



DEVELOPMENT SERVICES
808 S. BUCHANAN ST
PO Box 1971
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October 14, 2020

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 A to R-3 of a 17.03 acre tract of unplatted land in Section 65 (ZB2003811)

Mr. Furman,

The City of Amarillo has approved the rezoning of a 17.03 acre tract of unplatted land, in Section 65, Block 9, B.S.& F. Survey, Randall County, Texas from Agricultural District (A) to Residential District 3 (R-3), Project Number: ZB2003811 on 10/13/2020. The ordinance affecting this change is No. 7886. 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 or 806-378-5286.

Sincerely,

A handwritten signature in blue ink that reads 'Brady Kendrick'.

Brady Kendrick
Planner II

ORDINANCE NO. 7886

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 HERITAGE HILLS PARKWAY AND TRADITION PARKWAY, 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 17.03 acre tract of unplatted land in Section 65, Block 9, B.S.& F. Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways to change from Agricultural District to Residential District 3, and being further described below:

A 17.03+/- acre tract of land out Section 65, Block 9, B.S. & F. Survey, Randall County, Texas and being a portion of a 590.9343 acre tract of land described in that certain instrument of conveyance recorded under Clerk's File No. 2012013183 of the Official Public Records of Randall County, Texas, said 17.03+/- acre tract of land having been surveyed on the ground by Furman Land Surveyors, Inc. and being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron rod with cap (FURMAN) found for the Northwest corner of that certain 25.84+/- acre tract of land described in that certain instrument recorded under Clerk's File No. 2018012808 of the Official Public Records of Randall County, Texas, same being the Northeast corner of this tract of land, from whence a 1/2 inch iron rod with cap found (FURMAN) for the Northwest corner of Heritage Hills Unit No. 11, an addition to the City of Amarillo according to the map or plat thereof recorded

under Clerk's File No. 2019007958 of the Official Public Records of Randall County, Texas bears S. 89° 43' 55" E. 162.76 feet;

THENCE S. 00° 16' 05" W. 60.00 feet along the West boundary of said 25.84+/- acre tract of land to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 49° 58' 32" E. 7.69 feet to a 1/2 inch iron rod with cap (FURMAN) found for the beginning of a curve to the left whose center bears N. 79° 46' 12" E. 2359.00 feet;

THENCE Southeasterly 247.29 feet along said curve to the left with a long chord of S. 13° 16' 59" E. 247.17 feet to a 1/2 inch iron rod with cap (FURMAN) found for the end of said curve;

THENCE S. 36° 37' 38" W. 5.98 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 00° 16' 05" W. 55.00 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 89° 43' 55" E. 17.21 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 53° 48' 00" E. 8.10 feet to a 1/2 inch iron rod with cap (FURMAN) found for the beginning of a curve to the left whose center bears N. 72° 04' 16" E. 2359.00 feet;

THENCE Southeasterly 258.54 feet along said curve to the left with a long chord of S. 21° 04' 07" E. 258.41 feet to a 1/2 inch iron rod with cap (FURMAN) found for the end of said curve;

THENCE S. 32° 59' 58" W. 5.41 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 00° 16' 05" W. 55.00 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 89° 43' 55" E. 26.04 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 57° 48' 01" E. 8.49 feet to a 1/2 inch iron rod with cap (FURMAN) found for the beginning of a curve to the left whose center bears N. 64° 04' 15" E. 2359.00 feet;

THENCE Southeasterly 147.34 feet along said curve to the left with a long chord of S. 27° 43' 07" E. 147.32 feet to a 1/2 inch iron rod with cap (FURMAN) found for the end of said curve;

THENCE S. 29° 30' 29" E. 127.98 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 30° 22' 48" W. 5.02 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 00° 16' 05" W. 55.00 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 89° 43' 55" E. 29.72 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 58° 04' 46" E. 8.51 feet to a 1/2 inch iron rod with cap (FURMAN) found for the beginning of a curve to the right whose center bears S. 63° 41' 55" W. 1141.00 feet;

