

ORDINANCE NO. 20140515-013

AN ORDINANCE VACATING APPROXIMATELY 300 SQUARE FEET OF UNCONSTRUCTED ALLEY RIGHT-OF-WAY, AS SHOWN ON THE PLAT OF BELLVUE PARK SUBDIVISION, A SUBDIVISION OF RECORD IN VOLUME 1, PAGE 45, TRAVIS COUNTY PLAT RECORDS TO ALLEN RONALD THROWER AND GWYN LEIGH THROWER.

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

PART 1. Council approves the vacation of approximately 300 square feet of unconstructed alley right-of-way, as shown on the plat of Bellvue Park Subdivision, a subdivision of record in Volume 1, Page 45, Travis County plat records to Allen Ronald Thrower and Gwyn Leigh Thrower, owners of the abutting property located at 1507 Inglewood Street, as more particularly described in Exhibit A, attached to and incorporated as part of this ordinance.

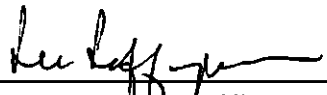
PART 2. The area requested for vacation will be used to expand the lot and increase the size of the backyard of the applicant.



PART 3. A drainage easement and public utility easement over the vacated portion is reserved from the vacation by the City over and across the area described in Exhibit A.

PART 4. Allen Ronald Thrower and Gwyn Leigh Thrower have posted funds with the City in the amount of \$540.00, which is the appraised fair market value of the interest in the land being vacated to Allen Ronald Thrower and Gwyn Leigh Thrower, as shown on Exhibit A, and these funds will be deposited after approval of this ordinance.

PART 5. This ordinance takes effect on May 26, 2014.

PASSED AND APPROVED

_____, May 15, 2014 §
 §
 § 
 Lee Leffingwell
 Mayor

APPROVED:  **ATTEST:** 
 Karen M. Kennard Jannette S. Goodall
 City Attorney City Clerk



Professional Land Surveying, Inc.
Surveying and Mapping

Office: 512-443-1724
Fax: 512-389-0943

3500 McCall Lane
Austin, Texas 78744

EXHIBIT " A "

PORTION OF 12' ALLEY
BELLVUE PARK SUBDIVISION
(PARTIAL ALLEY VACATION)

0.007 ACRES

SANTIAGO DEL VALLE SURVEY, ABSTRACT NO. 24

A DESCRIPTION OF 0.007 ACRES (APPROXIMATELY 300 SQ. FT.) IN THE SANTIAGO DEL VALLE SURVEY, ABSTRACT NO. 24, TRAVIS COUNTY, TEXAS, BEING A PORTION OF A 12' ALLEY AS SHOWN ON BELLVUE PARK SUBDIVISION, A SUBDIVISION OF RECORD IN VOLUME 1, PAGE 45 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS; SAID 0.007 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 1/2" iron pipe found in the north right-of-way line of the 12' alley, being the southeast corner of Lot 11, Block 11, of said Bellvue Park Subdivision and also being the southwest corner of Lot 10, Block 11, of said Bellvue Park Subdivision, from which a 1/2" rebar with "Chaparral" cap set in the south right-of-way line of Inglewood Street (60' right-of-way width) as shown on said Bellvue Park Subdivision, being the northeast corner of said Lot 11 and also being the northwest corner of said Lot 10, bears North 27°16'10" East, a distance of 128.21 feet;

THENCE crossing the 12' alley, the following three (3) courses and distances:

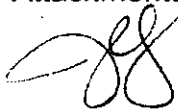
1. South 27°16'50" West, a distance of 6.00 feet to a calculated point in the centerline of the 12' alley;
2. North 61°56'38" West with the centerline of the 12' alley, a distance of 50.05 feet to a calculated point;
3. North 27°16'50" East, a distance of 6.00 feet to a 1/2" rebar with "Chaparral" cap set in the north right-of-way line of the 12' alley, being the southwest corner of said Lot 11 and also being the southeast corner of Lot 12, Block 11, of said Bellvue Park Subdivision, from which a 3/4" iron pipe found in the south right-of-way line of Inglewood Street, being the northwest corner of said Lot 11 and also being the northeast corner of said Lot 12, bears North 27°16'50" East, a distance of 128.03 feet;

THENCE South 61°56'38" East, with the north right-of-way line of the 12' alley and the south line of said Lot 11, a distance of 50.05 feet to the **POINT OF BEGINNING**, containing 0.007 acres of land, more or less.

Surveyed on the ground in September 25, 2012.

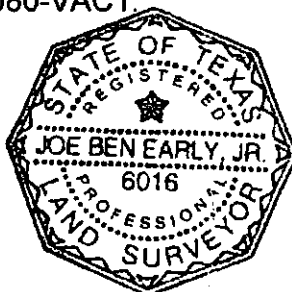
Bearing Basis: The Texas Coordinate System of 1983 (NAD83), Central Zone, based on GPS Solutions from The National Geodetic Survey (NGS) On-Line Positioning User Service (OPUS).

Attachments: Survey Drawing No. 040-080-VAC1.



