ORDINANCE NO. 7787

AN ORDINANCE OF THE CITY OF AMARILLO, TEXAS: PROVIDING FOR SPECIFIED CHANGES IN THE OFFICIAL ZONING MAP OF THE CITY OF AMARILLO, TEXAS; PROVIDING FOR CHANGE OF USE DISTRICT CLASSIFICATION OF SPECIFIED PROPERTY IN THE VICINITY OF WESTERN STREET AND KNOLL DRIVE, RANDALL COUNTY, TEXAS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Council adopted the "Amarillo Comprehensive Plan" on October 12, 2010, which established guidelines in the future development of the community for the purpose of promoting the health, safety, and welfare of its citizens; and

WHEREAS, the Amarillo Municipal Code established zoning districts and regulations in accordance with such land use plan, and proposed changes must be submitted to the Planning and Zoning Commission; and

WHEREAS, after a public hearing before the Planning and Zoning Commission for proposed zoning changes on the property hereinafter described, the Commission filed its final recommendation and report on such proposed zoning changes with the City Council; and

WHEREAS, the City Council has considered the final recommendation and report of the Planning and Zoning Commission and has held public hearings on such proposed zoning changes, all as required by law; and

WHEREAS, the City Council further determined that the request to rezone the location indicated herein is consistent with the goals, policies, and future land use map of the Comprehensive Plan for the City of Amarillo, Texas.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1. All of the above premises are hereby found to be true and correct legislative and factual findings of the City Council and are hereby approved and incorporated into the body of this Ordinance as if copied in their entirety.

SECTION 2. The zoning map of the City of Amarillo adopted by Section 4-10 of the Amarillo Municipal Code and on file in the office of the Planning Director is hereby amended to reflect the following zoning use changes:

> Rezoning of a 4.77 acre tract of unplatted land in Section 231, Block 2, AB&M Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Residential District 1 to Moderate Density District and being further described below:
>
> A 4.77 acre tract of land being a portion of a tract of land described in that certain Warranty Deed recorded in Volume 482, Page 302 of the Deed Records of Randall County, Texas, situated in Section 231, Block 2, A.B.& M. Survey, Amarillo, Randall County, Texas, surveyed on the ground by Robert Keys and Associates on this 20th day of September, 2017, and said tract of land being further described by metes and bounds as follows:

Commencing at a 3/8 inch iron rod, found at the most northerly northeast corner of Lot 14, Block 22, City View Estates Unit No. 6, an addition to the City of Amarillo, according to the recorded map or plat thereof, of record under Clerk's File No. 2008008023 of the Official Public Records of Randall County, Texas;

Thence N. 00° 11' 46" W., (Directional Control GPS Observation WGS-84), at 310.00 feet pass an "X" cut in concrete, found at the most northerly northeast corner of Lot 28, Block 22, of said City View Estates Unit No. 6, a total distance of 344.99 feet;

Thence S. 89° 57' 24" W., 675.88 feet to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the northeast and **BEGINNING CORNER** of this tract of land;

Thence S. 00° 34' 10" E., 629.50 feet along the west line of a tract of land described in that certain Warranty Deed recorded in Volume 467, Page 95 of the Deed Records of Randall County, Texas to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the southeast corner of this tract of land;

Thence S. 89° 57' 24" W., 330.00 feet along the north right-of-way line of Knoll Drive as dedicated by City View Estates Unit No. 2, an addition to the City of Amarillo, according to the recorded map or plat thereof, of record under Clerk's File No. 03 27227 of the Official Public Records of Randall County, Texas to a 1/2 inch iron rod, found at southwest corner of this tract of land, from whence a 1/2 iron rod with a cap stamped "FURMAN R.P.L.S. 1959", found at the northwest corner of Lot 28, Block 6, of said City View Estates Unit No. 2, bears S. 00° 34' 10" E., 59.77 feet and N. 89° 54' 31" E., 132.97 and from whence a 1/2 iron rod, found at the southwest corner of a 1.26 acre tract of land described in that certain Warranty Deed recorded in Volume 898, Page 35 of the Deed Records of Randall County, Texas bears S. 89° 57' 24" W., 290.21 feet;

