

ORDINANCE NO. 2024-00084

AN ORDINANCE AMENDING ZONING ORDINANCE NO. 7084 AND THE OFFICIAL MAP OF THE CITY OF LUBBOCK MAKING THE FOLLOWING CHANGES: ZONE CASE NO. 3502; A ZONING CHANGE FROM SF-2 TO HC ZONING DISTRICT AT 6708 66TH STREET, LOCATED WEST OF NORWICH AVENUE AND NORTH OF 66TH STREET, ZEPHYR ADDITION, TRACT A AND APPROXIMATELY 0.56 ACRES OF UNPLATTED LAND OUT OF BLOCK AK, SECTION 35, LUBBOCK, TEXAS; PROVIDING A PENALTY; PROVIDING A SAVINGS CLAUSE; AND, PROVIDING FOR PUBLICATION.

WHEREAS, the proposed changes in zoning as hereinafter made have been duly presented to the Planning and Zoning Commission for its recommendation which was received by the City Council and, after due consideration, the City Council found that due to changed conditions, it would be expedient and in the interest of the public health, safety and general welfare to make those proposed changes in zoning; and

WHEREAS, all conditions precedent required by law for a valid amendment to the Zoning Ordinance and Map have been fully complied with, including giving notices in compliance with Section 40.01.005 of the Code of Ordinances, City of Lubbock, Texas, and the notices provided by the Texas Local Government Code §211.007 (Vernon, 1990), and notice was duly published in the Lubbock Avalanche-Journal more than fifteen (15) days prior to the date of the public hearing before the City Council on such proposed amendment, and the public hearing according to said notice, was held in the City Council Chamber of the Municipal Building, Lubbock, Texas, at which time persons appeared in support of the proposal; and after said hearing, it was by the City Council determined that it would be in the public interest, due to changed conditions, that the Zoning Ordinance and the Zoning Map be amended in the manner hereinafter set forth in the body of this Ordinance and this Ordinance having been introduced prior to first reading hereof; **NOW THEREFORE:**

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

ZONE CASE NO. 3502

SECTION 1. THAT Ordinance No. 7084 and the Official Zoning Map are amended as follows:

A change of zoning under the provisions of Section 40.01.005 of the Code of Ordinances of the City of Lubbock from **SF-2** to **HC** zoning district at **6708 66th Street, located west of Norwich Avenue and north of 66th Street, Zephyr Addition, Tract A and approximately 0.56 acres of unplatted land out of Block AK, Section 35**, City of Lubbock, Lubbock County, Texas, and being further described as follows:

METES AND BOUNDS DESCRIPTION: Attached as Exhibit "A".

SECTION 2. THAT violation of any provision of this Ordinance shall be deemed a misdemeanor punishable by fine not to exceed Two Thousand and No/100 Dollars (\$2,000.00) as provided in Section 40.01.006 of the Zoning Ordinance of the City of Lubbock.

SECTION 3. THAT should any paragraph, sentence, clause, phrase or word of this Ordinance be declared unconstitutional or invalid for any reason, the remainder of this Ordinance shall not be affected thereby.

SECTION 4. THAT the City Secretary is hereby authorized to cause publication of the descriptive caption of this Ordinance as an alternative method provided by law.

AND IT IS SO ORDERED.

Passed by the City Council on first reading on May 28, 2024.

Passed by the City Council on second reading on June 11, 2024.

/s/ Tray Payne
TRAY PAYNE, MAYOR

ATTEST:

/s/ Courtney Paz
Courtney Paz, City Secretary

APPROVED AS TO CONTENT:

/s/ Victor Escamilla for
Kristen Sager, Director of Planning

APPROVED AS TO FORM:

/s/ Kelli Leisure
Kelli Leisure, Senior Assistant City Attorney

Exhibit "A"

Metes and Bounds description for all of Zephyr Tract "A" (#1992.00 in the plat records of Lubbock County, Texas), and a portion of Tract 7-A, CFN 2010-8660 in OPR of Lubbock County, Texas, out of the Lowery Subdivision (#574.00 in the plat records of Lubbock County, Texas), more precisely described as follows:

Zephyr, Tract A: Commencing at a point in the South line of Section 35, Block AK, Lubbock County, Texas which bears West a distance of 1738.97 feet from the Southeast corner of said Section 35, Block AK, thence N 0°09'10" W 32.00' to a MAG nail set for the Point of Beginning of this tract, thence

N 00°09'10" W 337.69' to a 1/2" iron rod with cap (HR) found at the most Northwest corner of this tract, thence

N 57°43'07" E 241.17' to a 1/2" IRF for a PI in the North line of this tract, thence

N 89°58'25" E 82.37" to a 1/2" iron rod with cap (HRA) found at the Northwest corner of the remainder of a tract of land as described in Volume 1005, Page 269 of the Deed Records of Lubbock County, Texas, for the Northeast corner of this tract, thence

S 0°01'56" W, 466.53' to a 1/2' IRS CEC, for the Southeast corner of this tract; thence

West 285.10' to the Point of Beginning containing ±2.76 acres.

Portion of Tract 7-A in the Lowery Subdivision in the City of Lubbock, Texas

Beginning at a 1/2" IRF CEC which bears N 57°43'07" E 241.17' from which the Northwest corner of the Zephyr, Tract "A" Addition, thence

N 57°50'53" E 186.45' to a MAG nail set at a 2" Steel pipe fence corner for a PI in the North line of this tract, thence

N 87°57'33" E 168.34' to a MAG nail set at a 2" Steel pipe fence corner for the most Easterly North corner of this tract, thence

S 0°18'06" W 98.96' to a MAG nail set at a 2" Steel pipe fence corner for the most Southeast corner of this tract, thence

S 89°51'21" W 243.31' to a 1/2" IRF for the Northeast Corner of Tract "A" Zephyr Addition for a PI in the South line of this tract, thence

S 89°54'55" W 82.37' along and with the most Northern North line of Tract "A" Zephyr Addition to the Point of Beginning, containing ±0.5613 acres.