7/11/13

Joe Ben Early, Jr.
Registered Professional Land Surveyor
State of Texas No. 6016



REFERENCES

TCAD Parcel # None
Austin Grid Map J-20

FIELD NOTES REVIEWED

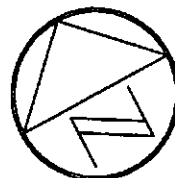
By: Chuck Daniel Date 07.24.2013

Engineering Support Section
Department of Public Works
and Transportation

SKETCH TO ACCOMPANY A DESCRIPTION OF 0.007 ACRES (APPROXIMATELY 300 SQ. FT.) IN THE SANTIAGO DEL VALLE SURVEY, ABSTRACT NO. 24, TRAVIS COUNTY, TEXAS, BEING A PORTION OF A 12' ALLEY AS SHOWN ON BELLVUE PARK SUBDIVISION, A SUBDIVISION OF RECORD IN VOLUME 1, PAGE 45 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S27°16'50"W	6.00'
L2	N27°16'50"E	6.00'

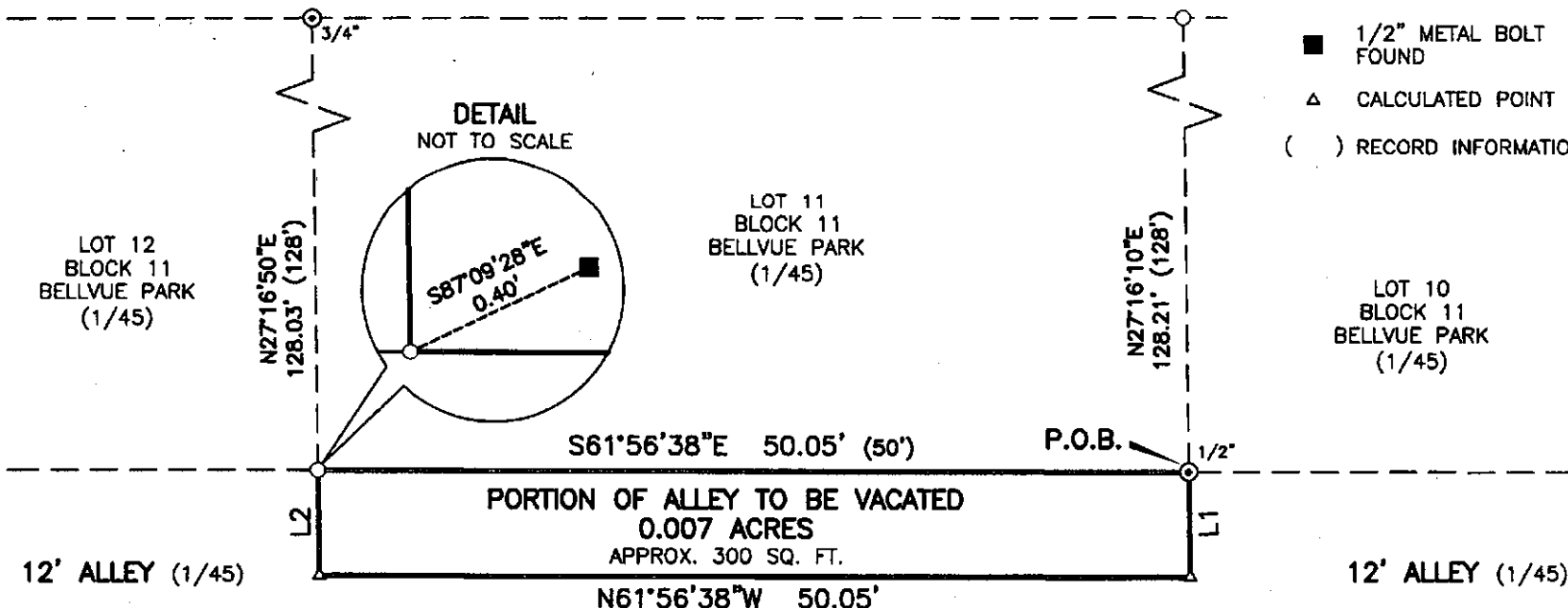
INGLEWOOD STREET
(60' R.O.W. WIDTH)
(1/45)



1" = 10'

LEGEND

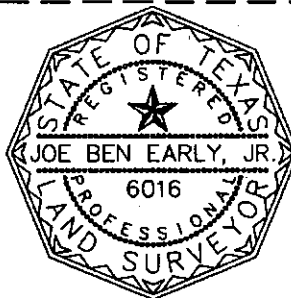
- 1/2" REBAR WITH "CHAPARRAL" CAP SET
- ⊙ IRON PIPE FOUND (SIZE NOTED)
- 1/2" METAL BOLT FOUND
- △ CALCULATED POINT
- () RECORD INFORMATION



BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), CENTRAL ZONE, BASED ON GPS SOLUTIONS FROM THE NATIONAL GEODETIC SURVEY (NGS) ON-LINE POSITIONING USER SERVICE (OPUS).

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 040-080-VAC1

Chaparral



DATE OF SURVEY: 09/25/12
PLOT DATE: 07/11/13
DRAWING NO.: 040-080
PROJECT NO.: 040-080-VAC1
DRAWN BY: JDB