

ORDINANCE NO. 820603-F

AMENDED BY ORDINANCE
NO. 861008-G

AN ORDINANCE ORDERING A CHANGE IN USE AND HEIGHT AND AREA AND CHANGING THE USE AND HEIGHT AND AREA MAPS ACCOMPANYING CHAPTER 13-2 OF THE AUSTIN CITY CODE OF 1981 AS FOLLOWS: A TRACT OF LAND CONTAINING 42.18 ACRES OUT OF THE J.C. TANNEHILL LEAGUE, LOCALLY KNOWN AS 3730 ED BLUESTEIN BOULEVARD, ALSO BOUNDED BY WILCAB ROAD, FROM INTERIM "A" RESIDENCE, FIRST HEIGHT AND AREA DISTRICT TO "DL" LIGHT INDUSTRIAL, FIRST HEIGHT AND AREA DISTRICT SAID PROPERTY BEING LOCATED IN AUSTIN, TRAVIS COUNTY, TEXAS; SUSPENDING THE RULE REQUIRING THE READING OF ORDINANCES ON THREE SEPARATE DAYS; AND PROVIDING AN EFFECTIVE DATE.

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

PART 1. Chapter 13-2 of the Austin City Code of 1981 is hereby amended to change the USE and HEIGHT and AREA designations from Interim "A" Residence, First Height and Area District to "DL" Light Industrial, First Height and Area District on the property described in File C14r-82-033, to-wit:

A 42.18 acre tract of land out of the J.C. Tannehill League in Travis County, Texas, as recorded in Vol. 448, Page 198, of the Travis County Deed Records, and more fully described by metes and bounds as follows:

BEGINNING at an iron pin found, which pin being the northwest corner of this tract and being the northeast corner of an Austin Independent School District 9.72 acre tract as recorded in Vol. 1059, Page 144 of the Travis County Deed Records, and on the south line of the Edward Meschke tract as recorded in Vol. 632, Page 269, of the Travis County Deed Records;

THENCE, S 59° 30' E. 1599.97 feet to an iron pin same pin being on the west R.O.W. line of the Texas Highway Department Loop 111;

THENCE, S. 14° 00' 30" W 364.37 feet along the west R.O.W. line of the Texas Highway Department Loop 111 to a concrete monument;

THENCE S 32° 30' W. 315.91 feet along the west r.o.w. line of the Texas Highway Department Loop 111 to a concrete monument

THENCE, S 14° 04' W. 4.75 feet along the west r.o.w. line of the Texas Highway Department Loop 111 to an iron pin;

THENCE, N 58° 16' W. 365.24 feet to an iron pin;

THENCE N 55° 00' W. 112.69 feet to an iron pin;

THENCE, N 62° 47' W 181.33 feet to an iron pin, same being the northwest corner of the Isiah Jackson tract as recorded in Vol. 183, Page 503, of the Travis County Deed Records;

THENCE, S 31° 03' W 697.82 feet to an iron pin for the southeast corner of this tract, same pin being on the north r.o.w. line of Tannehill Lane (County Road);

THENCE, N 84° 53' W 68.00 feet on the north R.O.W. line of Tannehill Lane (County Road) to an iron pin;

THENCE N 74° 00' W. 140.90 feet on the north R.O.W. line of Tannehill Lane (County Road) to an iron pin;

THENCE N 59° 11' W 965.50 feet on the north R.O.W. line of Tannehill Lane (County Road) to an iron pin and the southwest corner of this tract;

THENCE N 28° 55' E. 512.05 feet to an iron pin found on the south line of the Louis A. Stojanik and D.H. Kardeka as recorded in Vol. 772, Page 355, of the Travis County Deed Records;

THENCE, S 59° 52' 30" E. 638.60 feet to an iron pin found, same pin being the southeast corner of the Louis A. Stojanik and D.H. Kardeka tract;

THENCE, N 29° 13' 30" E. 255.68 feet to an iron pin found, same pin being the northeast corner of the Louis A. Stojanik and D.H. Kardeka tract;

THENCE, N 59° 51' 30" W. 487.06 feet to an iron pin found, same pin being on the north line of the Louis A. Stojanik and D.H. Kardeka tract and being the southeast corner of the Austin Independent School District tract;

THENCE, N 30° 46' 30" E. 651.25 feet along the east line of the Austin Independent School District tract and the west line of this tract to the point of original beginning,

locally known as 3730 Ed Bluestein Boulevard, also bounded by Wilcab Road in the City of Austin, Travis County, Texas.

