

ORDINANCE NO. 20130926-128

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 1300 SOUTH LAMAR BOULEVARD FROM GENERAL COMMERCIAL SERVICES-VERTICAL MIXED USE BUILDING (CS-V) COMBINING DISTRICT TO COMMERCIAL LIQUOR SALES-VERTICAL MIXED USE BUILDING (CS-1-V) 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 general commercial services-vertical mixed use building (CS-V) combining district to commercial liquor sales-vertical mixed use building (CS-1-V) combining district on the property described in Zoning Case No. C14-2013-0088, on file at the Planning and Development Review Department, as follows:

A 0.04 acre tract of land, more or less, out of Lot 21-B, Block A, of the Resubdivision of Lots 17, 20, 21, and 22, Block A, South Lamar Square Subdivision, the tract of land being more particularly described by metes and bounds in Exhibit "A" incorporated into this ordinance (the "Property"),

locally known as 1300 South Lamar Boulevard in the City of Austin, Travis County, Texas, and generally identified in the map attached as Exhibit "B".

PART 2. This ordinance takes effect on October 7, 2013.

PASSED AND APPROVED

September 26

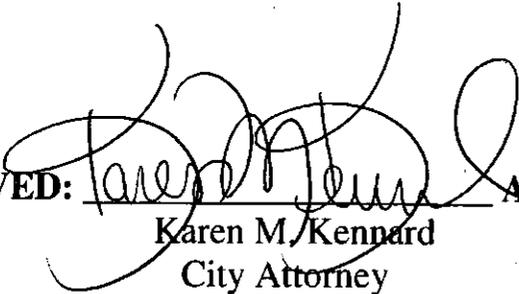
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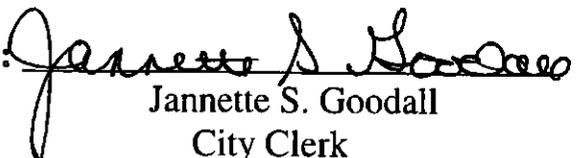
Lee Jeffingwell
Mayor

APPROVED:



Karen M. Kennard
City Attorney

ATTEST:



Jannette S. Goodall
City Clerk

FLUGEL LAND SURVEYING

State of Texas,
County of Travis

0.041 ACRE TRACT

LEGAL DESCRIPTION OF A 0.041 ACRE (1,801 SQUARE FEET) TRACT OR PARCEL OF LAND OUT OF LOT 21-B, BLOCK A, OF THE RESUBDIVISION OF LOTS 17, 20, 21, AND 22, BLOCK A, SOUTH LAMAR SQUARE, IN THE CITY OF AUSTIN, TRAVIS COUNTY, TEXAS, SAID LOT 21-B BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AND THE ACCOMPANYING SKETCH AS FOLLOWS:

BEGINNING at a PK NAIL found in the southeasterly right-of-way (R.O.W) line of South Lamar Square (60' R.O.W.) at the most northernmost corner of Lot 20-A of said Resubdivision of Lots 17, 20, 21, and 22, Block A, South Lamar Square, for the **POINT OF COMMENCEMENT** of the herein described 0.041 acre tract,

THENCE, leaving said southeasterly R.O.W. line, and with the common line between said Lot 20-A and Lot 21-B, **S59°58'24"E**, distance of 16.49 feet to a calculated point for the west corner and **POINT OF BEGINNING** of the herein described 0.041 acre tract;

THENCE, through said Lot 21-B, **N30°01'36"E**, a distance of **60.06 feet** to a calculated point in the northeast line of said Lot 21-B, same being the southwest line of Lot 21-A, of said resubdivision, for the north corner of the herein described tract;

THENCE, with the common line of said Lot 21-B and Lot 21-A, **S59°56'41"E** a distance of **30.00 feet** to a calculated point for the east corner of this tract;

THENCE, with through said Lot 21-B, **S30°01'36"W** a distance of **60.05 feet** to a calculated point in said common line of Lot 21-B and Lot 20-A, for the south corner the herein described tract;

THENCE, with said common line of said Lot 21-B and Lot 20-A, **N59°58'24"W**, a distance of **30.00 feet** to the **POINT OF BEGINNING** and containing **0.041 acres** (or 1,801 square feet) of land, more or less.

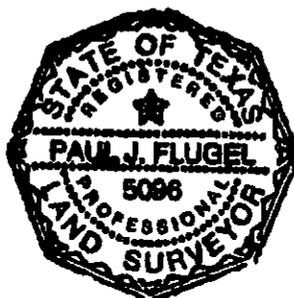
FLUGEL LAND SURVEYING

BEARING BASIS NOTE:

The bearings described herein are based on NAD '83 state plane coordinates, Texas Central (4203) zone.

