

ORDINANCE NO. 13-2022

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 24th day of March, 2022.

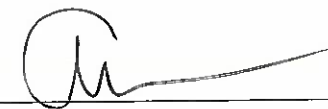
A notice of the time and place, where and when said ordinance would be given a public hearing and considered for final passage, was published in the Abilene Reporter-News, a daily newspaper of general circulation in the City of Abilene, said publication being on the 12th day of February, 2022, the same being more than fifteen (15) days prior to a public hearing at the Abilene Public Library's South Branch in the Mall of Abilene at 4310 Buffalo Gap Road in Abilene, Texas, at 8:30 a.m. on the 14th day of April, 2022, 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 in the Charter of the City of Abilene.

PASSED ON FINAL READING THIS 14th day of April, 2022.

ATTEST:




CITY SECRETARY



MAYOR

APPROVED:



CITY ATTORNEY



EXHIBIT A

Change the zoning classification of the following described land, from an Agricultural Open Space (AO) to a General Commercial (GC) District:

BEING 3.166 acres of land and being that same tract of land previously recorded as Tract Sixteen in Instrument No. 202013682, Official Public Records, Taylor County, Texas, out of the Joseph Beck Survey # 42, City of Abilene, Taylor County, Texas. Said 3.166 acre tract being more particularly described as follows;

BEGINNING at a found 1" metal pipe on the West line of U.S. Highway 277 South (100' right-of-way) at the Northeast corner of said Tract Sixteen and the Southeast corner of Block A, Fulcher Addition, Plat Cabinet 2, Slide 144-D, Plat Records, Taylor County, Texas, whence found a 1" metal pipe on the West line of said U.S. Highway 277 South at the Northeast corner of said Block A, bears N38°20'10"E 245.85' and from said point of beginning the Northeast corner of said Joseph Beck Survey # 42 is record to bear North 354 varas and East 856.66 varas;

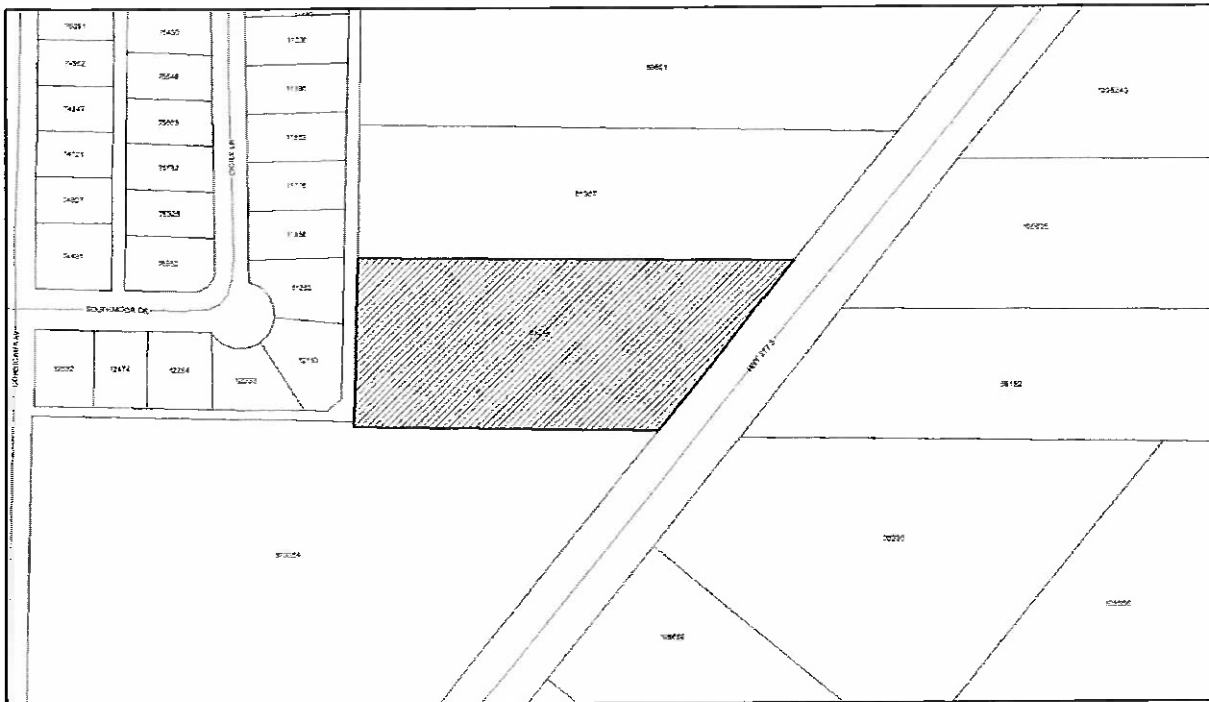
THENCE S38°37'02"W with the West line of said U.S. Highway 277 South, 313.85' to a found ¾" metal pipe at the Southeast corner of said Tract Sixteen for the Southeast corner of this tract, whence a found aluminum monument on the West line of said U.S. Highway 277 South at the Northeast corner of Lot 101, Block D, The Medical Plaza Subdivision, Plat Cabinet 3, Slide 674, Plat Records, Taylor County, Texas bears S38°38'30"W 5.31' and from said ¾ metal pipe another aluminum monument on the West line of said U.S. Highway 277 South at the Southeast corner of said lot 1 bears S38°38'30"W 909.40';

THENCE North 89°24'46"W 462.02' to a found 2" metal pipe on the East line of a 20' alley, Plat Cabinet 2, Slide 275-A, Plat Records at the Southwest corner of said Tract Sixteen for the Southwest corner of this tract, whence a found aluminum monument at the Northwest corner of said lot 101 bears N88°52'25"W 481.80';

THENCE N00°49'19"E with the East line of said 20' alley 246.91' to a found 1" metal pipe at the Northwest corner of said Tract Sixteen and the Southwest corner of said Block A, Fulcher Addition, whence a found 1" metal pipe at the Northwest corner of said Block A bears N01°15'52"E 194.60';

THENCE S89°26'24"E 654.36' to the point of beginning containing 3.166 acres of land

Location: 5308 Hwy 277 S.



-END-