PART 2. It is hereby ordered that the USE and HEIGHT and AREA maps accompanying Chapter 13-2 of the Austin City Code of 1981 and made a part thereof shall be changed so as to record the change ordered in this ordinance.

PART 3. That the development of the property herein described shall be accomplished in accordance with the site plan approved by the Planning Commission and attached hereto as Exhibit "A", or as such site plan is subsequently adjusted or modified as provided by subsection 13-2-192(d) of the Austin City Code of 1981. Except to the extent that such site plan is inconsistent therewith, the development and use of the property described herein shall be in accordance with the ordinance of the City of Austin governing the development and use of property in the use, height and area districts established on said property by this ordinance and in accordance with Article VI of Chapter 13-2 of the Austin City Code of 1981.

PART 4. The rule requiring that ordinances shall be read on three separate days is hereby suspended, and this ordinance shall become effective ten (10) days following the date of its passage.

PASSED AND APPROVED

June 3, 1982

Carole Keeton McClellan
Mayor

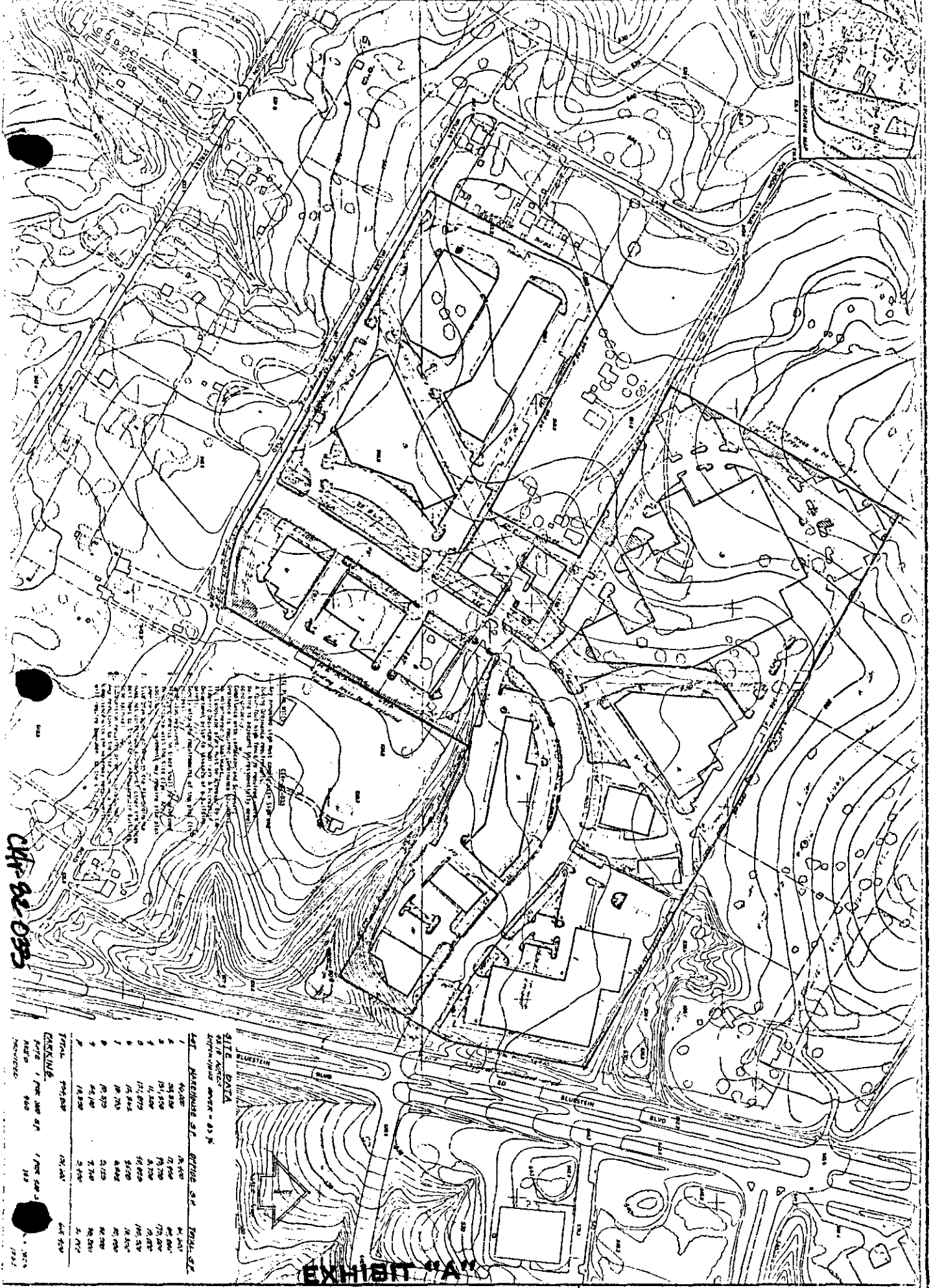
APPROVED:

Albert D. L. Lee
City Attorney

ATTEST:

Grace Monroe
City Clerk

:saf



CH 82 092

SITE DATA

42.18 ACRES

APPROXIMATE ACREAGE - 42.18

LOT	ACREAGE OF LOT	OFFICE, S.F.	WAREHOUSE, S.F.	TOTAL, S.F.
1	10.00	10,000	10,000	20,000
2	10.00	10,000	10,000	20,000
3	10.00	10,000	10,000	20,000
4	10.00	10,000	10,000	20,000
5	10.00	10,000	10,000	20,000
6	10.00	10,000	10,000	20,000
7	10.00	10,000	10,000	20,000
8	10.00	10,000	10,000	20,000
9	10.00	10,000	10,000	20,000
10	10.00	10,000	10,000	20,000
11	10.00	10,000	10,000	20,000
12	10.00	10,000	10,000	20,000
13	10.00	10,000	10,000	20,000
14	10.00	10,000	10,000	20,000
15	10.00	10,000	10,000	20,000
16	10.00	10,000	10,000	20,000
17	10.00	10,000	10,000	20,000
18	10.00	10,000	10,000	20,000
19	10.00	10,000	10,000	20,000
20	10.00	10,000	10,000	20,000
21	10.00	10,000	10,000	20,000
22	10.00	10,000	10,000	20,000
23	10.00	10,000	10,000	20,000
24	10.00	10,000	10,000	20,000
25	10.00	10,000	10,000	20,000
26	10.00	10,000	10,000	20,000
27	10.00	10,000	10,000	20,000
28	10.00	10,000	10,000	20,000
29	10.00	10,000	10,000	20,000
30	10.00	10,000	10,000	20,000
31	10.00	10,000	10,000	20,000
32	10.00	10,000	10,000	20,000
33	10.00	10,000	10,000	20,000
34	10.00	10,000	10,000	20,000
35	10.00	10,000	10,000	20,000
36	10.00	10,000	10,000	20,000
37	10.00	10,000	10,000	20,000
38	10.00	10,000	10,000	20,000
39	10.00	10,000	10,000	20,000
40	10.00	10,000	10,000	20,000
41	10.00	10,000	10,000	20,000
42	10.00	10,000	10,000	20,000
43	10.00	10,000	10,000	20,000
44	10.00	10,000	10,000	20,000
45	10.00	10,000	10,000	20,000
46	10.00	10,000	10,000	20,000
47	10.00	10,000	10,000	20,000
48	10.00	10,000	10,000	20,000
49	10.00	10,000	10,000	20,000
50	10.00	10,000	10,000	20,000
51	10.00	10,000	10,000	20,000
52	10.00	10,000	10,000	20,000
53	10.00	10,000	10,000	20,000
54	10.00	10,000	10,000	20,000
55	10.00	10,000	10,000	20,000
56	10.00	10,000	10,000	20,000
57	10.00	10,000	10,000	20,000
58	10.00	10,000	10,000	20,000
59	10.00	10,000	10,000	20,000
60	10.00	10,000	10,000	20,000
61	10.00	10,000	10,000	20,000
62	10.00	10,000	10,000	20,000
63	10.00	10,000	10,000	20,000
64	10.00	10,000	10,000	20,000
65	10.00	10,000	10,000	20,000
66	10.00	10,000	10,000	20,000
67	10.00	10,000	10,000	20,000
68	10.00	10,000	10,000	20,000
69	10.00	10,000	10,000	20,000
70	10.00	10,000	10,000	20,000
71	10.00	10,000	10,000	20,000
72	10.00	10,000	10,000	20,000
73	10.00	10,000	10,000	20,000
74	10.00	10,000	10,000	20,000
75	10.00	10,000	10,000	20,000
76	10.00	10,000	10,000	20,000
77	10.00	10,000	10,000	20,000
78	10.00	10,000	10,000	20,000
79	10.00	10,000	10,000	20,000
80	10.00	10,000	10,000	20,000
81	10.00	10,000	10,000	20,000
82	10.00	10,000	10,000	20,000
83	10.00	10,000	10,000	20,000
84	10.00	10,000	10,000	20,000
85	10.00	10,000	10,000	20,000
86	10.00	10,000	10,000	20,000
87	10.00	10,000	10,000	20,000
88	10.00	10,000	10,000	20,000
89	10.00	10,000	10,000	20,000
90	10.00	10,000	10,000	20,000
91	10.00	10,000	10,000	20,000
92	10.00	10,000	10,000	20,000
93	10.00	10,000	10,000	20,000
94	10.00	10,000	10,000	20,000
95	10.00	10,000	10,000	20,000
96	10.00	10,000	10,000	20,000
97	10.00	10,000	10,000	20,000
98	10.00	10,000	10,000	20,000
99	10.00	10,000	10,000	20,000
100	10.00	10,000	10,000	20,000

