

**ORDINANCE NO. 050303-Z-9**

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 612 HIGHLAND AVENUE IN THE OLD WEST AUSTIN NEIGHBORHOOD PLAN AREA FROM MULTIFAMILY RESIDENCE MODERATE HIGH DENSITY-NEIGHBORHOOD PLAN (MF-4-NP) COMBINING DISTRICT TO FAMILY RESIDENCE-NEIGHBORHOOD PLAN (SF-3-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 multifamily residence moderate high density-neighborhood plan (MF-4-NP) combining district to family residence-neighborhood plan (SF-3-NP) combining district on the property described in Zoning Case No. C14-04-0149.20, on file at the Neighborhood Planning and Zoning Department, as follows:

Lot 12, Block B, Division Z, Outlot 3, Terrace Park Subdivision, Original City of Austin, as more particularly described in Volume 12657, Page 461, Real Property Records of Travis County, Texas, (the "Property")

locally known as 612 Highland Avenue, in the Old West Austin neighborhood plan area, and generally identified in the map attached as Exhibit "A".

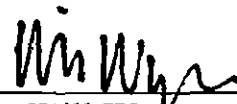
**PART 2.** Except as otherwise provided in the this ordinance, the Property is subject to Ordinance No 020926-26 that established the Old West Austin neighborhood plan combining district.

**PART 3.** This ordinance takes effect on March 14, 2005.

**PASSED AND APPROVED**

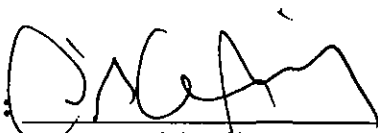
\_\_\_\_\_, March 3, 2005

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Will Wynn  
Mayor

**APPROVED:**

  
David Allan Smith  
City Attorney

**ATTEST:**

  
Shirley A. Brown  
City Clerk

