

ORDINANCE NO. 36-2021

AN ORDINANCE OF THE CITY OF ABILENE, TEXAS, AMENDING THE, "LAND DEVELOPMENT CODE" OF THE ABILENE CITY CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES; CALLING A PUBLIC HEARING; PROVIDING A PENALTY AND AN EFFECTIVE DATE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ABILENE, TEXAS:

PART 1: That Chapter 2 (Zoning Regulations) of the Land Development Code of the City of Abilene, is hereby amended by changing the zoning district boundaries as set out in Exhibit A, attached hereto and made a part of this ordinance for all purposes.

PART 2: That any person, firm or corporation violating any of the provisions of this chapter shall be deemed guilty of a misdemeanor, and upon conviction thereof, shall be punished by a fine of not more than Five Hundred Dollars (\$500.00). Each day such violation shall continue or be permitted to continue, shall be deemed a separate offense.

PART 3: That the Planning Director be, and is hereby authorized and directed to change the official Zoning Map of the City of Abilene to correctly reflect the amendments thereto.


PASSED ON FIRST READING the 29<sup>th</sup> day of July, 2021.

A notice of the time and place, where and when said ordinance would be given a public hearing and considered for final passage, was published in the Abilene Reporter-News, a daily newspaper of general circulation in the City of Abilene, said publication being on the 19<sup>th</sup> day of June, 2021, the same being more than fifteen (15) days prior to a public hearing held in the Council Chamber of the City Hall in Abilene, Texas, at 8:30 a.m. on the 12<sup>th</sup> day of August, 2021, to permit the public to be heard prior to final consideration of this ordinance. Said ordinance, being a penal ordinance, becomes effective ten (10) days after its publication in the newspaper, as provided by Section 19 of the Charter of the City of Abilene.


PASSED ON FINAL READING THIS 12<sup>th</sup> day of August, 2021.

ATTEST:

  
\_\_\_\_\_  
CITY SECRETARY

  
\_\_\_\_\_  
MAYOR

APPROVED:

  
\_\_\_\_\_  
CITY ATTORNEY



## EXHIBIT A

Change the zoning classification of the following two described tract(s), from Agricultural Open (AO) to a combination of Medium Density (MD) and Single-Family Residential (RS-6).

### TRACT 1 (AO to MD)

**BEING** a 2.808 Acre Tract out of The William Bishop Survey NO. 43, City of Abilene, Taylor County, Texas. Said 2.808-acre tract is more precisely described in metes and bounds as follows:

**BEGINNING** at a point on the north right of way of Hampton Hills Street for the southwest corner of this tract, where the southwest corner of the William Bishop Survey No. 43 bears 1002.41' S 15°29'47" W, same reference point being the southwest corner of said 21.158 acre tract;

**THENCE** North 00 degrees 03 minutes East a distance of 456.35' to a point for the northwest corner of this tract;

**THENCE** South 89 degrees 55 minutes 30 seconds East a distance of 270.35 feet to a found 3/8 inch iron rod on the west right of way of Dub Wright Boulevard for the northeast corner of this tract;

**THENCE** South 00 degrees 40 minutes West a distance of 456.75 feet along the west right of way of Dub Wright Boulevard to a point at the intersection of the on the north right of way of Hampton Hills Street and the west right of way of Dub Wright Boulevard;

**THENCE** North 89 degrees 55 minutes 30 seconds West along the on the north right of way of Hampton Hills Street a distance of 265.45 feet to the place of beginning containing an area of 2.808 acres. Not surveyed on the ground.

### TRACT 2 (AO to MD)

**BEING** a 5.428 Acre Tract out of the William Bishop Survey NO. 43, City of Abilene, Taylor County, Texas. Said 5.428-acre tract is more precisely described in metes and bounds as follows:

**BEGINNING** at a point southwest corner of this tract, where the southwest corner of the William Bishop Survey No. 43 bears 250.00' N 89°05'36" W, same reference point being the southwest corner of said 21.158 acre tract;

**THENCE** North 00 degrees 03 minutes East a distance of 910.10' to a point on the south right of way of Hampton Hills Street for the northwest corner of this tract;

**THENCE** South 89 degrees 55 minutes 30 seconds East a distance of 264.80 feet along the north right of way of Hampton Hills Street to a point at the intersection of the on the south right of way of Hampton Hills Street and the west right of way of Dub Wright Boulevard for the northeast corner of this tract;

**THENCE** South 00 degrees 40 minutes West a distance of 909.70 feet along the west right of way of Dub Wright Boulevard to a found 3/8 inch iron rod on the south line of the William Bishop Survey No. 43;

**THENCE** North 89 degrees 55 minutes 30 seconds West a distance of 255.00 feet along the south line of the William Bishop Survey No. 43 to the place of beginning containing an area of 5.428 acres. Not surveyed on the ground.

### TRACT 3 (AO to RS-6)

**BEING** a 5.225 Acre Tract out of The Williams Bishop Survey NO. 43, City of Abilene, Taylor County, Texas. Said 5.225-acre tract is more precisely described in metes and bounds as follows:

**BEGINNING** at a found 1/2 inch iron rod for the southwest corner of this tract, same being the southwest corner of the William Bishop Survey No. 43, same reference point being the southwest corner of said 21.158 acre tract;

**THENCE** North 00 degrees 03 minutes East a distance of 910.55' along the west line of the William Bishop Survey No. 43 to a point on the south right of way of Hampton Hills Street for the northwest corner of this tract;

**THENCE** South 89 degrees 55 minutes 30 seconds East a distance of 250.00 feet along the south right of way of Hampton Hills Street to a point for the northeast corner of this tract;

**THENCE** South 00 degrees 40 minutes West a distance of 910.10 feet to a point on the south line of the William Bishop Survey No. 43;

**THENCE** North 89 degrees 55 minutes 30 seconds West a distance of 250.00 feet to the place of beginning containing an area of 5.225 acres. Not surveyed on the ground.

**TRACT 4 (AO to RS-6)**

**BEING** a 2.618 Acre Tract out of The William Bishop Survey NO. 43, City of Abilene, Taylor County, Texas. Said 2.618-acre tract is more precisely described in metes and bounds as follows:

**BEGINNING** at a point on the north right of way of Hampton Hills Street for the southwest corner of this tract, where the southwest corner of the William Bishop Survey No. 43 bears 970.53' S 01°03'16" W, same reference point being the southwest corner of said 21.158 acre tract;

**THENCE** North 00 degrees 03 minutes East a distance of 456.00' along the west line of the William Bishop Survey No. 43 to a point for the northwest corner of this tract;

**THENCE** South 89 degrees 55 minutes 30 seconds East a distance of 250.00 feet to a point for the northeast corner of this tract;

**THENCE** South 00 degrees 40 minutes West a distance of 456.35 feet to a point on the north right of way of Hampton Hills Street;

**THENCE** North 89 degrees 55 minutes 30 seconds West a distance of 250.00 along the north right of way of Hampton Hills Street feet to the place of beginning containing an area of 2.618 acres. Not surveyed on the ground.