Thence N. 00° 34' 10" W., 629.50 feet along the east line of said 1.26 acre tract of land and the east line of a tract of land described in that certain Warranty Deed recorded under Clerk's File No. 2015002491 of the Official Public Records of Randall County, Texas and the east line of a tract of land described in that certain Warranty Deed recorded under Clerk's File No. 2007002333 of the Official Public Records of Randall County, Texas to a 3/8 inch iron rod with a cap stamped "KEYS R.P.L.S. 2507", set at the northwest corner of this tract of land, from whence a 3/8 inch iron rod, found at the northwest corner of said tract of land described in that certain Warranty Deed recorded under Clerk's File No. 2007002333 of the Official Public Records of Randall County, Texas bears S. 89° 57' 24" W., 290.21 feet;

Thence N. 89° 57' 24" E., 330.00 feet along the south line of Lot 1, Block 2, South Side Acres Unit No. 4, an addition to the City of Amarillo, according to the recorded map or plat thereof, of record in Volume 898, Page 351 of the Deed Records of Randall County, Texas and the south line of a tract of land described in that certain Warranty Deed recorded in Volume 635, Page 315 of the Deed Records of Randall County, Texas to the **POINT OF BEGINNING**.

SECTION 3. In the event this ordinance or any part hereof is found to be invalid, such invalidity shall not affect the remaining portions of the ordinance, and such remaining portions shall continue to be in full force and effect. The Director of Planning is authorized to make corrections and minor changes to the site plan or development documents to the extent that such does not materially alter the nature, scope, or intent of the approval granted by this ordinance.

SECTION 4. All ordinances and resolutions or parts thereof that conflict with this ordinance are hereby repealed, to the extent of such conflict.

SECTION 5. This ordinance shall become effective from and after its date of final passage.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this the 28th day of May, 2019 and PASSED on Second and Final Reading on this the 4th day of June, 2019.

Freda Powell

Freda Powell, Mayor Pro Tem

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM:

Bryan McWilliams,
City Attorney

EXHIBIT "A"

DESCRIPTION

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See Plat Job #20170812

Robert Keys & Associates

Surveying / Mapping / Planning
7106 S. Bell Street, Amarillo, Texas 79109
Voice: (806) 352-1782 Fax: (806) 352-1942
Texas Firm No. 10034400
EMAIL: rka@keyssurveying.com
Web Site: www.keyssurveying.com

