021

LOT 8, BLOCK "A"
TWENTY-TWO TWENTY-TWO
BUSINESS PARK
BOOK 100, PAGES 170-172
GR ZONING

1" = 60'

POB

S72°45'17"E 191.31'

SITIO DEL RIO BLVD.
(90' R.O.W.)

70.06'
N19°34'40"E

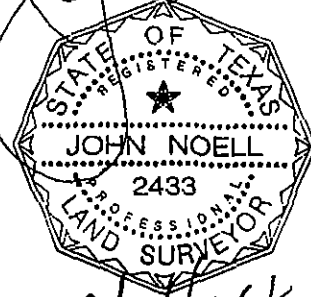
S19°35'25"W
70.06'

N72°45'17"W 191.29'

0.31 OF AN ACRE
13,391 SF TO BE
CHANGED FROM GO
TO GR ZONING

INTERNATIONAL BANK OF COMMERCE
DOC. NO. 2001143021

LOT 9, BLOCK "A"
TWENTY-TWO TWENTY-TWO
BUSINESS PARK
BOOK 100, 170-172
GO ZONING



LEGEND

● IRON ROD FOUND
POB POINT OF BEGINNING

BEARING BASIS:
TWENTY-TWO TWENTY-TWO BUSINESS PARK
(BK. 100, PG 170-172) SUBDIVISION PLAT
PREPARED BY URBAN DESIGN GROUP

NOTE: UDG FIELD NOTE DESCRIPTION NO. 644
TO ACCOMPANY THIS MAP.



Urban Design Group

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**Lease Agreement/Renewal
CITY OF AUSTIN
RECOMMENDATION FOR COUNCIL ACTION**

AGENDA ITEM NO.: 2
AGENDA DATE: Thu 02/03/2005
PAGE: 1 of 1

SUBJECT: Authorize the negotiation and execution of a lease with the International Center of Austin for approximately 10,000 square feet in the Austin Convention Center Garage, 201 East 2nd Street, for an initial term of five years, with the option to renew for a second five year term.

AMOUNT & SOURCE OF FUNDING: N/A

FISCAL NOTE: There is no unanticipated fiscal impact. A fiscal note is not required.

REQUESTING Economic Growth and **DIRECTOR'S**
DEPARTMENT: Redevelopment Services **AUTHORIZATION:** Sue Edwards

FOR MORE INFORMATION CONTACT: Sue Edwards, Director/974-7820; Frank Flauto, International Program Manager/505-4075; David Petersen, Assistant City Attorney/974-2518

PRIOR COUNCIL ACTION: N/A

BOARD AND COMMISSION ACTION: N/A

This action will authorize negotiation and execution of a 5-year agreement with the International Center of Austin for 10,000 square feet of office space in the Austin Convention Center Garage. The International Center of Austin is a non-profit corporation supporting business, educational and cultural opportunities between Austin and the rest of the world. The International Center conducts programs to enhance the internationally oriented economic growth and development of the City of Austin, the internationally oriented educational and training for the citizens of the City of Austin, and their internationally oriented cultural opportunities.

The lease will provide the International Center with a new permanent home. The International Center will compensate the City for the leased space through services to the City. Such services include providing office space and support to the City of Austin International Program and other local internationally-oriented programs and organizations, planning and executing international events in Austin, and arranging and coordinating meetings between visiting international delegations and leaders in Austin business, government and education. The International Center will pay all utility and maintenance costs for the premises, and in addition, shall renovate the premises using a \$100,000 federal grant, and contributions from its affiliated organizations.