THENCE Southeasterly 256.86 along said curve to the right with a long chord of S. 19° 51' 08" E. 256.31 feet to a 1/2 inch iron rod with cap (FURMAN) found for the end of said curve;

THENCE S. 38° 29' 43" W. 6.19 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 00° 16' 05" W. 55.00 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 89° 43' 55" E. 11.70 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 49° 58' 02" E. 7.69 feet to a 1/2 inch iron rod with cap (FURMAN) found for the beginning of a curve to the right whose center bears S. 79° 55' 22" W. 1141.00 feet;

THENCE Southeasterly 206.02 feet along said curve to the right with a long chord of S. 04° 54' 17" E. 205.74 feet to a 1/2 inch iron rod with cap (FURMAN) found for the end of said curve;

THENCE S. 00° 16' 05" W. 35.18 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 45° 16' 05" W. 7.07 feet to a 1/2 inch iron rod with cap (FURMAN) found;

THENCE S. 00° 16' 05" W. 94.00 feet to a 1/2 inch iron rod with cap (FURMAN) found for the most West Southwest corner of the aforementioned 25.84+/- acre tract of land, same being the most West Southwest corner of the aforementioned Heritage Hills Unit No. 11, also being the Southeast corner of this tract of land;

THENCE N. 89° 43' 55" W. 669.62 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set in the East line of that certain 57.697+/- acre tract of land described in that certain instrument recorded under Clerk's File No. 2017020945 of the Official Public Records of Randall County, Texas, for the Southwest corner of this tract of land;

THENCE N. 00° 13' 27" W. 1624.06 feet along the East line of said 57.697+/- acre tract of land to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set for the Northwest corner of this tract of land;

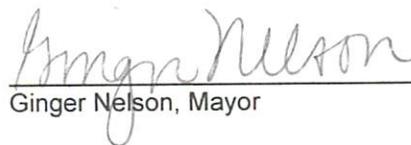
THENCE S. 89° 43' 55" E. 192.58 feet to the PLACE OF BEGINNING and containing 17.03 acres of land, more or less.

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.

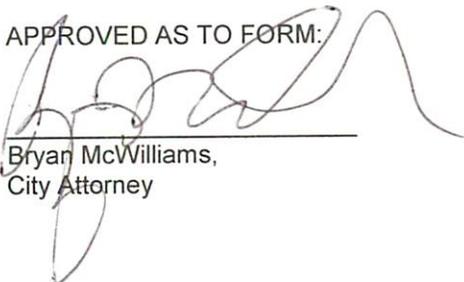
INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this the 22nd day of September, 2020 and **PASSED** on Second and Final Reading on this the 13th day of October, 2020.


