

ORDINANCE NO 20070927-032

AN ORDINANCE VACATING THE 900 BLOCK OF BANYON STREET, THE 1000 BLOCK OF AGGIE LANE, AND A 5 FOOT WIDE RIGHT-OF-WAY SEGMENT ADJACENT TO 1013 AGGIE LANE

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN

PART 1 Council approves vacating 18,326 square feet of Aggie Lane, described in Exhibit A, attached to and incorporated as part of this ordinance, to Crestview Station LLR Land LP, or its designee, subject to public utility and drainage easements, if any

PART 2 Council approves vacating a portion of Aggie Lane, being that certain 5 foot wide strip of land conveyed to the City of Austin for street purposes, described in Exhibit B, attached to and incorporated as part of this ordinance, to Crestview Station LLR Land LP, or its designee, subject to public utility and drainage easements, if any

PART 3 Council approves vacating 15,405 square feet of Banyon Street, described in Exhibit C, attached to and incorporated as part of this ordinance, to Crestview Station LLR Land LP, or its designee, subject to public utility and drainage easements, if any

PART 4 Stratus Properties, Inc , a Delaware corporation, through its agent, Stratus Properties Operating Company, a Delaware partnership, acting on behalf of Crestview Station LLR Land LP has posted certified funds of \$250,964 (the fair market value of the area being vacated) with the City, to be deposited after approval of this ordinance

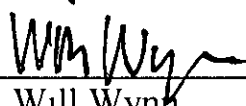
PART 5 The vacations described in Part 1, 2, and 3 of this Ordinance are contingent upon the deposit of the certified funds, as described in Part 4

PART 6 This ordinance takes effect on October 8, 2007

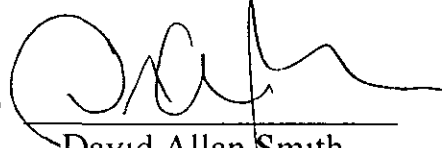
PASSED AND APPROVED

September 27, 2007

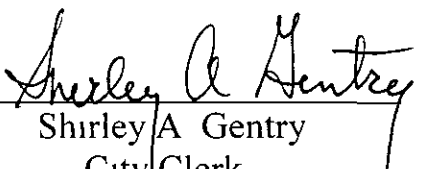
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§
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Will Wynh
Mayor

APPROVED 

David Allan Smith
City Attorney

ATTEST 

Shirley A Gentry
City Clerk

EXHIBIT A'

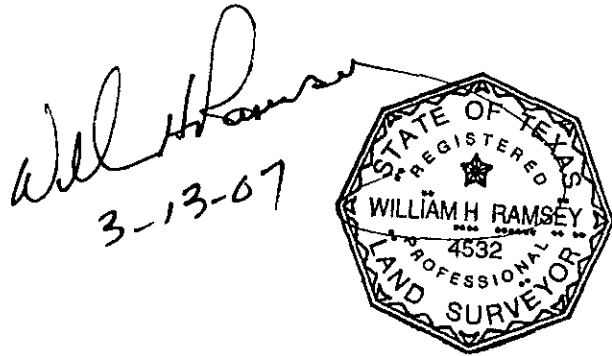
EXHIBIT ' _____

(RIGHT-OF-WAY VACATION)
AGGIE LANE

0.421 ACRE (18326 SQUARE FEET) OF LAND BEING ALL OF AGGIE LANE A 50.00 FOOT WIDE PUBLIC RIGHT-OF-WAY HAVING BEEN DEDICATED BY THE RESUBDIVISION OF LOTS 21, 22 AND 23 BLOCK A NORTH GATE ADDITION A SUBDIVISION IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS WHOSE PLAT IS RECORDED IN VOLUME 4 PAGE 292 OF THE PLAT RECORDS OF SAID COUNTY SAID RIGHT-OF-WAY TO BE VACATED AS SHOWN ON THE ATTACHED SKETCH