Surveyed: September 20, 2017

STATE OF TEXAS
REGISTERED
ROBERT E. KEYS
2507
PROFESSIONAL
LAND SURVEYOR

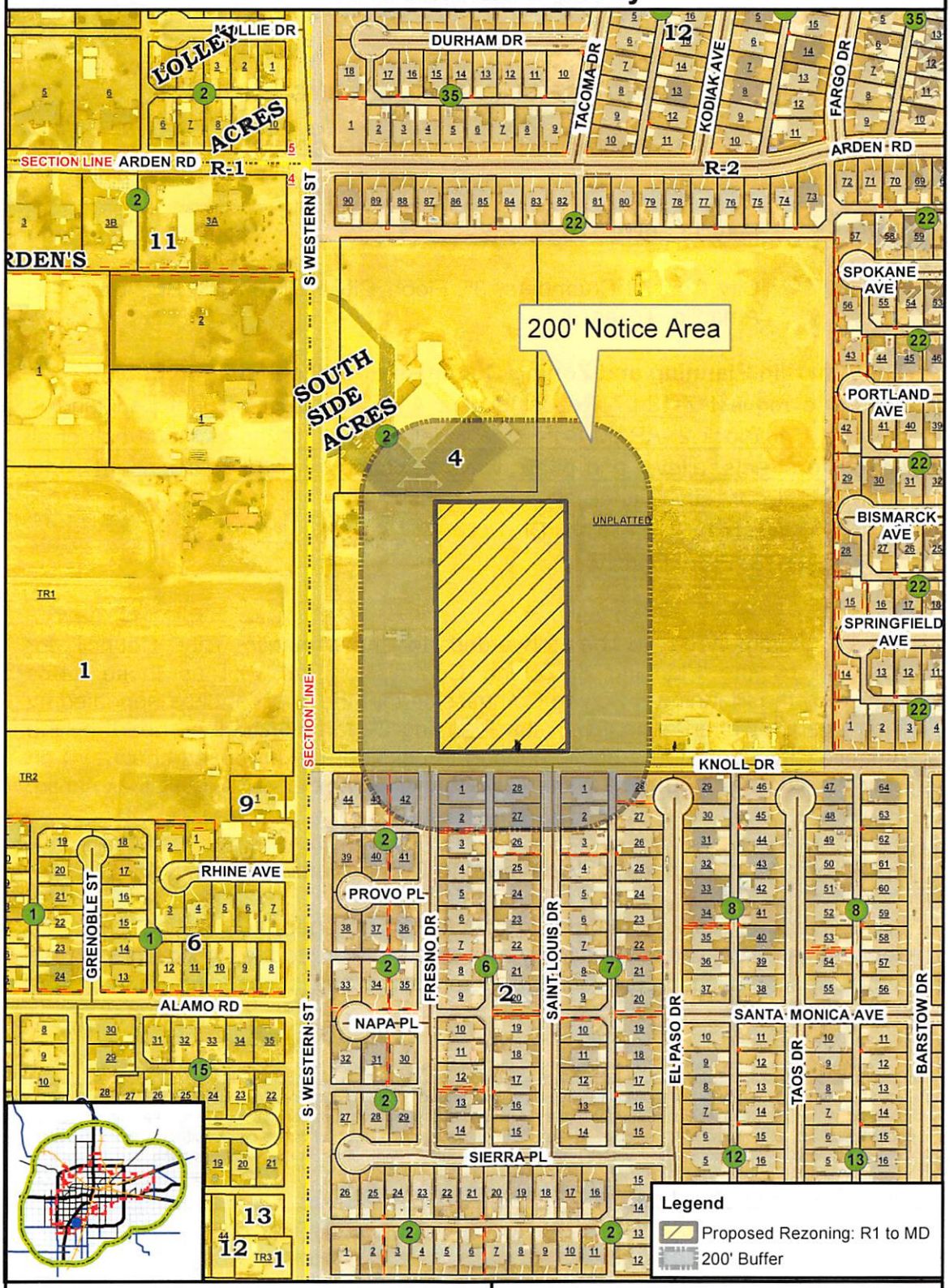
Robert E. Keys

Digitally signed by Robert E. Keys
DN: cn=Robert E. Keys, o=Robert Keys and Associates, ou, email=rkeys@keyssurveying.com, c=US
Date: 2017.09.29 16:54:36 -05'00'

Registered Professional Land Surveyor

Rezoning From Residential District-1

to Moderate Density



5828 Knoll

CITY OF AMARILLO
PLANNING DEPARTMENT

Scale: 1 inch = 300 feet
Date: 4/25/2019
Case No: Z-19-07

N W E S

Z-19-07 Rezoning of a 4.77-acre tract of unplatted land in Section 231, Block 2, AB&M Survey, Randall County, Texas plus one-half of all bounding streets, alleys, and public ways to change from a Residential- District 1 zoning district to a Moderate Density Zoning District for residential purposes.

VICINITY: Western St. and Knoll Dr.

APPLICANT/S: Barry Christy

Tax Account #: R-200-2310-1200.0

AP: L17

DISCLAIMER: The City of Amarillo is providing this information as a public service. The information shown is for information purposes only and except where noted, all of the data or features shown or depicted on this map is not to be construed or interpreted as accurate and/or reliable; the City of Amarillo assumes no liability or responsibility for any discrepancies or errors for the use of the information provided.