

ORDINANCE NO. _____

1 **AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE**
 2 **PROPERTY LOCATED AT 1701 RED RIVER STREET FROM MULTI FAMILY**
 3 **RESIDENCE MODERATE HIGH DENSITY (MF-4) DISTRICT, GENERAL**
 4 **COMMERCIAL SERVICES (CS) DISTRICT AND GENERAL OFFICE (GO)**
 5 **DISTRICT TO PUBLIC (P) DISTRICT.**

6
 7 **BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:**
 8

9 **PART 1.** The zoning map established by Section 25-2-191 of the City Code is amended to
 10 change the base district from multi family residence moderate high density (MF-4) district,
 11 general commercial services (CS) district and general office (GO) district to public (P)
 12 district on the property described in Zoning Case No. C14-2013-0135, on file at the
 13 Planning and Development Review Department, as follows:

14
 15 4.25 acre tract of land, more or less, being a portion of Red River Street the tract of
 16 land being more particularly described by metes and bounds in Exhibit "A"
 17 incorporated into this ordinance (the "Property"),
 18

19 locally known as 1701 Red River Street in the City of Austin, Travis County, Texas, and
 20 generally identified in the map attached as Exhibit "B".
 21

22 **PART 2.** This ordinance takes effect on _____, 2013.
 23

24 **PASSED AND APPROVED**
 25

26
 27 §
 28 §
 29 _____, 2013 § _____
 30

31 Lee Leffingwell
 32 Mayor

33 **APPROVED:** _____ **ATTEST:** _____
 34

35 Karen M. Kennard
 36 City Attorney

Jannette S. Goodall
 City Clerk

DESCRIPTION

FOR A 4.254 ACRE TRACT OF LAND BEING A PORTION OF RED RIVER STREET AND SHOWN IN VOLUME 64, PAGE 28 OF THE PLAT RECORDS OF TRAVIS COUNTY, TEXAS, A PORTION OF A CALLED 490,899 SQUARE FOOT TRACT AND DESCRIBED IN THAT DEED TO THE BOARD OF REGENTS OF THE UNIVERSITY OF TEXAS SYSTEM AND RECORDED AS TRACT 1 IN VOLUME 5051, PAGE 1350 OF THE DEED RECORDS OF SAID COUNTY, A PORTION OF THE VACATION OF 16TH STREET AND RECORDED AS TRACT NO. 1 IN VOLUME 4767, PAGE 41 OF THE DEED RECORDS OF SAID COUNTY, A PORTION OF A CALLED 6,480 SQUARE FOOT TRACT AND DESCRIBED IN THAT DEED TO THE BOARD OF REGENTS OF THE UNIVERSITY OF TEXAS SYSTEM AND RECORDED AS TRACT 5 IN VOLUME 5051, PAGE 1350 OF THE DEED RECORDS OF SAID COUNTY, ALL OF A CALLED 590 SQUARE FOOT TRACT AND DESCRIBED IN THAT DEED TO THE BOARD OF REGENTS OF THE UNIVERSITY OF TEXAS SYSTEM AND RECORDED AS TRACT NO. 2 IN VOLUME 4923, PAGE 1504 OF THE DEED RECORDS OF SAID COUNTY, ALL OF THE VACATION OF 16TH STREET AND RECORDED AS TRACT NO. 2 IN VOLUME 4767, PAGE 41 OF THE DEED RECORDS OF SAID COUNTY, ALL OF A CALLED 16,640 SQUARE FOOT TRACT AND DESCRIBED IN THAT DEED TO THE BOARD OF REGENTS OF THE UNIVERSITY OF TEXAS SYSTEM AND RECORDED AS TRACT 6 IN VOLUME 4923, PAGE 1504 OF THE DEED RECORDS OF SAID COUNTY, ALL OF THE VACATION OF THE EAST 15TH STREET ALLEY AND RECORDED AS TRACT NO. 8 IN VOLUME 4767, PAGE 41 OF THE DEED RECORDS OF SAID COUNTY, A PORTION OF A CALLED 26,085 SQUARE FOOT TRACT AND DESCRIBED IN THAT DEED TO THE BOARD OF REGENTS OF THE UNIVERSITY OF TEXAS SYSTEM AND RECORDED AS TRACT NO. 7 IN VOLUME 4923, PAGE 1504 OF THE DEED RECORDS OF SAID COUNTY, AND A PORTION OF A CALLED 0.96 ACRE TRACT AS DESCRIBED IN THAT DEED TO THE UNIVERSITY OF TEXAS AT AUSTIN AND RECORDED IN VOLUME 5379, PAGE 715, AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING FOR REFERENCE at a University of Texas brass disc monument numbered 322 found on the intersection of the north right-of-way line of East 15th Street and the west right-of-way line of Interstate Highway 35;