REFERENCES

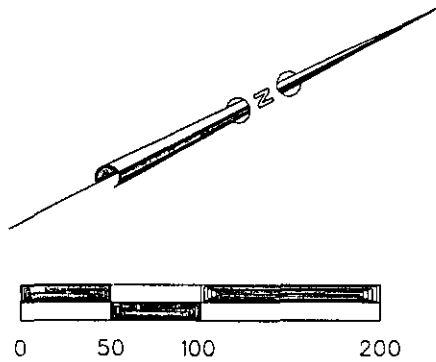
TCAD MAP 02-3510
AUSTIN GRID K-29



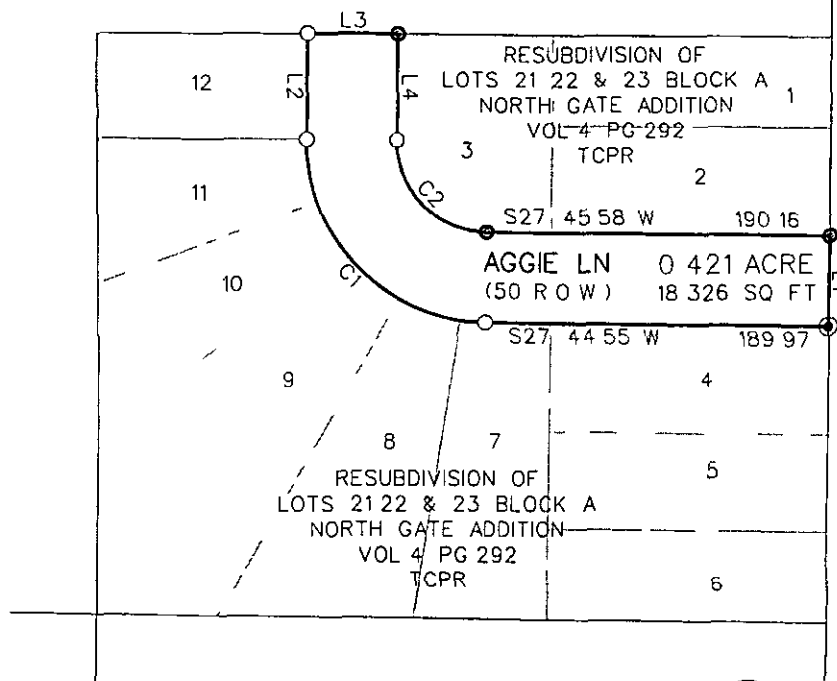
FIELD NOTES REVIEWED
By JOHN MOORE Date 3-13-2007
Engineering Support Section
Department of Public Works
and Transportation

LEGEND

- 1/2 IRON ROD FOUND
- ⊙ 1/2 IRON PIPE FOUND
- 5/8 IRON ROD WITH PLASTIC CAP MARKED RPLS 4532 SET



MORROW STREET (50 ROW)



| CURVE | LENGTH | DELTA | RADIUS | DIRECTION | CHORD |
|-------|--------|-------------|--------|----------------|--------|
| C1 | 157.08 | 89° 59' 55" | 100.00 | S72° 45' 58" W | 141.42 |
| C2 | 78.54 | 89° 59' 56" | 50.00 | N72° 46' 01" E | 70.71 |

| LINE | DIRECTION | DISTANCE |
|------|----------------|----------|
| L1 | S62° 00' 40" E | 49.94 |
| L2 | N62° 14' 08" W | 58.76 |
| L3 | N27° 45' 51" E | 50.00 |
| L4 | S62° 14' 08" E | 58.76 |

William H. Ramsey
3-13-07



RAMSEY LAND SURVEYING LLC

8718 SOUTHWEST PARKWAY
P O BOX 92768
AUSTIN TEXAS 78709-2768
PHONE (512) 301-9398
FAX (512) 301-9395
bramsey@lsurveyng.com

EXHIBIT AGGIE LANE RIGHT-OF-WAY

JOB NO 736 13

COA GRID NO K 29

736\AGLNEX.DGN CAR 03.03.06

EXHIBIT B

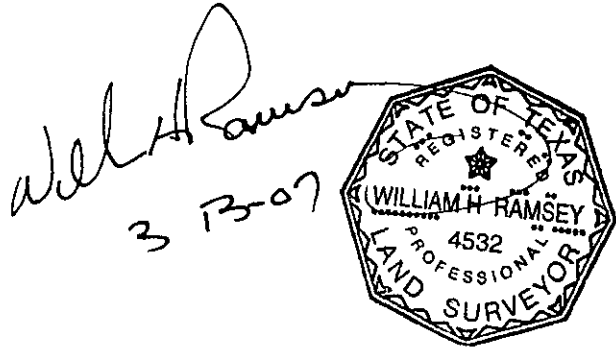
EXHIBIT ' _____ '

