

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE OF THE CITY OF PFLUGERVILLE, TEXAS AMENDING ORDINANCE NO. 874-07-04-10 OF THE CITY OF PFLUGERVILLE, TEXAS, AS AMENDED, BY CHANGING THE ZONING DESIGNATION FROM GENERAL BUSINESS 2 (GB2) TO LIGHT INDUSTRIAL (LI) FOR LOT 17, BLOCK I NORTH PARK SECTION FIVE, A 2.317-ACRE LOT OUT OF THE ELIAS MCMILLAN SURVEY NO. 110 IN PFLUGERVILLE, TEXAS, LOCATED AT 1409 ROYSTON LANE; TO BE KNOWN AS THE EAGLE 2000 REZONING (REZ1106-02), AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, under the authority of Texas Local Government Code Chapter 211, the City of Pflugerville adopts regulations and establishes zoning to control the use of land within the corporate limits of the City; and

WHEREAS, the Planning and Zoning Commission held a public hearing and voted unanimously to deny the Light Industrial (LI) zoning district, and a super majority vote by the City Council is required to approve the rezoning request;

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PFLUGERVILLE, TEXAS:

The City Council finds:

THAT, the zoning amendment is in accordance with the City's Comprehensive Plan for the purpose of promoting the health, safety, morals and general welfare of the City, and is in accordance with the following purposes 1) lessen congestion in the street; 2) secure safety from fire, panic and other dangers; 3) promote the general health and welfare; 4) provide adequate air and light; 5) prevent undue overcrowding of land; 6) avoid undue concentration of population 7) facilitate the adequate provision of transportation, water, sewer, schools, parks and other public requirements.

Section 1: That the Official Zoning Map of the City of Pflugerville, Texas adopted in Ordinance No. 874-07-04-10, as amended, is amended to change the base zoning district of Light Industrial (LI) District to the property described in Exhibit A.

The property described above may be developed and used in accordance with regulations established for the Light Industrial (LI) zoning district, as applicable, and other applicable ordinances of the City of Pflugerville, Texas.

Section 2. That this ordinance will become effective on its adoption and passage by the City Council.

PASSED AND APPROVED this \_\_\_\_\_ day of \_\_\_\_\_, 2011.

CITY OF PFLUGERVILLE, TEXAS

by: \_\_\_\_\_  
JEFF COLEMAN, Mayor

ATTEST:

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KAREN THOMPSON, City Secretary

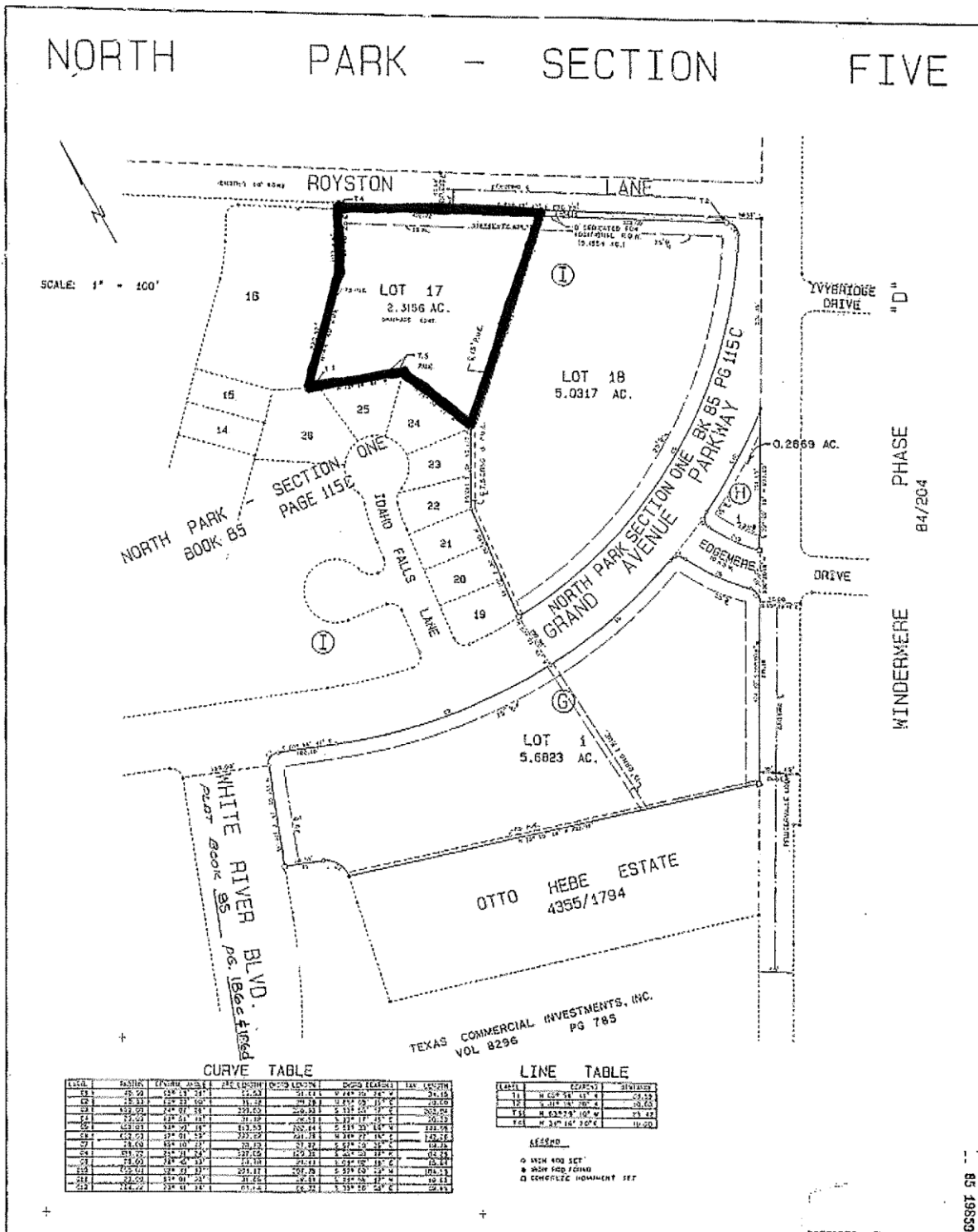
APPROVED AS TO FORM:

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FLOYD AKERS, City Attorney

EXHIBIT "A"

LOT 17, BLOCK I NORTH PARK SECTION FIVE, A 2.317-ACRE LOT OUT OF THE ELIAS MCMILLAN SURVEY NO. 110 IN PFLUGERVILLE, TEXAS; LOCATED AT 1409 ROYSTON LANE.



CURVE TABLE

STATION	ARC LENGTH	CHORD BEARING	CHORD LENGTH	CHORD BEARING	TAN. BEARING
10+00	15.25	S 12° 15' 30" W	15.25	N 77° 44' 30" E	15.25
10+15	30.50	S 24° 31' 00" W	30.50	N 65° 29' 00" E	30.50
10+30	45.75	S 36° 46' 30" W	45.75	N 53° 13' 30" E	45.75
10+45	61.00	S 49° 03' 00" W	61.00	N 40° 58' 00" E	61.00
10+60	76.25	S 61° 19' 30" W	76.25	N 28° 42' 30" E	76.25
10+75	91.50	S 73° 36' 00" W	91.50	N 16° 27' 00" E	91.50
10+90	106.75	S 85° 52' 30" W	106.75	N 4° 11' 30" E	106.75
11+00	122.00	S 98° 09' 00" W	122.00	N 0° 00' 00" E	122.00
11+15	137.25	S 110° 25' 30" W	137.25	N 0° 00' 00" E	137.25
11+30	152.50	S 122° 42' 00" W	152.50	N 0° 00' 00" E	152.50
11+45	167.75	S 134° 58' 30" W	167.75	N 0° 00' 00" E	167.75
11+60	183.00	S 147° 15' 00" W	183.00	N 0° 00' 00" E	183.00
11+75	198.25	S 159° 31' 30" W	198.25	N 0° 00' 00" E	198.25
11+90	213.50	S 171° 48' 00" W	213.50	N 0° 00' 00" E	213.50
12+00	228.75	S 184° 04' 30" W	228.75	N 0° 00' 00" E	228.75
12+15	244.00	S 196° 21' 00" W	244.00	N 0° 00' 00" E	244.00
12+30	259.25	S 208° 37' 30" W	259.25	N 0° 00' 00" E	259.25
12+45	274.50	S 220° 54' 00" W	274.50	N 0° 00' 00" E	274.50
12+60	289.75	S 233° 10' 30" W	289.75	N 0° 00' 00" E	289.75
12+75	305.00	S 245° 27' 00" W	305.00	N 0° 00' 00" E	305.00
12+90	320.25	S 257° 43' 30" W	320.25	N 0° 00' 00" E	320.25
13+00	335.50	S 270° 00' 00" W	335.50	N 0° 00' 00" E	335.50

LINE TABLE

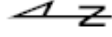
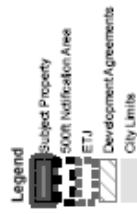
STATION	COORDINATES	STATION	COORDINATES
10+00	N 0° 00' 00" W 0.00	11+00	N 0° 00' 00" W 0.00
10+15	N 77° 44' 30" E 15.25	11+15	N 0° 00' 00" W 0.00
10+30	N 65° 29' 00" E 30.50	11+30	N 0° 00' 00" W 0.00
10+45	N 53° 13' 30" E 45.75	11+45	N 0° 00' 00" W 0.00
10+60	N 40° 58' 00" E 61.00	11+60	N 0° 00' 00" W 0.00
10+75	N 28° 42' 30" E 76.25	11+75	N 0° 00' 00" W 0.00
10+90	N 16° 27' 00" E 91.50	11+90	N 0° 00' 00" W 0.00
11+00	N 0° 00' 00" E 106.75	12+00	N 0° 00' 00" W 0.00
11+15	N 0° 00' 00" E 122.00	12+15	N 0° 00' 00" W 0.00
11+30	N 0° 00' 00" E 137.25	12+30	N 0° 00' 00" W 0.00
11+45	N 0° 00' 00" E 152.50	12+45	N 0° 00' 00" W 0.00
11+60	N 0° 00' 00" E 167.75	12+60	N 0° 00' 00" W 0.00
11+75	N 0° 00' 00" E 183.00	12+75	N 0° 00' 00" W 0.00
11+90	N 0° 00' 00" E 198.25	12+90	N 0° 00' 00" W 0.00
12+00	N 0° 00' 00" E 213.50	13+00	N 0° 00' 00" W 0.00
12+15	N 0° 00' 00" E 228.75		
12+30	N 0° 00' 00" E 244.00		
12+45	N 0° 00' 00" E 259.25		
12+60	N 0° 00' 00" E 274.50		
12+75	N 0° 00' 00" E 289.75		
12+90	N 0° 00' 00" E 305.00		
13+00	N 0° 00' 00" E 320.25		
13+15	N 0° 00' 00" E 335.50		

LEGEND

- 1/4" DIA. SET
- 3/4" DIA. SET
- CONCRETE MONUMENT SET

Eagle 2000

Case Number:  
REZ1106-02



When required the City of Pflugerville complies with Texas Local Government Code for public notifications. All notification addresses are derived from tax role information that is certified annually.



Locator Map

