

ORDINANCE NO. _____

AN ORDINANCE ESTABLISHING INITIAL PERMANENT ZONING AND REZONING THE PROPERTY LOCATED AT 1107 1/2 NORTH CAPITAL OF TEXAS HIGHWAY NORTHBOUND AND CHANGING THE ZONING MAP FROM INTERIM-RURAL RESIDENCE (I-RR) DISTRICT AND SINGLE FAMILY RESIDENCE STANDARD LOT (SF-2) DISTRICT TO PUBLIC (P) 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 interim-rural residence (I-RR) base district and single family residence standard lot (SF-2) base district to public (P) base district on the property described in Zoning Case No. C14-2026-0033, on file at the Planning Department, as follows:

2.722 acre tract of land out of the Burke Trammel Survey No. 3 and the John Beckham Survey No. 94 in the City of Austin, Travis County, Texas, and being more particularly described in a deed recorded in Volume 11093, Page 468, of the Real Property Records, Travis County, Texas, and also being a portion of the land described as being annexed and assumed from Davenport Municipal Utility District No. 1 in Ordinance No. 971120-I.

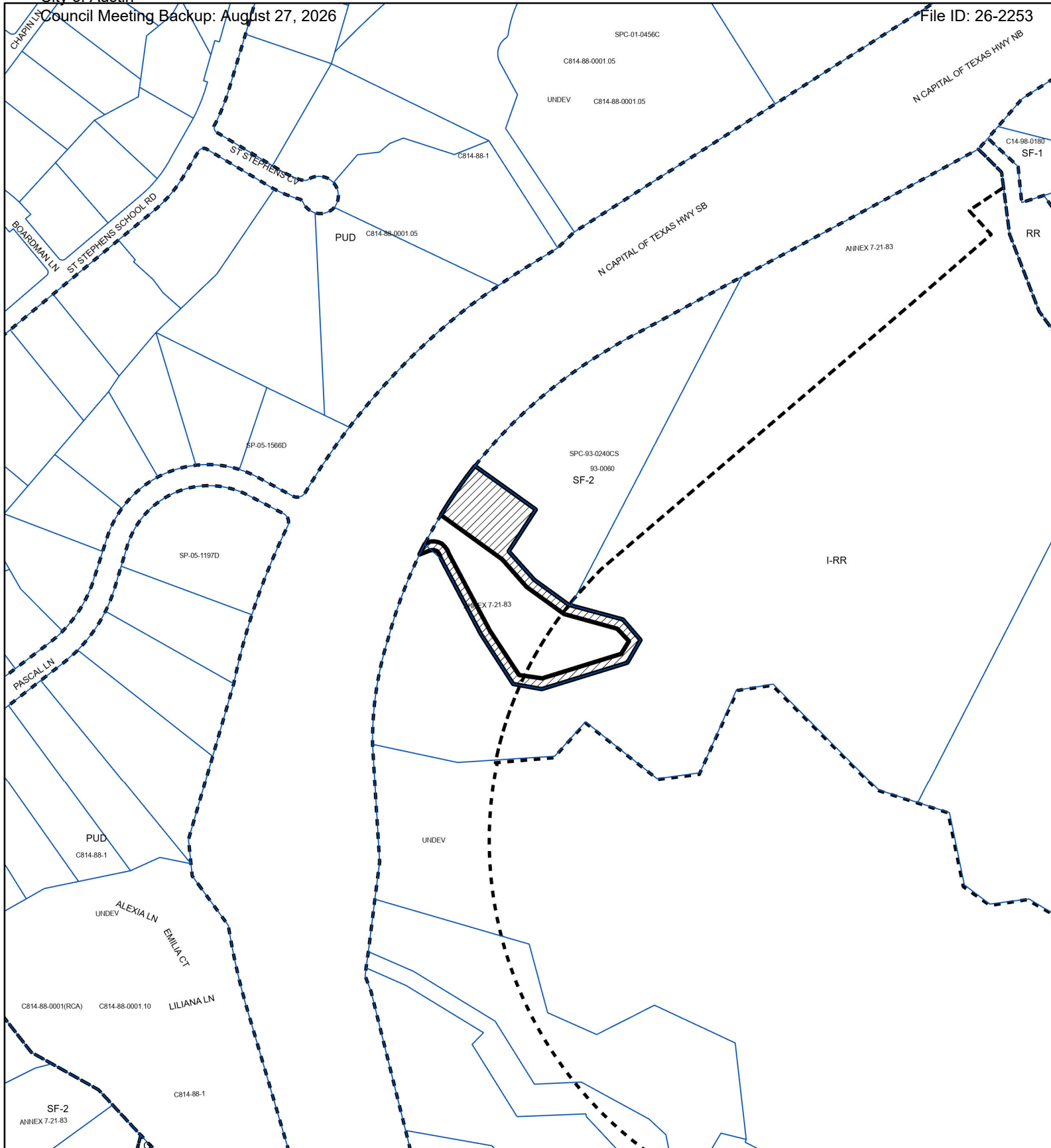
locally known as 1107 1/2 North Capital of Texas Highway Northbound in the City of Austin, Travis County, Texas, generally identified in the map attached as **Exhibit "A"**.

PART 2. This ordinance takes effect on _____, 2026.

PASSED AND APPROVED

_____, 2026 § _____
Kirk Watson
Mayor

APPROVED: _____ **ATTEST:** _____
Deborah Thomas Erika Brady
City Attorney City Clerk



-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

ZONING

ZONING CASE#: C14-2026-0033

EXHIBIT "A"

1" = 400'

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



Created: 5/19/2026