



DEVELOPMENT SERVICES  
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AMARILLO TX 79105-1971  
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12/23/2019

Daryl R. Furman, R.P.L.S.  
Furman Land Surveyors, Inc.  
3501 S. Georgia St., Suite "D"  
Amarillo, TX 79109

**RE: Letter of Action: Approval- Rezoning – 19.15 Acre Tract of Unplatted Land in Section 183, Block 2, AB&M Survey, Randall County, Texas**

Mr. Furman,

The City of Amarillo has approved the rezoning of a 19.15 Acre Tract of Unplatted Land from Agricultural District and Multiple Family District 1 to Multiple Family District 1 in Section 183, Block 2, AB&M Survey, Randall County, Texas, Project Number: ZB1904271 on 12/17/2019. The ordinance affecting this change is No. 7833. Enclosed you will find a copy of the ordinance.

As the Project Manager, please direct all questions to me, to avoid confusion or receipt of erroneous information. My contact information is [Brady.Kendrick@amarillo.gov](mailto:Brady.Kendrick@amarillo.gov) or 806-378-5286.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Brady Kendrick'. The signature is fluid and cursive, with a long horizontal stroke at the end.

Brady Kendrick  
Planner II

**ORDINANCE NO. 7833**

**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 GEORGIA STREET AND FARMERS AVENUE, RANDALL COUNTY, TEXAS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

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**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, exhibit attached hereto and incorporated herein:

**Rezoning of a 19.15 acre tract of unplatted land in Section 183, Block 2, AB&M Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Agricultural District and Multiple-Family District 1 to Multiple-Family District 1 and being further described below:**

A 19.15 acre± tract of land situated in Section 183, Block 2, A.B. & M. Survey, Randall County, Texas and being a portion of a 217.22 acre tract of land as described in that certain instrument of conveyance recorded under Clerk's File No. 2016014173 of the Official Public Records of Randall County, Texas. Said 19.15 acre± tract of land having been surveyed on the ground by Furman Land Surveyors, Inc. on June 26, 2019 and being more particularly described by metes and bounds as follows:

**BEGINNING** at a mag nail in asphalt found as called for in the South line of said Section 183, same point being the Southwest corner of said 217.22 acre tract and also being the Southwest corner of this tract of land, from whence a

railroad spike found as called for at the Southwest corner of said Section 183 bears North 89° 59' 53" West, 60.00 feet;

THENCE North 00° 10' 22" West (parallel with the West line of said Section 183 – base line) along the West line of said 217.22 acre tract of land, same being the East line of a 10 foot wide tract of land as conveyed to the City of Amarillo for right-of-way by instrument recorded under Clerk's File No. 2009010006 of the Official Public Records of Randall County, Texas, at 60.00 feet passing a 1/2 inch iron rod with cap stamped "FURMAN RPLS" found, a total distance of 360.25 feet to a 1/2 inch iron rod with illegible cap found in the South line of a 60 foot by 120 foot tract of land as conveyed to the City of Amarillo by instrument recorded in Volume 325, Page 736 of the Deed Records of Randall County, Texas same point being a corner of said 10 foot wide City of Amarillo tract, the most Southerly Northwest corner of said 217.22 acre tract of land and also being the most Southerly Northwest corner of this tract of land;

THENCE North 89° 46' 20" East a distance of 60.00 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" found as called for at the Southeast corner of said 60 foot by 120 foot City of Amarillo tract of land, same point being an interior jog corner of this tract of land;

THENCE North 00° 10' 22" West a distance of 60.00 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" found as called for at the Northeast corner of said 60 foot by 120 foot City of Amarillo tract of land, same point being an interior jog corner of this tract of land;

THENCE South 89° 46' 20" West along the North line of said 60 foot by 120 foot City of Amarillo Tract a distance of 60.00 feet to a 1/2 inch iron rod with illegible cap found at a corner of said 10 foot wide City of Amarillo tract;

THENCE North 00° 10' 22" West along the West line of said 217.22 acre tract of land, same being the East line of said 10 foot wide City of Amarillo tract, a distance of 291.68 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the most West Northwest corner of this tract of land, from whence a 1/2 inch iron rod with cap stamped "FURMAN RPLS" found as called for at the Northwest corner of said 217.22 acre tract of land bears North 00° 10' 22" West, 2160.44 feet;

THENCE North 44° 49' 33" East, 14.14 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the most North Northwest corner of this tract of land;

THENCE North 89° 49' 29" East, 1148.50 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set in the West line of South Georgia Place Unit No. 26, an addition to the City of Amarillo, Randall County, Texas according to the map or plat thereof recorded under Clerk's File No. 2007007538 of the Official Public Records of Randall County, Texas, same point being the Northeast corner of this tract of land, from whence a 1/2 inch iron rod with illegible cap found for the Northwest corner of said South Georgia Place Unit No. 26 bears North 00° 03' 23" West, 856.67 feet;

THENCE South 00° 03' 23" East along the West line of said South Georgia Place Unit No. 26, at 663.33 feet passing a 1/2 inch iron rod with illegible cap found at the Southwest corner of said South Georgia Place Unit No. 26, a total distance of 725.50 feet to a railroad spike found as called for in the South line of said Section 183, same point being the Southeast corner of this tract of land;

THENCE North 89° 59' 53" West along the South line of said Section 183, a distance of 1157.03 feet to the PLACE OF BEGINNING and containing a computed area of 19.15 acres of land, more or less, of which 1.59 acres± lies within the right-of-way of Farmers Avenue.