EXHIBIT "A"

SITE PLAN FOR AN OFFICE - WAREHOUSE DISTRICT

3730 ED BLUESTEIN

OWNER: TRAVIS DEVELOPMENT COMPANY OF AUSTIN

PLANNING COMMISSION APPROVAL

5-1 PLAN APPROVED BY PLANNING COMMISSION
April 16, 1968, under Sec. 21.01 of the
Planning Ordinance of the City of Austin, Texas.
The City of Austin, Texas, hereby approves the
plan for the site shown on the map of the City of Austin, Texas.
The City of Austin, Texas, hereby approves the
plan for the site shown on the map of the City of Austin, Texas.

URBAN ENGINEERING GROUP INC.

LEGAL DESCRIPTION: 42.18 ACRES OUT OF
J.C. TANNER HILL LEAGUE IN TRAVIS COUNTY, TEXAS
AS RECORDED IN MAP 1001, PG. 100

● Austin American-Statesman

CITY OF AUSTIN

AFFIDAVIT OF PUBLICATION

THE STATE OF TEXAS

COUNTY OF TRAVIS

Before me, the undersigned authority, a Notary Public in and for the County of Travis, State of Texas, on this day personally appeared:

DENISE STEGALL-CLASSIFIED ADVERTISING AGENT

of AUSTIN AMERICAN-STATESMAN

A daily newspaper published in said County and State, who, being duly sworn by me, states that the attached advertisement was published in said newspaper on the following dates, to wit: _____

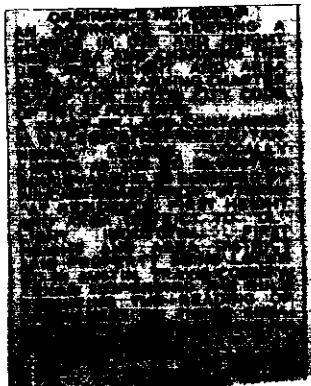
JULY 12th, 1982

and that the attached is a true copy of said advertisement.

Denise Stegall

SWORN AND SUBSCRIBED TO BEFORE ME, this the 12th

Day of JULY A.D. ~~1981~~ 1982



Rebecca Herrera

Notary Public in and for
TRAVIS COUNTY, TEXAS