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ORDINANCE NO. 53b

AN ORDINANCE OF THE CITY OF ABILENE, TEXAS, AMENDING ORDINANCE NUMBER 2025, AS AMENDED, KNOWN AS THE ZONING ORDINANCE OF THE CITY OF ABILENE, TEXAS, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; CALLING A PUBLIC HEARING; DIRECTING THE PLANNING DIRECTOR TO CHANGE THE OFFICIAL ZONING MAP OF THE CITY OF ABILENE, AND DECLARING A PENALTY.

WHEREAS, the Planning and Zoning Commission of the City of Abilene has heretofore considered an amendment to the Zoning Ordinance of the City of Abilene by changing the zoning district boundaries of the property hereinafter described, and, in connection therewith, held a public hearing and gave notice, as required by the laws of The State of Texas and the City of Abilene, and, following said hearing, has made its report and recommendation to the City Council; now, therefore,

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

PART 1: Ordinance Number 2025, as amended, known as the Zoning Ordinance of the City of Abilene, is hereby further amended by changing the zoning district boundaries, as hereinafter set forth: from an RA (Residence Agriculture) District to an RM-1 (Multiple Family Residential) District. The legal description being out of and a part of A. Thompson Survey 37, Taylor County, Texas, and described as follows:

BEGINNING at a point, a 3/8" Iron Rod set on the East Boundary Line of Denton Street, Said point being the most Westerly Southwest Corner of Block No. 1, Section No. 4, Baker Heights Addition, and being the Northwest Corner of this tract.

THENCE S 88° 00' E 398.6 feet to a 3/8" Iron Rod set at the most Southern Corner of Said Block No. 1, Section No. 1, Baker Heights Addition.

THENCE N 35° E 235 feet to a 3/8" Iron Rod set at the most Easterly Corner of Said Block No. 1 and being the Northeast Corner of this tract.

THENCE S 40° 59' E 594.4 feet to a point on the Northwest Right of Way of U.S. Highway 277, and being the Southeast Corner of this tract.

THENCE S 37° 31' W along Said Highway Right of Way 50 feet to a 3/8" Iron Rod set for the Northeast Corner of an existing Service Station Tract.

THENCE S 89° 44' W along the North line of Said Service Station Tract 250 feet to a 3/8" Iron Rod set for the Northwest Corner of Same.

THENCE S 37° 31' W 250 feet to a 3/8" Iron Rod set for the Southwest Corner of Said Service Station Tract on the North Boundary Line of Texas Avenue.

THENCE S 89° 44' W 252.6 feet along the North line of Texas Avenue to a point on the East Boundary Line of Denton Street and being the Southwest Corner of this tract.

THENCE North along the East line of Denton Street 171.10 feet to the P. C. of a Curve to the left.

THENCE around Said Curve having a Central Angle of 40° 30' and a Radius of 165.5 feet; a distance of 116.6 feet to the P. T. of Same.

THENCE N 40° 30' W along the Northeast line of Denton Street 305 feet to the point of beginning and containing 6.914 acres of land, more or less.

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PART 2: That, upon passage of this ordinance on first reading, the City Secretary be, and she is hereby, authorized and directed to cause to have published in the Abilene Reporter News, a daily newspaper of general circulation in the City of Abilene, a notice that a public hearing will be held in the Council Chamber of the City Hall, in Abilene, Texas, at 9:00 A.M., on the 8<sup>th</sup> day of April, 1971, to permit the public to be heard prior to consideration of this ordinance for second and final reading, said publication to be made more than fifteen (15) days prior to the time designated for such public hearing.

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

PART 4: 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 Two Hundred (\$200.00) Dollars. Each such violation, which shall continue, or be permitted to continue, shall be deemed a separate offense.

PASSED ON FIRST READING, this 11 day of March, A.D., 1971.

After passage, 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 16 day of March, 1971, the same being more than fifteen (15) days prior to the time designated for said hearing. After such opportunity for the public to be heard, said ordinance was passed on its second and final reading.

PASSED ON SECOND AND FINAL READING, this 8<sup>th</sup> day of April,

A.D., 1971.

ATTEST:

Ruth Hodgin  
CITY SECRETARY

J. C. Zentley  
MAYOR

APPROVED:

Ben Miederhen Jr.  
CITY ATTORNEY