Ginger Nelson, Mayor

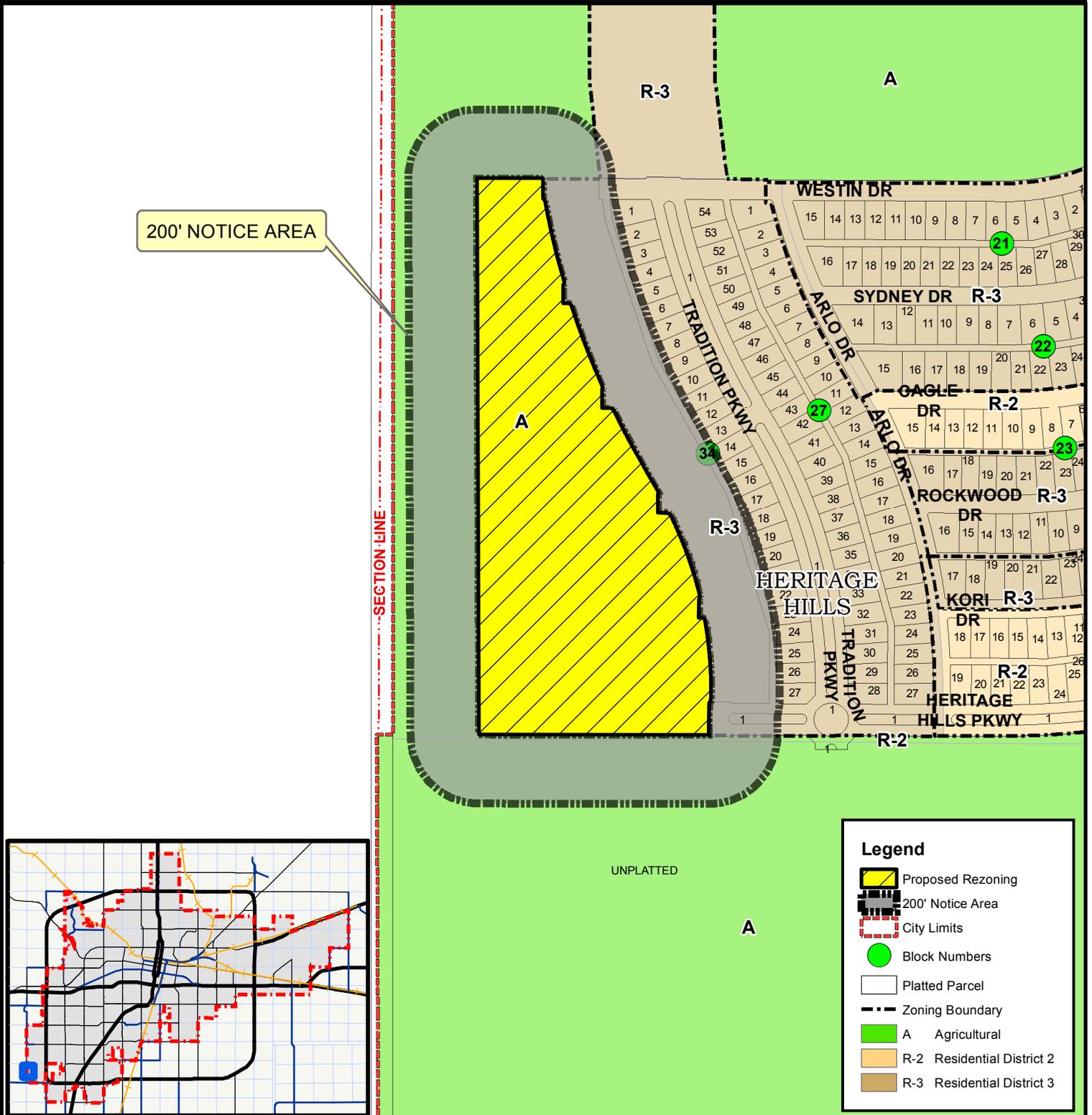
ATTEST:


Frances Hibbs, City Secretary

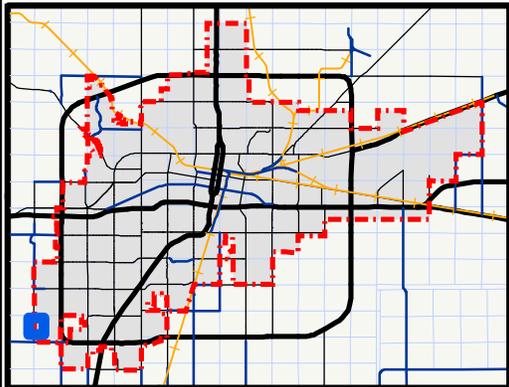
APPROVED AS TO FORM:


Bryan McWilliams,
City Attorney

REZONING FROM A TO R-3



200' NOTICE AREA



Legend

- Proposed Rezoning
- 200' Notice Area
- City Limits
- Block Numbers
- Platted Parcel
- Zoning Boundary
- A Agricultural
- R-2 Residential District 2
- R-3 Residential District 3

CITY OF AMARILLO PLANNING DEPARTMENT

Scale: 1 inch = 400 feet
 Date: 8/13/2020
 Case No: Z-20-20



Rezoning of 17.03 acre tract of unplatted land in Section 65, Block 9, B. S. & F. Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways, to change from Agriculture District to Residential District 3.

Applicant: Seth Williams for PEGA Development, LLC

Vicinity: Heritage Hills Pkwy. And Tradition Pkwy.

AP: H-17

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.