

Late Backup ORDINANCE NO. _____

1 AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE
2 PROPERTY LOCATED AT 718 WEST SLAUGHTER LANE FROM
3 DEVELOPMENT RESERVE (DR) DISTRICT TO GENERAL OFFICE-
4 CONDITIONAL OVERLAY (GO-CO) COMBINING DISTRICT.
5

6 BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:
7

8 **PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to
9 change the base district from development reserve (DR) district to general office-
10 conditional overlay (GO-CO) combining district on the property described in Zoning Case
11 No. C14-2012-0077, on file at the Planning and Development Review Department, as
12 follows:
13

14 a 13,126 square feet of land, more or less, out of Lot 19, Block M, Buckingham
15 Estates, Phase IV, Section C, Subdivision the tract of land being more particularly
16 described by metes and bounds in Exhibit "A" incorporated into this ordinance (the
17 "Property"),
18

19 locally known as 718 West Slaughter Lane in the City of Austin, Travis County, Texas,
20 and generally identified in the map attached as Exhibit "B".
21

22 **PART 2.** The Property within the boundaries of the conditional overlay combining district
23 established by this ordinance is subject to the following condition:
24

25 A site plan or building permit for the Property may not be approved, released, or
26 issued, if the completed development or uses of the Property, considered cumulatively
27 with all existing or previously authorized development and uses, generate traffic that
28 exceeds 2,000 trips per day.
29

30 Except as specifically restricted under this ordinance, the Property may be developed and
31 used in accordance with the regulations established for the general office (GO) base district
32 and other applicable requirements of the City Code.

1
2 **PART 3.** This ordinance takes effect on _____, 2012.
3
4

5 **PASSED AND APPROVED**
6

7
8 _____, 2012
9

§
§
§

10 Lee Leffingwell
11 Mayor
12

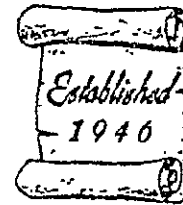
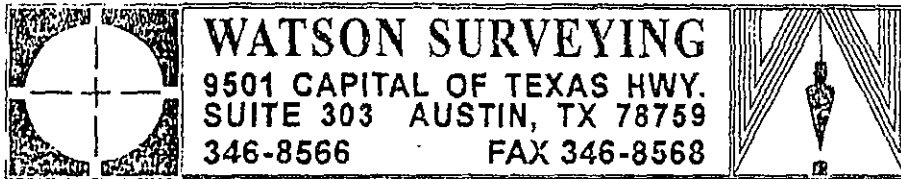
13
14 **APPROVED:** _____

15 Karen M. Kennard
16 City Attorney

ATTEST: _____

Shirley A. Gentry
City Clerk

DRAFT



FIELD NOTES FOR 13,126 SQUARE FEET OF LAND OUT OF LOT 19, BLOCK M, BUCKINGHAM ESTATES PHASE IV, SECTION C, A SUBDIVISION RECORDED IN VOLUME 84, PAGE 610, PLAT RECORDS OF TRAVIS COUNTY, TEXAS, SAID 13,126 SQUARE FEET BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS;

BEGINNING at a $\frac{1}{2}$ " steel pin with orange cap set at the southeast corner of said Lot 19, being a point in the north right-of-way (ROW) line of Slaughter Lane, for the southeast corner hereof;

THENCE N3°31'30"W 80.20 feet along the east line of Lot 19 and the west line of Lot 18 to a computed point for the northeast corner hereof;

THENCE crossing said Lot 19 the following 12 courses:

