

ORDINANCE NO. _____

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 9100 BROWN LANE FROM LIMITED INDUSTRIAL SERVICES (LI) DISTRICT TO GENERAL COMMERCIAL SERVICES-MIXED USE (CS-MU) COMBINING 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 limited industrial services (LI) district to general commercial services-conditional overlay (CS-MU) combining district on the property described in Zoning Case No. C14-2018-0043, on file at the Planning and Zoning Department, as follows:

An 8.0762 acre tract out of the John Applegate Survey No. 58, Abstract No. 29, Travis County, Texas, said 8.0762 acres of land being more particularly described by metes and bounds in **Exhibit "A"** incorporated into this ordinance (the "Property"),

locally known as 9100 Brown Lane in the City of Austin, Travis County, Texas, generally identified in the map attached as **Exhibit "B"**.

PART 2. This ordinance takes effect on _____, 2018.

PASSED AND APPROVED

_____, 2018 § _____
 § _____
 § _____

Steve Adler
Mayor

APPROVED: _____ **ATTEST:** _____

Anne L. Morgan
City Attorney

Jannette S. Goodall
City Clerk

CRICHTON AND ASSOCIATES
6448 HIGHWAY 290 EAST
SUITE B-105 AUSTIN, TEXAS 78727
PH (512) 244-3395

FIELD NOTES

FIELD NOTES FOR A 8.0762 ACRE TRACT OUT OF THE JOHN APPLGATE SURVEY NO. 58, ABSTRACT NO. 29, TRAVIS COUNTY, TEXAS, BEING ALL OF A CALLED 8.078 ACRE TRACT, CONVEYED TO ROBERT TIMMERMAN BY DEED RECORDED IN DOCUMENT NO. 2004172799 OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS, SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 1/2" iron rod set on the West ROW line of Brown Lane, at the Southeast corner of Lot 2, Cecil Ray Loftin Subdivision, a subdivision recorded in Volume 47, Page 80, Plat Records, Travis County, Texas, for the Northeast corner and **POINT OF BEGINNING** of this tract, from which a 1/2" iron rod found at the Northeast corner of Lot 1 of said Cecil Ray Loftin subdivision, bears N27°17'25"E, a distance of 180.04 feet.

THENCE S27°19'35"W with the West ROW line of Brown Lane, a distance of 661.37 feet to a 1/2" iron rod found at the Northeast corner of Lot 4, Neapolitan East, a subdivision recorded in Book 86 Pg. 44D, Plat Records of Travis County, Texas for the Southeast corner of this tract.

THENCE N62°41'25"W with the North line of said Lot 4, a distance of 636.36 feet to a 1/2" iron rod found on the East line of Lot 1 Block A Cameron Industrial Park, a subdivision recorded in Doc. No. 20080002, Official Records of Travis County, Texas, at the Northwest corner of said Lot 4, for the Southwest corner of this tract.

THENCE N44°57'03"E with the East line of said Lot 1 Block A, a distance of 655.99 feet to a 1/2" iron pin found being the Northeast corner of said Lot 1 Block A also being the Southeast corner of a 0.9423 acre tract conveyed to RCCG-Salvation Center Inc. in Doc. No. 2010083148, Official Public Records of Travis County, Texas.

THENCE N26°26'13"E with the East line of said 0.9423 acre tract, a distance of 37.17 feet to a 1/2" iron pin found being the Southwest corner of said Lot 2 Cecil Ray Loftin Subdivision for the Northwest corner of this tract.

THENCE S62°34'07"E with the South line of said Lot 2, a distance of 438.31 feet to the **POINT OF BEGINNING** and containing 8.0762 acres, more or less.

BEARING BASIS - STATE PLANE COORDINATES (NAD 83), CENTRAL TEXAS ZONE (4263)

I hereby certify that the foregoing field notes were prepared from a survey on the ground, under my supervision and are true and correct, to the best of my knowledge and belief.