THENCE with the north right-of-way line of said East 15th Street, N 73° 35' 02" W for a distance of 627.27 feet to a calculated point, from which a centerline monument previously found and shown in a CAD file provided by the City of Austin on the centerline of said 15th Street and the centerline line of Trinity Street bears, N 73° 35' 02" W for a distance of 689.62 feet and S 16° 24' 58" W for a distance of 50.00 feet;

THENCE through the interior of said 0.96 acre tract, N 16° 26' 37" E for a distance of 1.41 feet to a calculated point for the southeast corner and **POINT OF BEGINNING** hereof;

THENCE in part through the interior of said 0.96 acre tract, in part through the interior of said 26,085 square foot tract, in part through the interior of said Red River Street, and in part through the interior of said vacation of East 16th Street, N 73° 27' 20" W for a distance of 344.27 feet to a calculated point for the southwest corner hereof;

THENCE in part through the interior of said vacation of East 16th Street and in part through the interior of said 6,480 square foot tract, N 32° 36' 24" E for a distance of 208.12 feet to a calculated point for an angle point hereof;

THENCE in part through the interior of said 6,480 square foot tract, in part through the interior of said vacation of East 16th Street and in part through the interior of said 490,899 square foot tract, N 21° 38' 05" E for a distance of 471.32 feet to a calculated point for the northwest corner hereof,


THENCE through the interior of said 490,899 square foot tract, S 73° 34' 51" E for a distance of 227.50 feet to a calculated point on the east line of said 490.899 square foot tract, same being the west right-of-way line of said Red River Street for the northeast corner hereof, from which a University of Texas brass disc monument numbered 306 found on the east right-of-way line of said Red River Street bears, S 74° 57' 10" E for a distance of 80.03 feet;

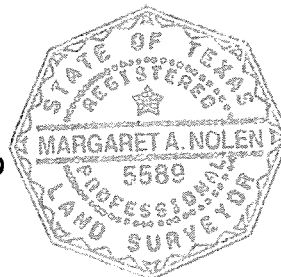
THENCE through the interior of said Red River Street, S 13° 00' 20" W for a distance of 264.71 feet to a calculated point on the east right-of-way line of said Red River Street, same being the west line of said 0.96 acre tract for an angle point hereof;

THENCE part through the interior of said 0.96 acre tract, S 16° 23' 53" W for a distance of 405.75 feet to the **POINT OF BEGINNING** hereof and containing 4.254 acres of land.

Basis of bearings is based on Texas State Plane Coordinate System, Central Zone, NAD '83.

Surveyed under the direct supervision of the undersigned during October, 2013.


Margaret A. Nolen
Registered Professional Land Surveyor No. 5589
BAKER-AICKLEN & ASSOCIATES, INC.
507 West Liberty Avenue
Round Rock, TX 78664
(512) 244-9620



Job No.: 2147-3-002

Filename: K:\PROJECTS\2147-3-002_UT_Medical_School\BA-Survey\DESCRIPTIONS\METES AND BOUNDS\UT Seton Zoning.DOC

SCANNED

LEGEND	
▲	CENTERLINE MONUMENT PREVIOUSLY FOUND AND SHOWN IN A CAD FILE PROVIDED BY THE CITY OF AUSTIN
△	CALCULATED POINT
■	UNIVERSITY OF TEXAS BRASS DISC MONUMENT FOUND (NUMBERED AS SHOWN)

(A) THE BOARD OF REGENTS OF THE
UNIVERSITY OF TEXAS SYSTEM
CALLED 490,899 SQUARE FOOT TRACT
TRACT 1, VOL. 5051, PG. 1350

(B) VACATION OF 16TH STREET ALLEY
TRACT NO. 1, VOL. 4767, PG. 41

(C) THE BOARD OF REGENTS OF THE
UNIVERSITY OF TEXAS SYSTEM
CALLED 6,480 SQUARE FOOT TRACT
TRACT 5, VOL. 5051, PG. 1350

(D) THE BOARD OF REGENTS OF THE
UNIVERSITY OF TEXAS SYSTEM
CALLED 590 SQUARE FOOT TRACT
TRACT NO. 2, VOL. 4923, PG. 1504


(E) VACATION OF THE
EAST 15TH STREET ALLEY
TRACT NO. 2, VOL. 4767, PG. 41

(F) THE BOARD OF REGENTS OF THE
UNIVERSITY OF TEXAS SYSTEM
CALLED 16,640 SQUARE FOOT TRACT
TRACT NO. 6, VOL. 4923, PG. 1504