**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.

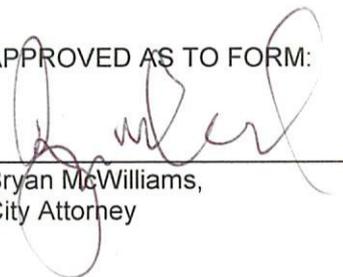
**INTRODUCED AND PASSED** by the City Council of the City of Amarillo, Texas, on First Reading on this the 10th day of December, 2019 and **PASSED** on Second and Final Reading on this the 17th day of December, 2019.

  
\_\_\_\_\_  
Ginger Nelson, Mayor

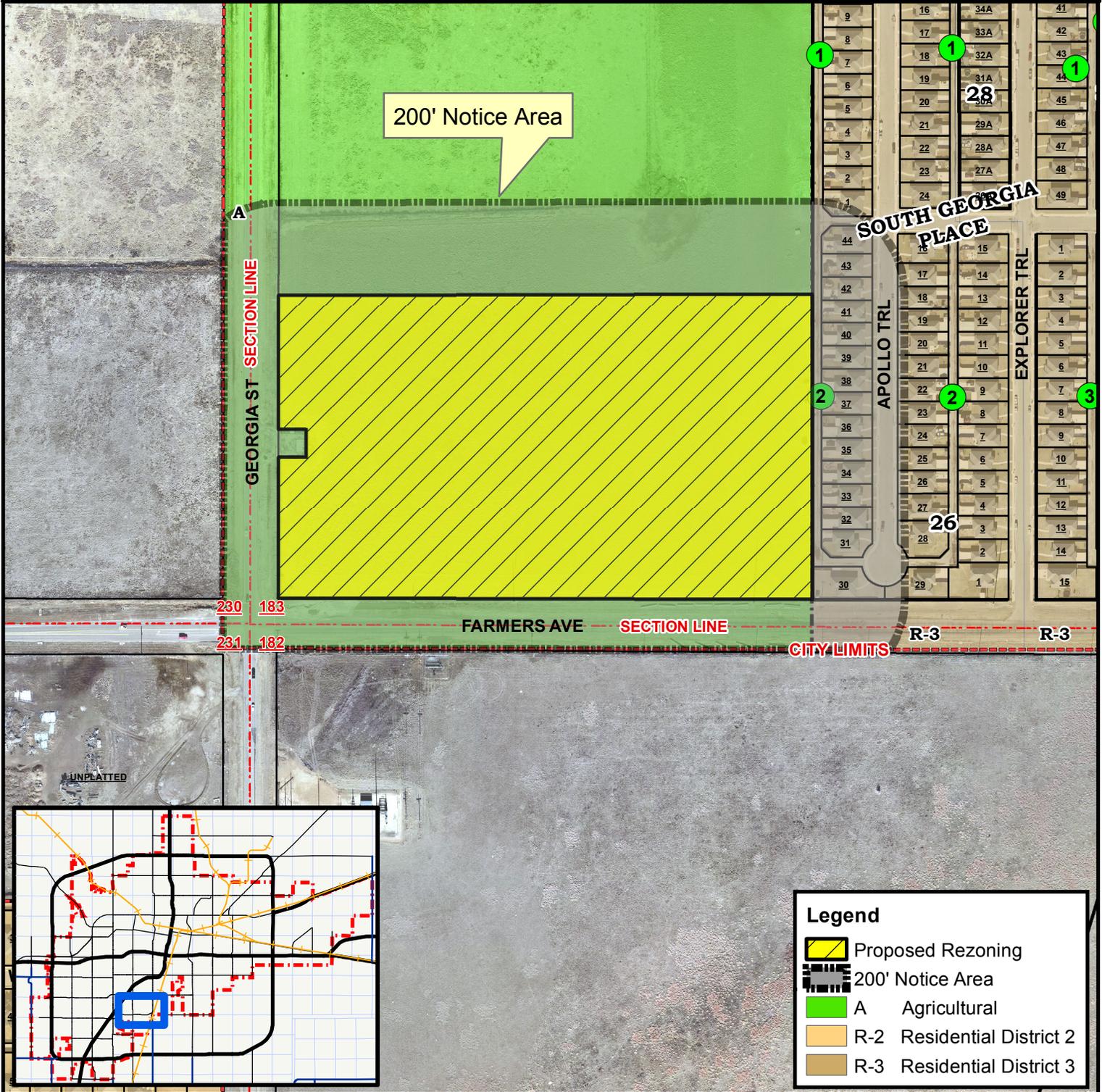
ATTEST:

  
\_\_\_\_\_  
Frances Hibbs, City Secretary

APPROVED AS TO FORM:

  
\_\_\_\_\_  
Bryan McWilliams,  
City Attorney

# REZONING FROM A & MF-1 TO MF-1



**CITY OF AMARILLO  
PLANNING DEPARTMENT**

**Scale: 1 inch = 300 feet**  
**Date: 11/12/2019**  
**Case No: Z-19-23**

**Z-19-23 Rezoning of 19.15 acre tract of land in Section 183, Block 2, AB&M Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Agricultural District and Multiple- Family District 1 to Multiple-Family District 1**

Vicinity: Farmers Ave. and Georgia St.  
 Applicant: Dustin Eggleston for 87th Street Partners, LLC

AP: M16

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.