- 1) N89°28'10"W 72.08 feet to computed point for corner,
- 2) S00°31'50"W 4.00 feet to computed point for corner,
- 3) N89°28'10"W 22.50 feet to computed point for corner,
- 4) S00°31'50"W 18.50 feet to computed point for corner,
- 5) N89°28'10"W 93.00 feet to computed point for corner,
- 6) S00°31'50"W 11.51 feet to computed point for corner,
- 7) N89°28'10"W 11.00 feet to computed point for corner,
- 8) S00°23'53"W 12.00 feet to computed point for corner,
- 9) S89°28'10"E 11.00 feet to computed point for corner,
- 10) S00°49'08"W 5.52 feet to computed point for corner,
- 11) N90°00'00"E 2.00 feet to computed point for corner,
- 12) S00°31'50"W 28.49 feet to computed point on the south line of Lot 19, also the north ROW line of Slaughter Lane, for the southwest corner hereof;

THENCE S89°28'10"E 191.26 feet along the south line of Lot 19 and north ROW line of Slaughter Lane to the POINT OF BEGINNING, containing 13,126 square feet of land, more or less.

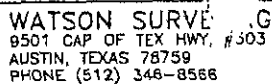
Bearing basis is the west line of said Lot 19

Prepared 21 October 2010 from recent survey of Lot 19 by:

Stuart Watson
 Stuart Watson, RPLS 4550

REFERENCES:
 TCAD Property ID Number 512983
 Austin Grid No. E-14





ADDRESS:
718 SLAUGHTER LANE

SKETCH TO ACCOMPANY FIELD NOTES OF 13,126 SQUARE
FEET OF LAND OUT OF LOT 19, BLOCK M, BUCKINGHAM
ESTATES PHASE IV, SECTION C, A SUBDIVISION RECORDED
IN VOLUME 84, PAGE 61C, PLAT RECORDS OF TRAVIS
COUNTY, TEXAS

DATED THIS 21 DAY OF OCTOBER, 2010:

STUART W. WATSON, REGISTERED
PROFESSIONAL LAND SURVEYOR,
TEXAS LICENSE NUMBER 4550



PLAT NORTH

SCALE: 1"=40'

BEARING BASIS IS
FROM PLAT

ALL COURSES ARE
RECORD, UNLESS
OTHERWISE NOTED.

LOT 6
MAG NAIL
ELEV=674.11

LOT 8

(S71°33'00"E LOT 9
S71°33'00"E 182.50'
75' 182.50'

PIN SET
ELEV=673.05'

LOT 5

LOT 4

LEGEND

- 1/2" STEEL PIN FOUND
- 1/2" STEEL PIN FOUND W/CAP
- 1/2" STEEL PIN SET W/CAP
- ⊕ MAG NAIL SET IN BRICK
- S.L. BUILDING SETBACK LINE
- D.E. DRAINAGE EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- WWMH WASTEWATER MANHOLE
- X- FENCE
- E- OVERHEAD UTILITIES
- () RECORD INFORMATION

LOT 19

DRAINAGE EASEMENT
1.815 ACRES

LOT 18

S03°31'30"E 318.23'
(S03°31'30"E 318.23')

LINE TABLE

<u>LINE</u>	<u>BEARING</u>	<u>DISTANCE</u>
L1	S00°31'50"W	4.00'
L2	N89°28'10"W	22.50'
L3	S00°31'50"W	18.50'
L4	S00°31'50"W	11.51'
L5	N89°28'10"W	11.00'
L6	S00°23'53"W	12.00'
L7	S89°28'10"E	11.00'
L8	S00°49'08"W	5.52'
L9	N90°00'00"E	2.00'
L10	S00°31'50"W	28.49'

LOT 2

BEARING	BASIS
(N00°33'00"E	129.67')
N00°33'00"F	129.67'

LOT 1

15
 97
 17

N89°28'10"W 93.00'

N89°28'10"W 72.08'

REZONING AREA
13,126 SQ.FT.

