

ORDINANCE NO. \_\_\_\_\_

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 13704 IDA RIDGE DRIVE FROM INDUSTRIAL PARK (IP) DISTRICT TO COMMUNITY COMMERCIAL-MIXED USE (GR-MU) 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 industrial park (IP) district to community commercial-mixed use (GR-MU) combining district on the property described in Zoning Case No. C14-2022-0153, on file at the Housing and Planning Department, as follows:

LOT 3, BLOCK D, CENTURY PARK I SUBDIVISION, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat of record in Plat Book 87, Page 80D, of the Plat Records of Travis County, Texas (the "Property"),

locally known as 13704 Ida Ridge Drive in the City of Austin, Travis County, Texas, and generally identified in the map attached as **Exhibit "A"**.

**PART 2.** This ordinance takes effect on \_\_\_\_\_, 2023.

**PASSED AND APPROVED**

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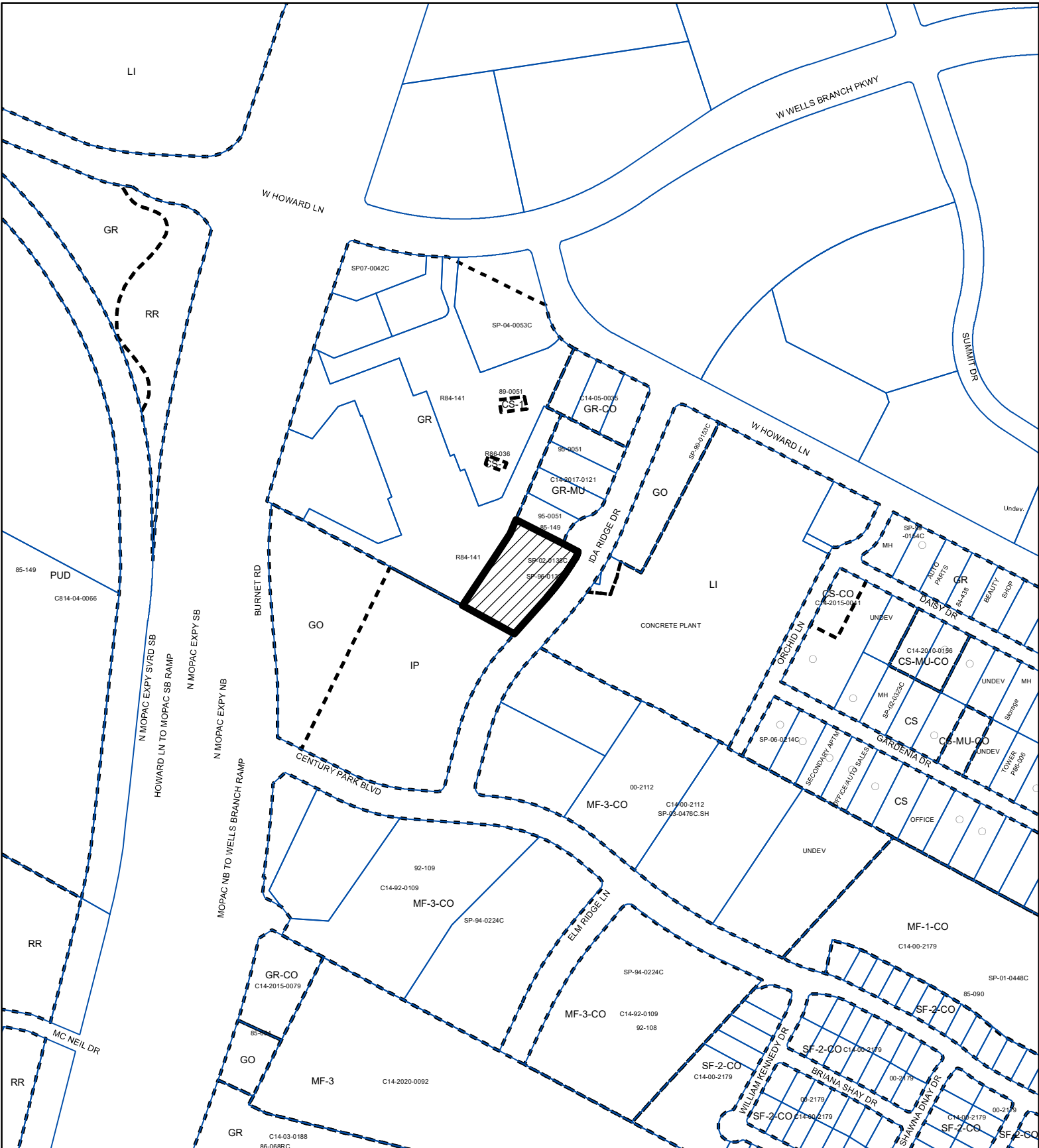
\_\_\_\_\_, 2023 § \_\_\_\_\_


Kirk Watson  
Mayor


**APPROVED:** \_\_\_\_\_ **ATTEST:** \_\_\_\_\_


Anne L. Morgan  
City Attorney

Myrna Rios  
City Clerk


$$1'' = 400'$$

 SUBJECT TRACT

 PENDING CASE

 ZONING BOUNDARY

**ZONING**  
ZONING CASE#: C14-2022-0153

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: 10/25/2022**