LUBBOCK COUNTY, TEXAS

All of Tract "A" Zephyr Addition to the City of Lubbock, #1992.00 in the plat records of Lubbock County, Texas ±2.76 acres, and ±0.5613 acres from Tract 7-A Lowery Subdivision, #574 in the plat records of Lubbock County, 2010-8660 OPR, Lubbock County Texas.

I, Paul A. Wilson, a Registered Public Land Surveyor, No. 6135, in the State of Texas, do hereby certify that this plat and/or drawing is true and correct to the Best of my knowledge and belief, to minimum state standards of practice in Land Surveying in the State of Texas, and agrees with a survey on the ground under my supervision in September, 2018. I further certify that no improvements on this property encroach on adjacent property nor do any improvements on adjacent property encroach on this property except as noted.



Paul Wilson

Paul A. Wilson, R.P.L.S.

Date: September 5, 2018

Note: This survey is in substantial compliance with Standard TREC Contract Form No. 20-2.

Bearing Basis - Original Plat

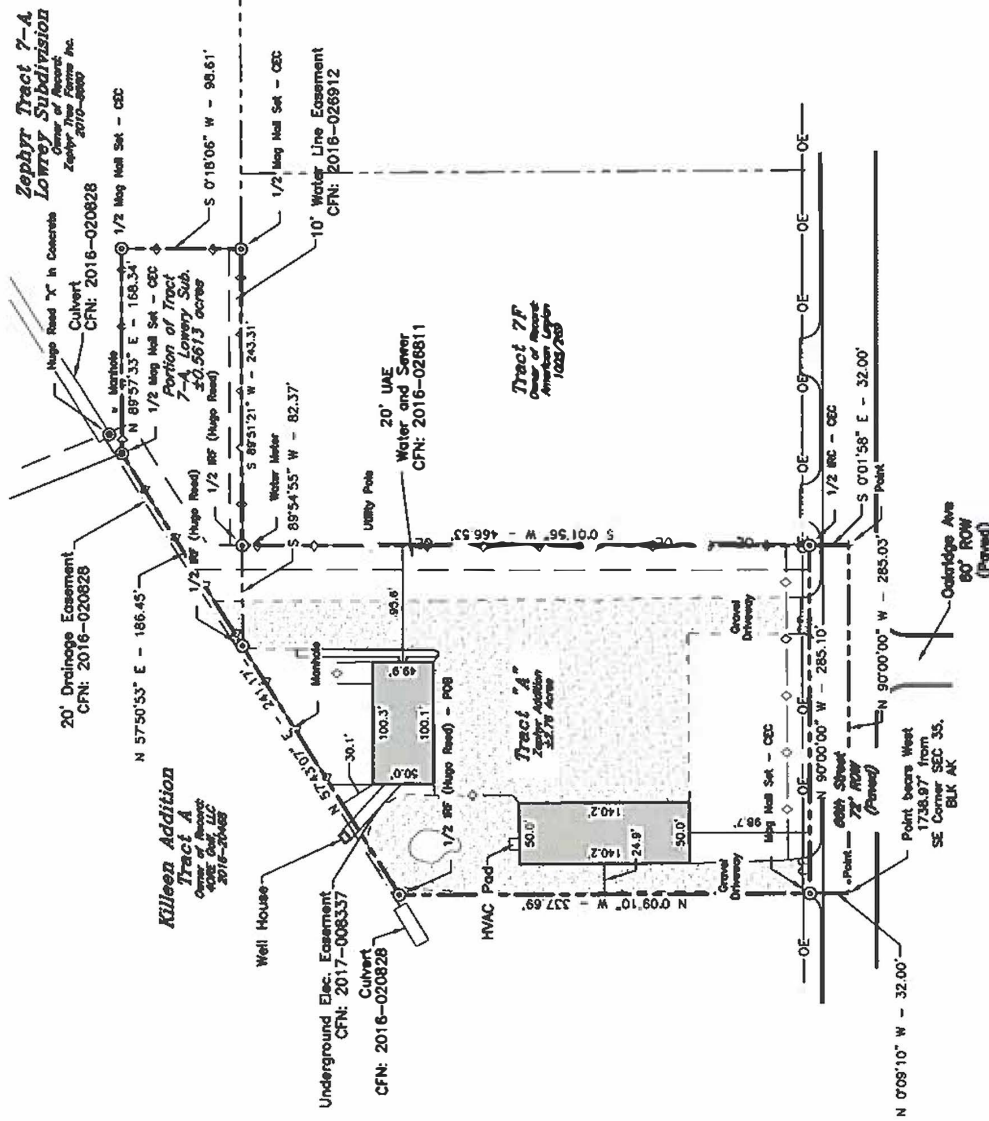


Scale: 1"=100'

Lot Survey

6630 W 66th Street

Tract A, Zephyr Addition and a portion of
Tract 7-A, Lowery Subdivision
Lubbock, Lubbock County, Texas



LEGEND

- 1/2" Iron Rod Set - CEC
- 1/2" Iron Rod Found
- Mag Nail Set - CEC
- Utility Pole
- Water Meter
- Electric Meter
- Telephone Pole/rod
- Property Line
- Overlap Electrical/Utility
- Overlap Electric to Util Line
- 6" Wood Fence
- Pipe Fence
- Barbed Wire Fence
- Chain-Link Fence
- Metal Fence

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