I do hereby certify that this description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Flugel Land Surveying
Firm Registration No. 10193837



Paul J. Flugel

Paul J. Flugel
Registered Professional Land Surveyor No. 5096

7-16-2013

Date of Survey: 3-27-2013
Date of Field Notes: 7-16-2013

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S Lamar Sq\field notes\ S Lamar Sq-zoning parcel.doc

LEGEND

- ☒ "X" IN CONC. FOUND
- 1/2" IRON ROD FOUND
- △ CALCULATED POINT
- ▲ PK NAIL FOUND
- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING
- BL BUILDING LINE
- S.F. SQUARE FEET

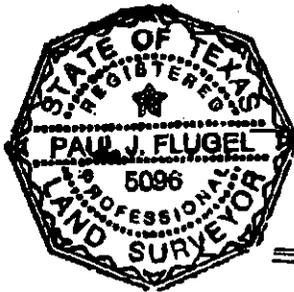
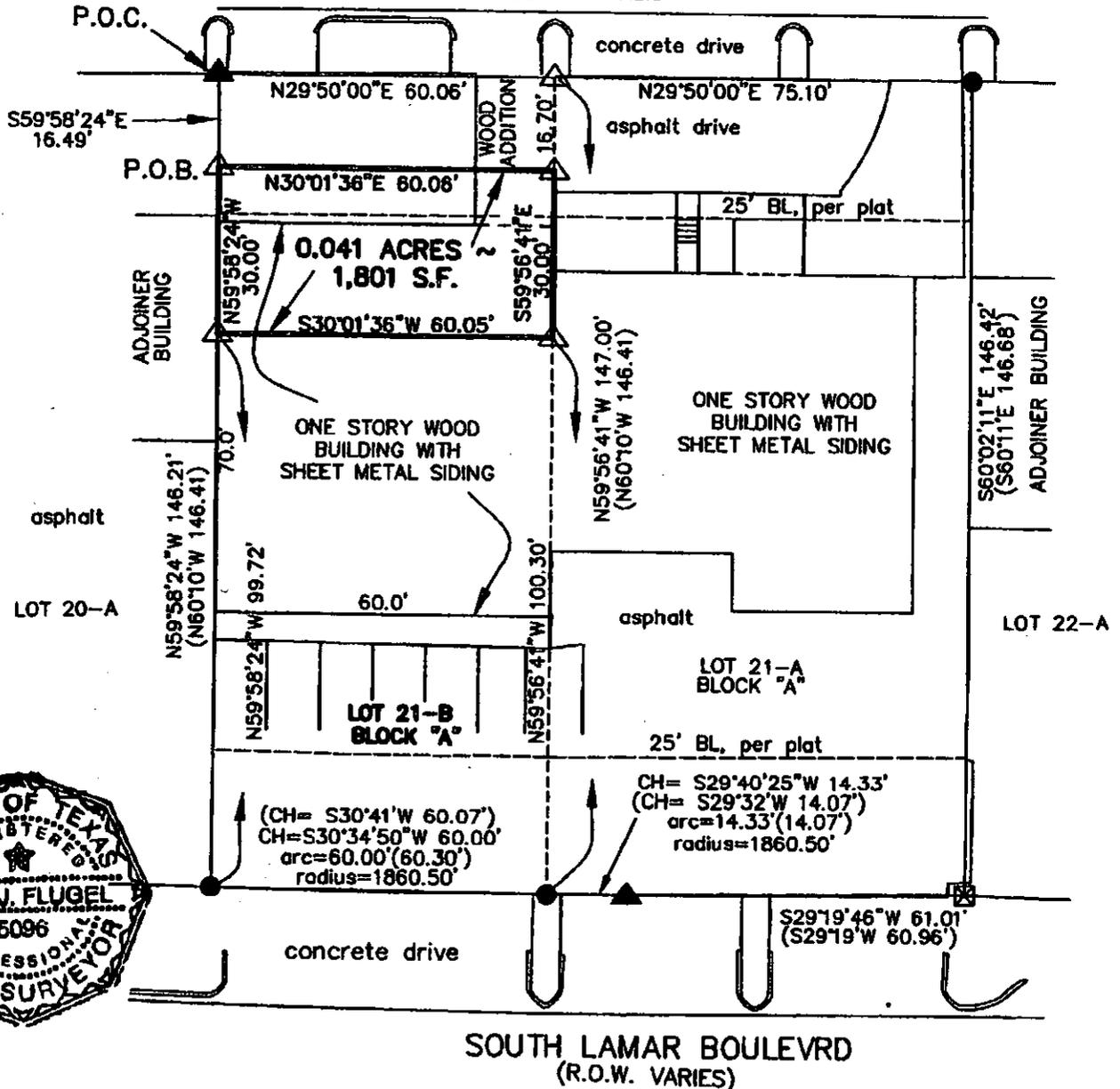
**SURVEY OF A PORTION OF LOT 21-B,
RESUBDIVISION OF LOTS 17, 20, 21 & 22, BLOCK
"A" SOUTH LAMAR SQUARE, AS RECORDED IN
BOOK 39, PAGE 29, PLAT RECORDS, TRAVIS,
COUNTY, TEXAS**



SCALE:
1"=30'

LAMAR SQUARE DR.
(60' R.O.W.)

