

ORDINANCE NO. 050310-Z-3

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 9420 CULLEN LANE FROM RURAL RESIDENCE (RR) 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 rural residence (RR) district to community commercial-conditional overlay (GR-CO) combining district on the property described in Zoning Case No. C14-05-0002, on file at the Neighborhood Planning and Zoning Department, as follows:

Lots 12, 14, and 16, Tom F. Dunnahoo Subdivision, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat of record in Plat Book 683, Page 1, of the Plat Records of Travis County, Texas, (the "Property")

locally known as 9420 Cullen Lane, in the City of Austin, Travis County, Texas, and 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:

1. The following uses are prohibited uses of the Property:

Bail bond services
Pawn shop services
Residential treatment

Exterminating services
Guidance services

2. The following uses are conditional uses of the Property:

Automotive rentals
Automotive sales

Automotive repair services
Automotive washing (of any type)

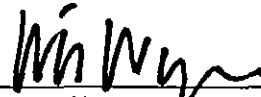
Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the community commercial (GR) base district and other applicable requirements of the City Code.

PART 3. This ordinance takes effect on March 21, 2005.

PASSED AND APPROVED

March 10, 2005

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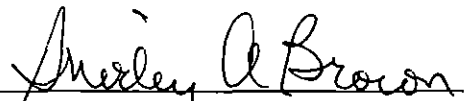
Will Wynn
Mayor

APPROVED:

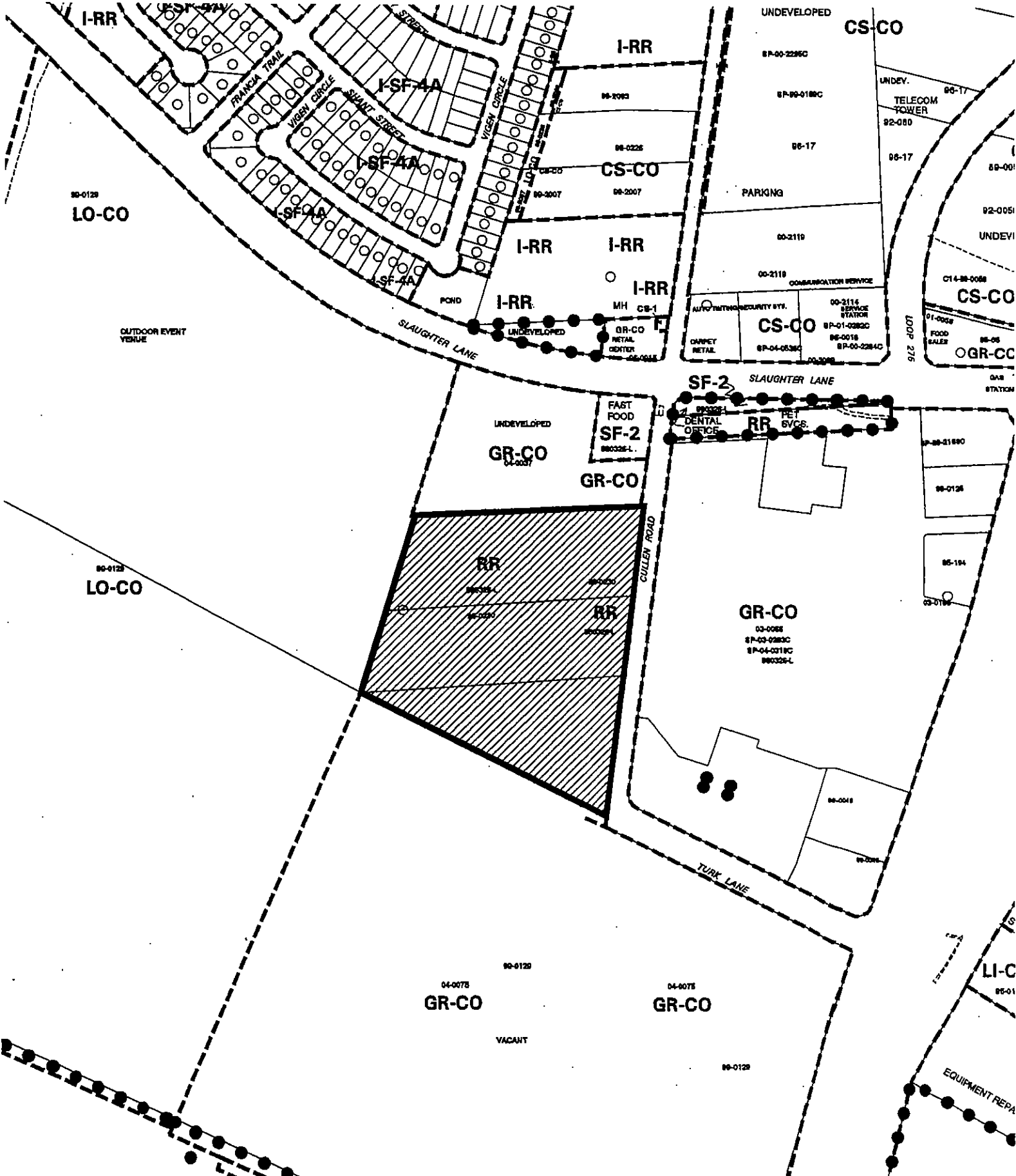


David Allan Smith
City Attorney

ATTEST:



Shirley A. Brown
City Clerk



 1" = 400'	SUBJECT TRACT 	ZONING EXHIBIT A		CITY GRID REFERENCE NUMBER F13
	PENDING CASE 			
	ZONING BOUNDARY 	CASE #: C14-05-0002 ADDRESS: 9420 CULLEN LANE SUBJECT AREA (acres): 13.906	DATE: 05-01 INTLS: SM	
	CASE MGR: W. WALSH			