(RIGHT-OF WAY VACATION)
PORTION OF AGGIE LANE

BEING A PORTION OF AGGIE LANE AND BEING ALL OF THAT CERTAIN 5 FOOT WIDE STRIP OF LAND CONVEYED TO THE CITY OF AUSTIN FOR STREET PURPOSES, BY DEED RECORDED IN VOLUME 4720 PAGE 771 OF THE DEED RECORDS OF SAID COUNTY BEING THE NORTH 5 FEET OF LOT 10 RESUBDIVISION OF LOTS 21 22 & 23 BLOCK A NORTHGATE ADDITION A SUBDIVISION WHOSE PLAT IS RECORDED IN VOLUME 4 PAGE 292 OF THE PLAT RECORDS OF SAID COUNTY SAID PORTION OF AGGIE LANE TO BE VACATED AS SHOWN ON THE ACCOMPANYING SKETCH

REFERENCES

TCAD MAP 2-3510
AUSTIN GRID NO K-29

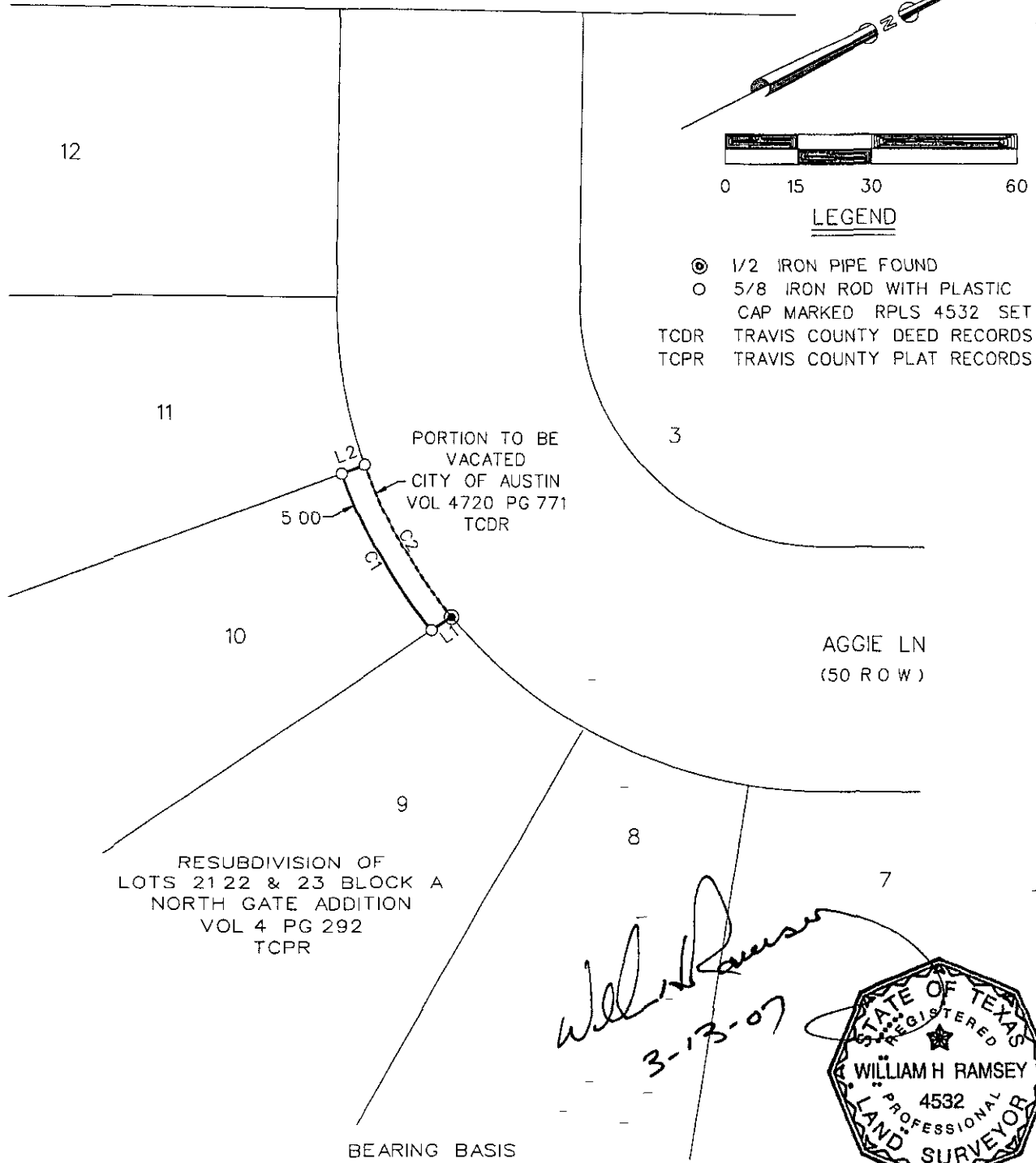


FIELD NOTES REVIEWED

By John H. Moore Date 3-13-2007
Engineering Support Section
Department of Public Works
and Transportation