Witness my hand and seal February 6, 2018

Herman Crichton, R.P.L.S. 4046
18_105

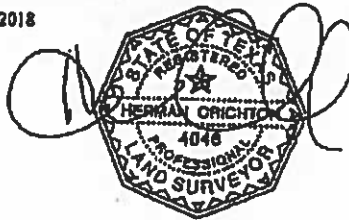
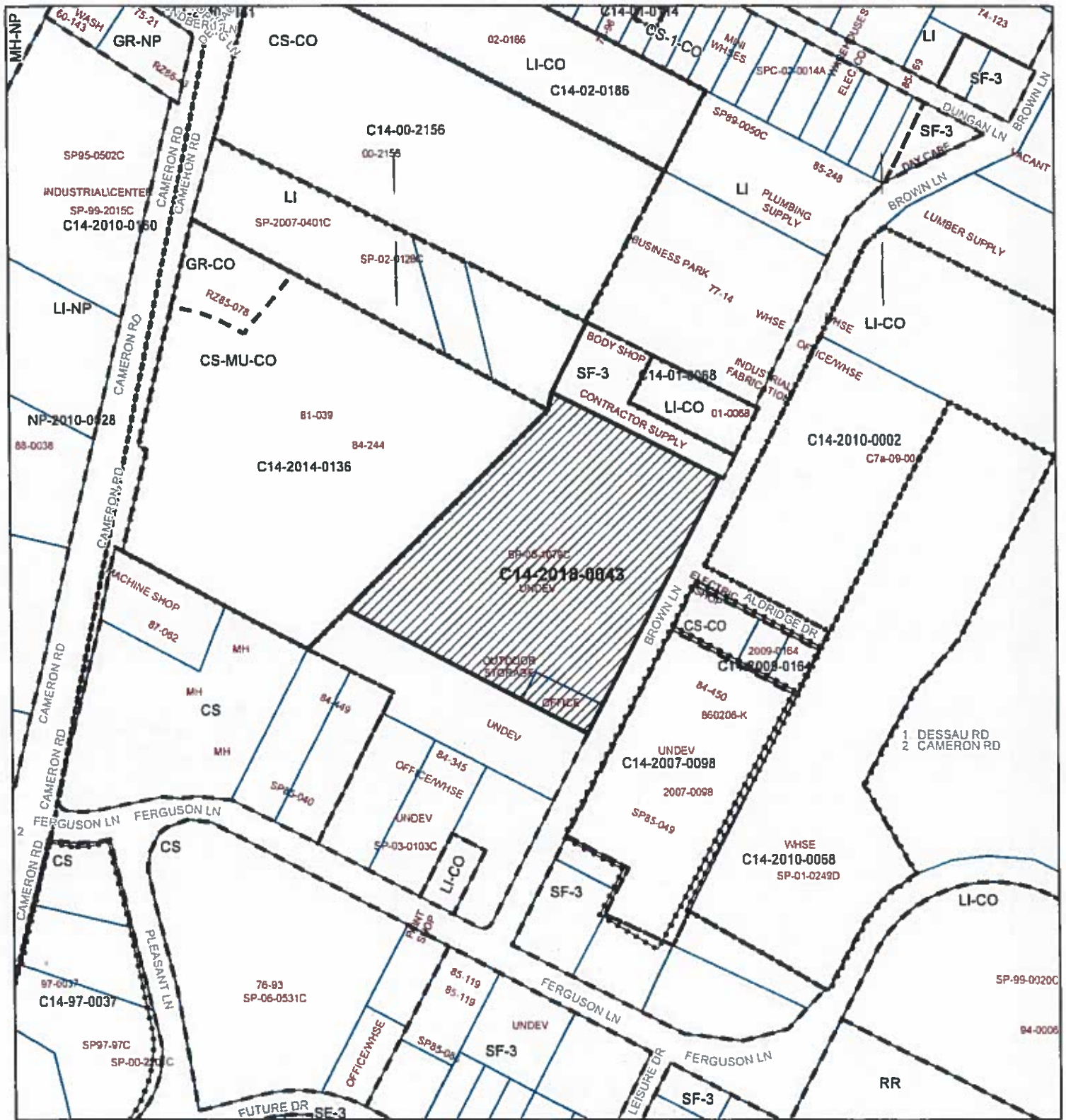


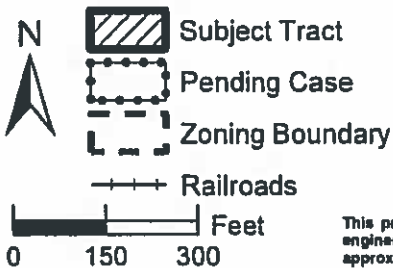
Exhibit A



ZONING

Case#: C14-2018-0043

Exhibit B



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 the Planning and Zoning Department for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.



Created: 4/26/2018