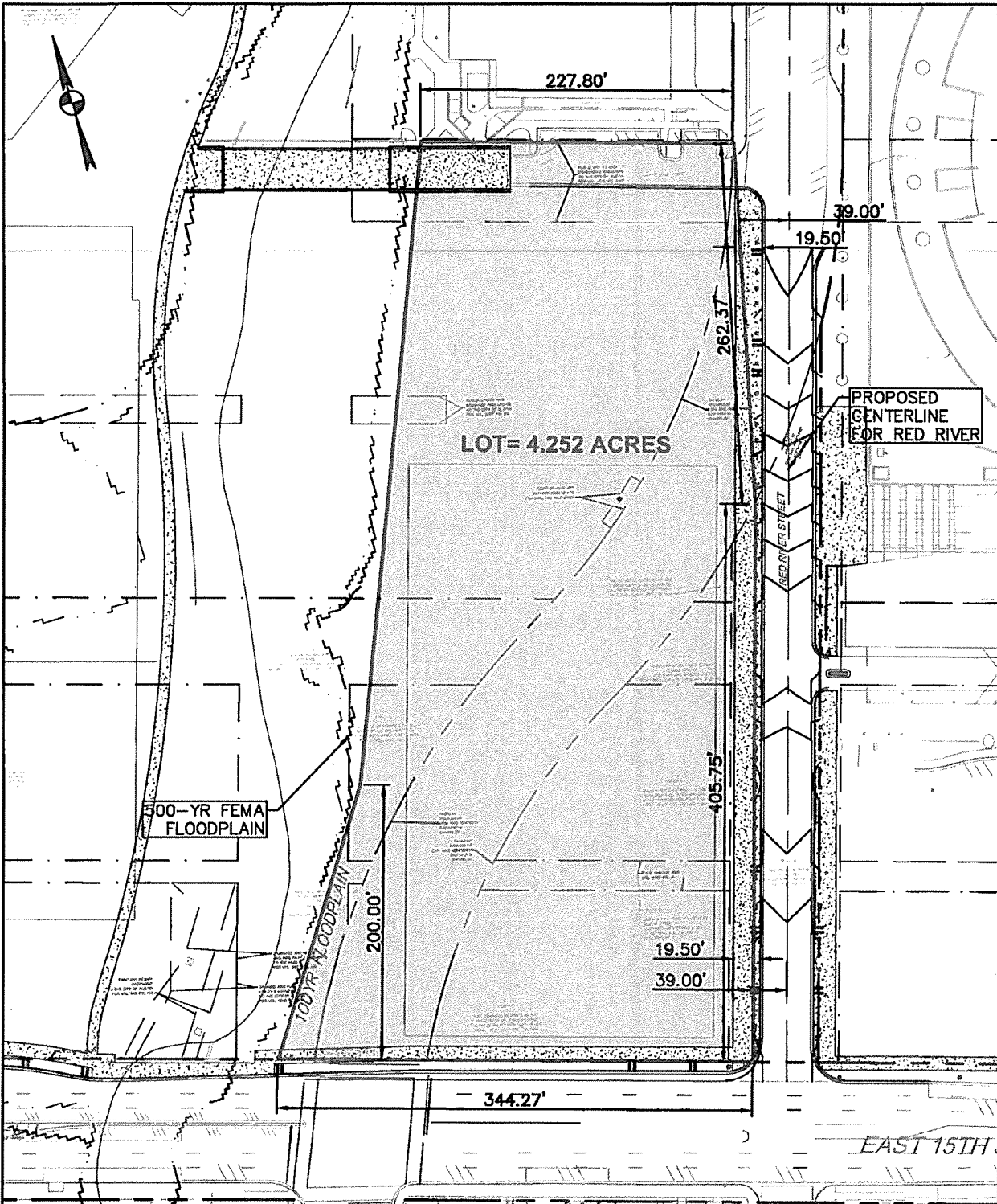
(G) VACATION OF THE
EAST 15TH STREET ALLEY
TRACT NO. 8, VOL. 4767, PG. 41

(H) THE BOARD OF REGENTS OF THE
UNIVERSITY OF TEXAS SYSTEM
CALLED 26,085 SQUARE FOOT TRACT
TRACT NO. 7, VOL. 4923, PG. 1504

(I) UNIVERSITY OF TEXAS
AT AUSTIN
CALLED 0.96 ACRE TRACT
VOL. 5379, PG. 715

	BAKER-AICKLEN	507 WEST LIBERTY AVE.
	& ASSOCIATES, INC.	ROUND ROCK, TEXAS 78664
		(512) 244-9620
	ENGINEERS SURVEYORS GIS PLANNERS LANDSCAPE ARCHITECTS	ENGINEERING FIRM # F45 SURVEY FIRM # 100231-0
ROUND ROCK		TBAE #1787