| CURVE | LENGTH | DELTA | RADIUS | DIRECTION | CHORD |
|-------|--------|----------|--------|-------------|-------|
| C1 | 37 06 | 20 13 17 | 105 00 | S87 21 14 W | 36 87 |
| C2 | 35 85 | 20 32 32 | 100 00 | N87 13 23 E | 35 66 |

| LINE | DIRECTION | DISTANCE |
|------|-------------|----------|
| L1 | S06 57 13 E | 5 03 |
| L2 | N06 52 24 E | 5 00 |



BEARINGS SHOWN HEREON ARE BASED ON STATE PLANE COORDINATES
NAD-83 TEXAS CENTRAL ZONE

RAMSEY LAND SURVEYING, L.L.C.

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bramsey@ramseylandsurveying.com

SKETCH TO ACCOMPANY
FIELD NOTE NO 736-06R1

JOB NO 736 13

COA GRID NO K 29

736-5 AGLNFN DGN 01 17 06 CAR

EXHIBIT C

EXHIBIT _____

(PARTIAL RIGHT-OF-WAY VACATION)
PORTION OF BANYON STREET

JANUARY 10 2006 JOB NO 736-13 FIELD NOTE NO 736-05
CLIENT TRAMMELL CROW COMPANY PROJECT WESTERN PORTION BANYON
STREET COA GRID NO K-28

FIELD NOTES

A DESCRIPTION OF 0.354 ACRE OF LAND (15,405 SQUARE FEET) SITUATED IN THE GEORGE W. SPEAR LEAGUE, TRAVIS COUNTY, TEXAS, BEING A PORTION OF BANYON STREET, A 50 FOOT WIDE RIGHT-OF-WAY DEDICATED TO THE PUBLIC BY INSTRUMENTS RECORDED IN VOLUME 600, PAGE 471 AND VOLUME 658, PAGE 112 OF THE DEED RECORDS OF SAID COUNTY, SAID 0.354 ACRE AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING for reference at a 3/8 inch iron rod found for the most southerly corner of Lot 2-A, Resubdivision of Lots 1 & 2 Northern Commercial Subdivision a subdivision whose plat is recorded in Volume 32, Page 13 of the Plat Records of said county at the intersection of the northwest R O W line of Lamar Boulevard and the northeast R O W line of said Banyon Street

THENCE along the southwest line of said Lot 2-A the southwest line of Lot 3, Northern Commercial Subdivision Section 2, a subdivision whose plat is recorded in Volume 9, Page 66 of the said Plat Records and the said northeast R O W line the following two (2) courses

- 1 N61 54'13 W, 189 93 feet to a 1/2 inch iron rod found
for the most westerly corner of said Lot 2-A and the
most southerly corner of said Lot 3, and
- 2 N61°58 42 W 184 31 feet to a railroad spike found for
the most westerly corner of said Lot 3 and the most
southerly corner of Lot 1, Northern Industrial
Subdivision Section 1 a subdivision whose plat is
recorded in Volume 8 Page 16 of the said Plat Records
and the POINT OF BEGINNING of the herein described
0.354 acre.

THENCE departing said northeast R O W line and the southwest line of said Lot 3, crossing said Banyon Street R O W S27°19 35 W 50 00 feet to a metal fence post found for the most northerly corner of Lot 2, Block 1 Graybar Addition, a subdivision whose plat is recorded in Volume 45 Page 37 of the said Plat Records and an interior ell corner on the southeast line of that certain 44 831 acres of land designated as Tract 1 Parcel A conveyed to Crestview Station LLR Land LP by deed recorded in Document No 2005222177 of the Official Public

| Year | Percentage of Population Aged 65 and Over |
|------|---|
| 1950 | 7 |
| 1955 | 8 |
| 1960 | 9 |
| 1965 | 10 |
| 1970 | 11 |
| 1975 | 11.5 |
| 1980 | 12 |

Records of said county on the southwest R O W line of said Banyon Street

THENCE along said southwest R O W line and the southeast line of said 44 831 acres N61°56 44 W 308 10 feet to a PK nail found for the most westerly corner of said Banyon Street and an exterior ell corner on the southeast line of said 44 831 acres