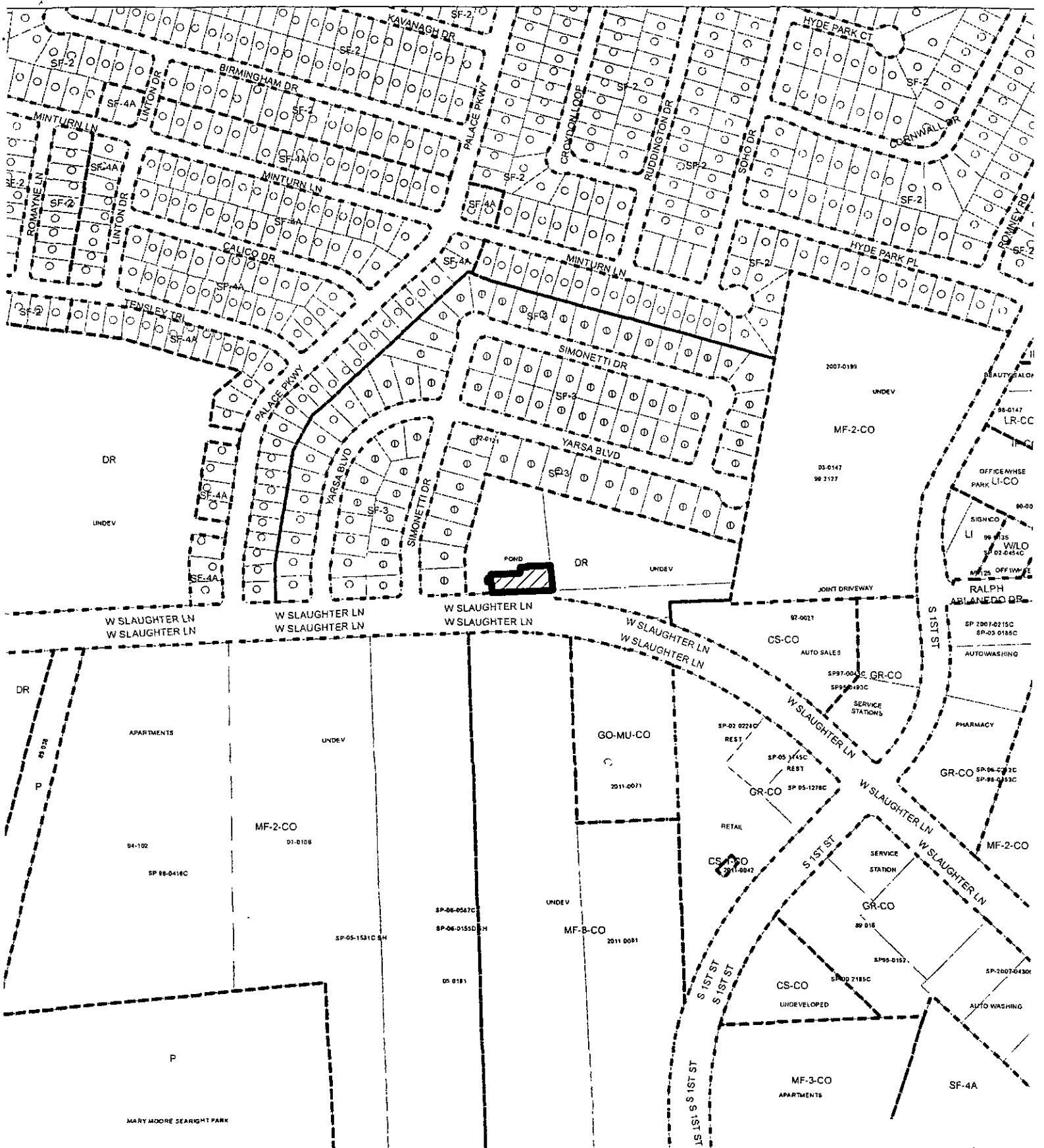
25' B.L. (PLAT)

S89°28'10"E 191.26'
7' (N89°27'00"W 275.07')




10' P.U.E. (PLAT)

SLAUGHTER LANE (95' R.O.W.)

POINT OF BEGINNING
PIN SET ELEV=671.64'



" = 400'

-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

ZONING

ZONING CASE#: C14-2012-0077

This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

This product has been produced by CTM for the sole purpose of geographic reference. No warranty is made.

Exhibit B