N29°50'00"E 135.16' (135.00')
BEARING BASIS



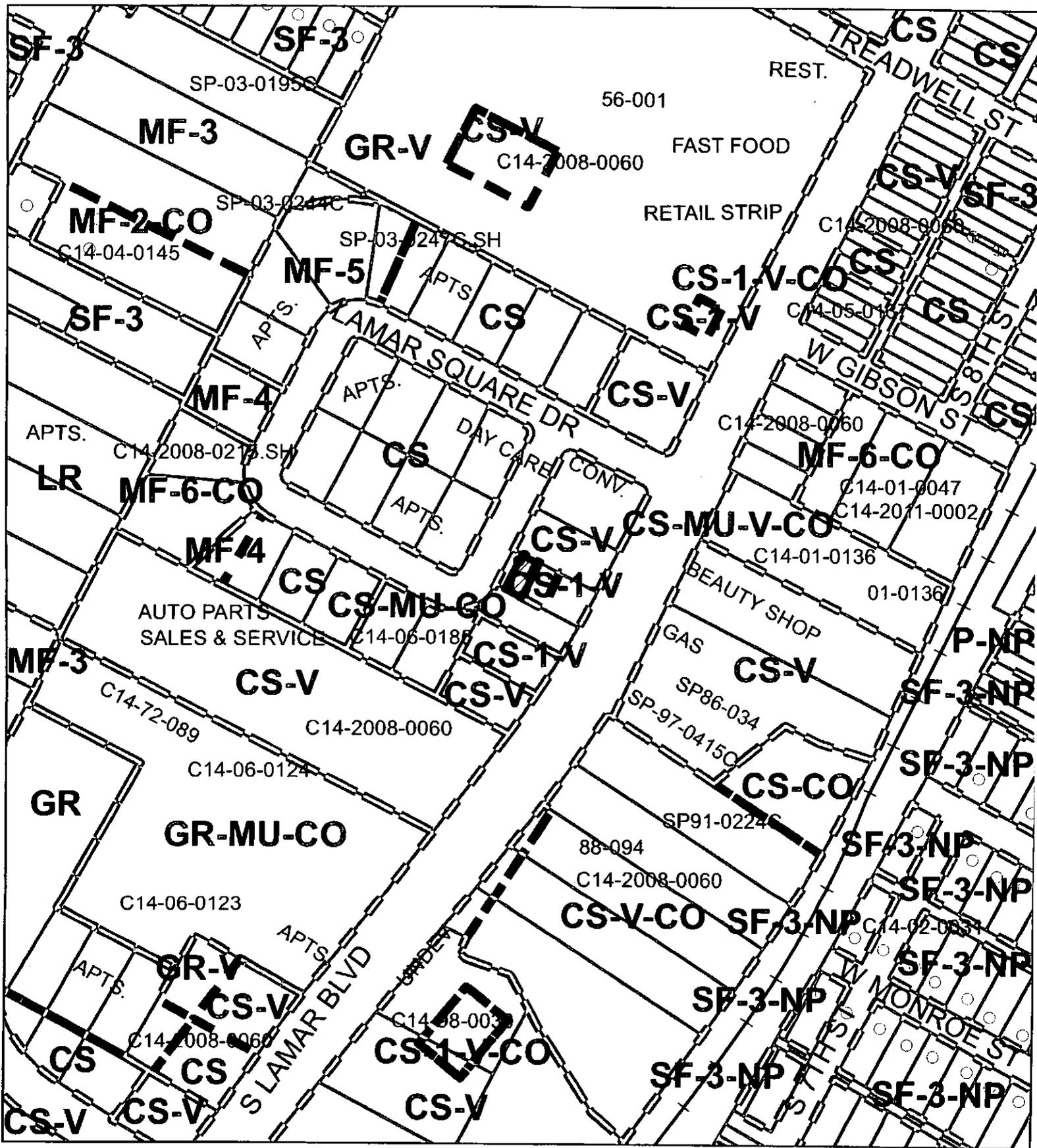
AS SURVEYED BY:

Paul J. Flugel
PAUL J. FLUGEL
REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 5096
FIRM NO. 10193837

7-16-2013
DATE OF FIELD SURVEY:
3/27/2013

CLIENT: WGA ENG WUEST GROUP
FIELD BOOK: 3, PAGE 12
DRAWN BY: P.J.F.
PROJECT NO.: PRJ # 048-2013
REFER PROJ # 017-2013
DATE: 7-15-2013
FILE: LAMAR SQ ZONING SKETCH

FLUGEL LAND
SURVEYING
14910 DORIA DR
AUSTIN, TX 7872
(512) 633-3996



-  SUBJECT TRACT
-  PENDING CASE
-  ZONING BOUNDARY

ZONING
CASE#: C14-2013-0088

1" = 200'

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 geogr by the City of Austin regarding specific accuracy or completeness.

Exhibit B