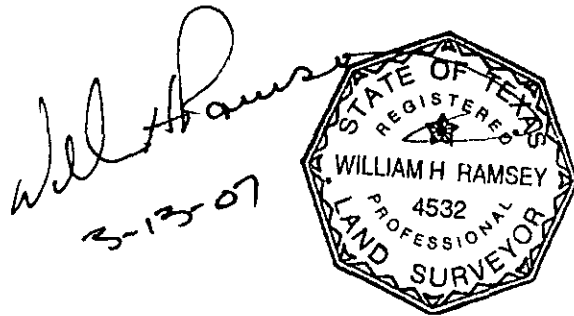
THENCE departing said southwest R O W line, continuing along the southeast line of said 44 813 acres and the northwest terminus of said Banyon Street N27°20'58"E 50 00 feet to a 5/8 inch iron rod with plastic cap marked RPLS 4532" found for the most northerly corner of said Banyon Street and the most westerly corner of Lot 6 of said Northern Industrial Subdivision Section 1 from which a 1/2 inch iron rod found for the most northerly corner of said Lot 6 bears N27°20 58'E, 209 37 feet

THENCE departing the northwest terminus of said Banyon Street and the southeast line of said 44 831 acres along the northeast R O W of said Banyon Street and the southwest lines of Lots 1 2 3 4, 5 and 6 of said Northern Industrial Subdivision Section 1 S61°56 39 E at 103 96 feet pass a 5/8 inch iron rod found for the most southerly corner of said Lot 5 and the most westerly corner of said Lot 4, continuing for a total distance of 308 07 feet to the POINT OF BEGINNING containing 0 354 acre (15 405 square feet) of land more or less

REFERENCES

TCAD MAP 02-3309
AUSTIN GRID K-28

FIELD NOTES REVIEWED
By JOHN MORE Date 3-13-2007
Engineering Support Section
Department of Public Works
and Transportation



CRESTVIEW STATION
LLR LAND LP
TRACT 1 PARCEL A
44.831 ACRES
DOC NO 2005222177
OPRTC

PK NAIL N27 20 58 E 259 37

N61 56 44 W

50 00
103 96
0.354 ACRES
(15,405 SQ FT)

BANYON ST

308 10

S61 56 39 E

5/8

204 11

308 07

6

5

4

3

2

1

RR SPIKE

S27 19 35 W

50 00

3

2

1

2 A

1 A

RESUBDIVISION OF LOTS 1 & 2

NORTHERN COMMERCIAL

SUBDIVISION

VOL 32 PG 13

TCPR

3/8

POINT OF COMMENCING

189 93

N61 54 13 W

184 31

VOL 600 PG 471 & VOL 658 PG 112

TCDR

N61 58 42 W

184 31

50 00

S27 19 35 W

50 00

RR SPIKE

POINT OF BEGINNING

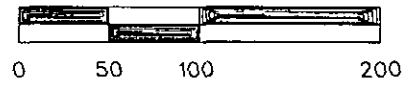
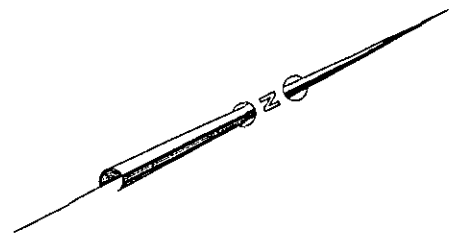
1

METAL FENCE CORNER

2

BLOCK I
GRAYBAR
ADDITION
VOL 45 PG 37
TCPR

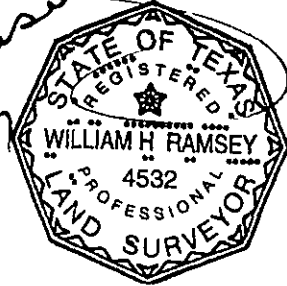
1



LEGEND

- 1/2 IRON ROD FOUND UNLESS OTHERWISE NOTED
- ▲ MONUMENT FOUND AS NOTED
- 5/8 IRON ROD WITH PLASTIC CAP MARKED RPLS 4532 SET
- TCDR TRAVIS COUNTY DEED RECORDS
- TCPR TRAVIS COUNTY PLAT RECORDS
- OPRTC OFFICIAL PUBLIC RECORDS
- TRAVIS COUNTY TEXAS

William H. Ramsey
3-13-07



736\BANYONFN DGN 01 10 06 CAR

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SKETCH TO ACCOMPANY
FIELD NOTE NO 736-05

JOB NO 736 13

COA GRID NO K 28