UNIVERSITY OF TEXAS
JUNE, 2013



BURY™

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SETON TEACHING HOSPITAL

SETON

**BOUNDARY
EXHIBIT**

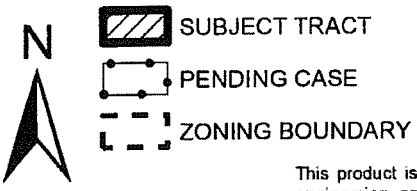
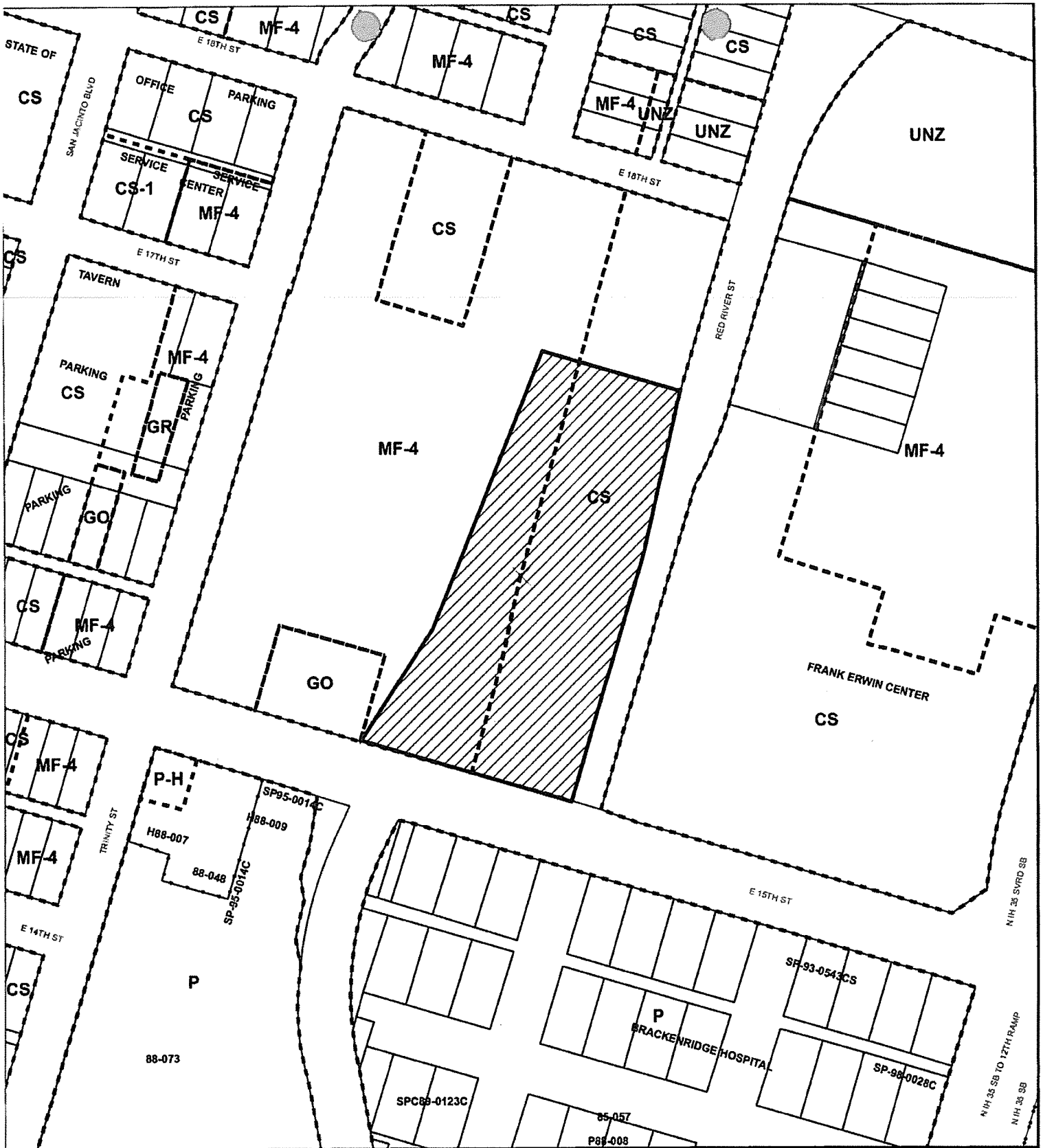
DATE: Oct 03, 2013

SCALE: 1"=100'

DRAWN BY: PSD

FILE:G:\108547\10002\EXHIBITS\108547002 LOT BNDY EXH03

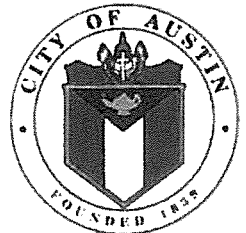
PROJECT No. R0108547002



ZONING CASE **C14-2013-0135**

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



1" = 200'

Exhibit B