

ORDINANCE NO. 67-2021

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.

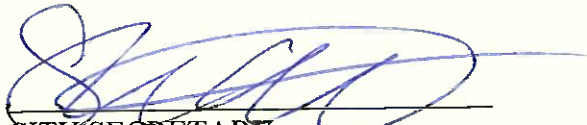
PART 3: That the Planning Director be, and is hereby authorized and directed to change the official Zoning Map of the City of Abilene to correctly reflect the amendments thereto.

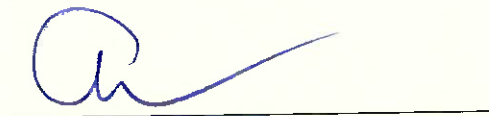
PASSED ON FIRST READING the 18th day of November, 2021.

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 16th day of October, 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 2nd day of December, 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 in the Charter of the City of Abilene.

PASSED ON FINAL READING THIS 2nd day of December, 2021.

ATTEST:


CITY SECRETARY


MAYOR

APPROVED:



CITY ATTORNEY



EXHIBIT A

Change the zoning classification of the following described land, from an Agricultural Open (AO) District to a Neighborhood Retail (NR) District:

BEING 4.51 acres out of the W.J. Reddell Pre-Emption Survey in Taylor County, Texas, said 4.51 acres being part of Lot 1 in Block A of the Oakridge Church of Christ Addition to the City of Abilene, Taylor County, Texas, as shown by plat recorded on Slide 166 in Cabinet 1 of Plat Records for Taylor County, Texas, and all being part of a 9.67-acre tract recorded on Page 350 in Volume 1822 of Official Public Records of Real Property in Taylor County, Texas, said 4.51 acres being more particularly described by metes-and-bounds as follows:

BEGINNING at a 3/8-inch rebar found on the north line of right-of-way for F.M. Highway 707 (a.k.a. Beltway South) at the southwest corner of said 9.67-acre tract and for the southwest corner of this 4.51-acre tract;

THENCE North 1° 52' 09" East at 416.5 feet pass the north boundary line of said Lot 1 in Block A of the Oakridge Church of Christ Addition and continuing along for a total distance of 716.54 feet, to a 3/8-inch rebar set at the northwest corner of said 9.67-acre tract and for the northwest corner of this 4.51-acre tract;

THENCE South 89° 58' 28" East for a distance of 248.88 feet along the north boundary line of said 9.67-acre tract, to a 3/8-inch rebar set for the northeast corner of this tract;

THENCE South 2° 05' 29" East for a distance of 719.93 feet to a 3/8-inch rebar bound on the north line of right-of-way for F.M. Highway 707 (a.k.a. Beltway South) and the south boundary line of said 9.67-acre tract and for the southeast corner of this 4.51-acre tract;

THENCE North 89° 20' 52" West for a distance of 298.54 feet along the north line of right-of-way of said highway and the south boundary line of said 9.67-acre tract, to the **PLACE OF BEGINNING**.

location: 3250 Beltway South



-END-