

ORDINANCE NO. 2003-18

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP ADOPTED BY ORDINANCE NO. 2001-17 BY THE CITY OF TAYLOR, TEXAS ON APRIL 24, 2001 AS HERETOFORE AMENDED, BY CHANGING THE CLASSIFICATION OF PROPERTY DESCRIBED AS A 1.064 ACRE TRACT OF LAND SITUATED IN THE W. J. BAKER SURVEY, AND BEING THAT SAME TRACT OF LAND (CALLED 1.0 ACRES) AS CONVEYED TO CHARLES STOLTE AND DESCRIBED IN VOLUME 442, PAGE 668, DEED RECORDS OF WILLIAMSON COUNTY ON STATE HIGHWAY 95 AND FARM-TO-MARKET ROAD 397 FROM SINGLE-FAMILY (R-1) DISTRICT TO LOCAL BUSINESS (B-1) DISTRICT

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

SECTION 1.0 That after a public hearing held by the Planning and Zoning Commission on May 13, 2003 and a public hearing held on May 27, 2003 before the City Council of the City of Taylor for the purpose of considering an application submitted by owner Charles H. Stolte, the official zoning map of the City of Taylor adopted by Ordinance No. 2001-17 on April 24, 2001, is heretofore amended, so as to change the classification and designation of a parcel of land legally known as a 1.064 acre tract of land situated in the W. J. Baker Survey, and being that same tract of land (called 1.0 acres) as conveyed to Charles Stolte and described in Volume 442, Page 668 Deed Record of Williamson County on State Highway 95 and Farm-to-Market Road 397 (see Exhibit A), from the present Single-Family (R-1) District to Local Business (B-1) District. The Planning and Zoning Commission recommends approval.

The zoning map of this city is hereby further amended so as to correctly set out and show the change in the character of the property as hereinabove set forth.

SECTION 2.0 All other terms and conditions contained in said official zoning map, except as amended herein and hereby, shall continue and remain in full force and effect.

SECTION 3.0 Should any section, paragraph, clause, phrase, or provision of this Ordinance be adjudged invalid or held unconstitutional, the same shall not affect the validity of this Ordinance as a whole or any part of the provisions thereof, other than the part so decided to be invalid or unconstitutional

SECTION 4.0 In accordance with Article 8 of the City Charter, Ordinance No. 2003-18 was introduced before the Taylor City Council on the 27th day of May, 2003.

PASSED, APPROVED, and ADOPTED on the 12th day of June, 2003.

Donald R. Hill, Mayor

ATTEST:

Barbara Belz, City Clerk

b **Bury+Partners**
Consulting Engineers and Surveyors

1.064 ACRE TRACT
46,355 Sq. Ft.
5262STOLTE.DWG

FN NO. SA03-056.JWR
April 15, 2003
JOB NO. 50005-262.92

FIELD NOTE DESCRIPTION

FOR A 1.064 ACRE TRACT OF LAND SITUATED IN THE W.J. BAKER SURVEY, WILLIAMSON COUNTY, TEXAS AND BEING THAT SAME TRACT OF LAND (CALLED 1.0 ACRES) AS CONVEYED TO CHARLES STOLTE AND DESCRIBED IN VOLUME 442, PAGE 668, DEED RECORDS OF WILLIAMSON COUNTY, SAID 1.064 ACRES BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A FOUND CONCRETE MONUMENT MARKING THE INTERSECTION OF THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY NO. 95 AND THE NORTHWESTERLY RIGHT-OF-WAY LINE OF F.M. 397, FOR THE SOUTHEASTERLY CORNER OF THE HEREIN DESCRIBED TRACT OF LAND;

THENCE, S 71° 43' 26" W, ALONG THE NORTHERLY LINE OF F.M. 397, A DISTANCE OF 348.48 FEET, TO A SET ½ INCH IRON ROD MARKING THE SOUTHWESTERLY CORNER OF THE HEREIN DESCRIBED TRACT OF LAND, SAME BEING THE MOST SOUTHERLY SOUTHEAST CORNER OF THE REMAINDER OF THAT CERTAIN 3.5 ACRES TRACT CONVEYED TO RAY PASEMANN AND DESCRIBED IN VOLUME 1094, PAGE 135, DEED RECORDS OF WILLIAMSON COUNTY, TEXAS;

