

ORDINANCE NO. _____

**AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE
PROPERTY LOCATED AT CRESTMONT DRIVE FROM FAMILY RESIDENCE
(SF-3) DISTRICT TO PUBLIC (P) DISTRICT.**

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

PART 1. The zoning map established by Section 25-2-191 of the City Code is amended to change the base district from family residence (SF-3) district to public (P) district on the property described in Zoning Case No. C14-2009-0008, on file at the Neighborhood Planning and Zoning Department, as follows:

A 1.024 acre tract of land, more or less, being a tract designated as Dedicated for Park & Drainage Purposes and shown on a plat for Shoalmont Addition Section 2 Subdivision in Travis County, the 1.024 tract of land being more particularly described by metes and bounds in Exhibit "A" incorporated into this ordinance,

locally known as that certain parcel of land located along Crestmont Drive, in the City of Austin, Travis County, Texas, and generally identified in the map attached as Exhibit "B".

PART 2. This ordinance takes effect on _____, 2009.

PASSED AND APPROVED

§
§
§

_____, 2009

Will Wynn
Mayor

APPROVED: _____ **ATTEST:** _____

David Allan Smith
City Attorney

Shirley A. Gentry
City Clerk

EXHIBIT A

FIELD NOTES FOR

1.024 ACRES OF LAND

ALL OF THAT CERTAIN TRACT OR PARCEL OF LAND BEING ALL OF THAT CERTAIN TRACT DESIGNATED AS "DEDICATED FOR PARK & DRAINAGE PURPOSES" AS SHOWN ON THE SUBDIVISION PLAT OF RESUBDIVISION OF A PORTION OF SHOALMONT ADDITION SECTION 2, A SUBDIVISION IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, AS RECORDED IN VOLUME 4, PAGE 312 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at the Northeast corner of the herein described tract, being the Northwest corner of Lot 1, Block A, Podolnick Place, a subdivision recorded in Volume 93, Page 345 of the Plat Records of Travis County, Texas, being in the South r.o.w. line of Crestmont Drive for the PLACE OF BEGINNING hereof;

THENCE along the East line of the herein described tract, being along the West line of Podolnick Place Subdivision, S 18°59' E for a distance of 92.25 feet to the Southeast corner of the herein described tract, being the Northeast corner of Lot 7 of the aforesaid Shoalmont Addition Resubdivision;

THENCE along the South line of the herein described tract, being along the North lines of Lots 1, 2, 3, 5, 6 and 7 of the aforesaid Shoalmont Addition Resubdivision for the following courses:

S 69°35' W for a distance of 220.00 feet to an angle point

S 87°13' W for a distance of 300.00 feet to an angle point

S 63°53' W for a distance of 66.53 feet to the Southwest corner of the herein described tract, being in the North r.o.w. line of West 49th Street;

THENCE along the West line of the herein described tract, being along the North line of West 49th Street for the following courses:

N 59°30' W for a distance of 25.98 feet to a point of curve

Along a curve to the right whose radius is 9.18 feet, whose arc is 18.75 feet and whose chord bears N 00°59' W for a distance of 15.66 feet to the Northwest corner of the herein described tract, being in the South r.o.w. line of Crestmont Drive;

THENCE along the North line of the herein described tract, being along the South r.o.w. line of Crestmont Drive for the following courses:

N 57°33' E for a distance of 44.19 feet to a point of curve

Along a curve to the right whose radius is 482.15 feet, whose arc is 252.45 feet and whose chord bears N 72°33' E for a distance of 249.58 feet

FIELD NOTES
FOR

1.024 ACRES OF LAND – Page Two

N 87°33' E for a distance of 50.00 feet to a point of curve

Along a curve to the left whose radius is 443.00 feet, whose arc is 249.09 feet and whose chord bears N 71°27' E for a distance of 245.82 feet to the PLACE OF BEGINNING and containing 1.024 acres of land, more or less.

PREPARED FROM RECORD SUBDIVISION PLAT DATA:
Roy D. Smith Surveyors, Inc.
November 21, 2008

Shoalmont Add'n

**EXHIBIT TO ACCOMPANY FIELD NOTES
FOR 1.024 ACRES OF LAND**

SCALE 1" = 60'

SHOALWOOD
AVENUE

CRESTMONT DRIVE

1.024 ACRES
DEDICATED FOR PARK & DRAINAGE PURPOSES
BY SUBDIVISION PLAT - VOL. 4, PG. 312

BLK. A
PODOLNICK PLACE
VOL. 93, PG. 345

92.25'
S18°59'E

220.00'

6
RESUBDIVISION OF A PORTION OF SHOALMONT
VOL. 4, PG. 312

300.00'

3

2

S87°13'W

N72°33'E R=482.15'
C=249.58' A=252.45'

N87°33'E
50.00'

N71°27'E R=443.00'
C=245.82' A=249.09'

N57°33'E
44.19'

S69°53'W
66.53'

N59°30'W - 25.98'

WEST 49TH STREET

N00°59'W C=15.66'
R=9.18' A=18.75'

PREPARED FROM RECORD
SUBDIVISION PLAT DATA BY
ROY D. SMITH SURVEYORS, INC.
1214 West 5th Street Suite A
Austin, Texas 78703
Ph. (512) 478-9821
November 21, 2008

This map has been produced by G.I.S. Services for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.