THENCE, N 18° 28' 00" W, LEAVING THE NORTHWESTERLY RIGHT-OF-WAY LINE OF F.M. 397 AND ACROSS THE 3.5 ACRE TRACT, A DISTANCE OF 131.58 FEET, TO A SET ½ INCH IRON ROD LOCATED IN THE SOUTHEASTERLY LINE OF THAT CERTAIN 40 ACRE TRACT CONVEYED TO RAY PASEMANN AND DESCRIBED IN VOLUME 1094, PAGE 135, DEED RECORDS OF WILLIAMSON COUNTY, TEXAS;

THENCE, N 71° 14' 51" E, ALONG THE COMMON BOUNDARY BETWEEN THIS TRACT AND THE 40 ACRE TRACT, A DISTANCE OF 348.48 FEET, TO A FOUND ½ INCH IRON ROD LOCATED IN THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF F.M. 95;

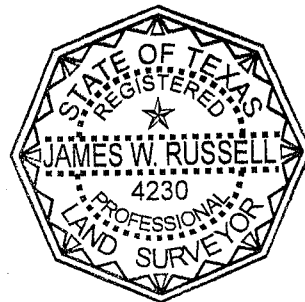
THENCE, S 18° 28' 00" E, ALONG THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF F.M. 95, A DISTANCE OF 134.47 FEET, TO THE **POINT OF BEGINNING** AND CONTAINING 1.064 ACRES OF LAND, MORE OR LESS.

I, JAMES W. RUSSELL, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREIN WAS DETERMINED FROM A SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND SUPERVISION.

BURY & PARTNERS, INC.
ENGINEERS AND SURVEYORS
10000 SAN PEDRO, SUITE #100
SAN ANTONIO, TEXAS 78216

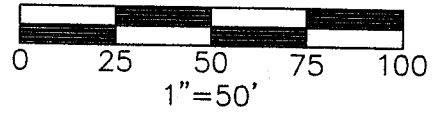
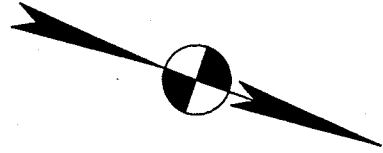
James W. Russell 4/16/03

JAMES W. RUSSELL DATE
R.P.L.S #4230
STATE OF TEXAS



ROBERT RAY PASEMANN
REMAINDER OF 3.5 ACRE TRACT
VOLUME 1094, PAGE 135

N 18°28'00" W 131.58'



CHARLES STOLTE
1.064 ACRES
CALLED 1.0 ACRE
VOLUME 442, PAGE 668

ROBERT RAY PASEMANN
40 ACRE TRACT
VOLUME 1094, PAGE 135

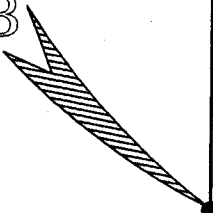
N 71°14'51" E 348.48'

S 71°43'26" W 348.48'

F.M. 397

ROBERT RAY
PASEMANN
0.41 ACRE TRACT
VOLUME 459,
PAGE 266

POB



S 18°28'00" E 134.47

STATE HIGHWAY 95

p Bury+Partners
Consulting Engineers and Surveyors
San Antonio, Texas
Tel 210/525-9090 Fax 210/525-0529
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SKETCH TO ACCOMPANY DESCRIPTION
OF A 1.064 ACRE (46,355 SQ. FT.)
TRACT, WILLIAMSON COUNTY, TEXAS

H.E.B.
GROCERY
COMPANY, L.P.

DATE: 04/16/03

DRAWN BY: DLE

FILE: H:\50005262\DWG\50005262.DWG

FN NO. SA03-057.DLE

PROJECT No.-005-262.