



DEVELOPMENT SERVICES

808 S Buchanan St.  
AMARILLO TX 79105-1971  
(806) 378-5263

4/4/2016

Daryl Furman  
3501 S Georgia St  
Amarillo, Texas 79109

**RE: Letter of Action: Approval- Heritage Hills Unit No. 4 - ZB1504462 Rezoning**

Mr. Furman

The City of Amarillo has approved the Rezoning on 3/29/2016. The ordinance affecting this change is No. 7593 . Enclosed you will find a copy of the ordinance and vicinity sketch.

As the Project Manager, please direct all questions to me, to avoid confusion or receipt of erroneous information. My contact information is [david.soto@amarillo.gov](mailto:david.soto@amarillo.gov) or 806.378.6289.

Sincerely,

A handwritten signature in black ink that reads 'David Soto'.

David Soto  
Planner I

AN ORDINANCE OF THE CITY OF AMARILLO, TEXAS: PROVIDING FOR SPECIFIED CHANGES IN THE OFFICIAL ZONING MAP OF THE CITY OF AMARILLO, TEXAS; PROVIDING FOR CHANGE OF USE DISTRICT CLASSIFICATION OF SPECIFIED PROPERTY IN THE VICINITY OF SONCY RD/LOOP 335 & HERITAGE HILLS PKWY, RANDALL COUNTY, TEXAS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Planning and Zoning Commission has held public hearings on proposed zoning changes on the property hereinafter described and has filed its final recommendation and report on such proposed zoning changes with the City Council; and,

WHEREAS, the City Council has considered the final recommendation and report of the Planning and Zoning Commission and has held public hearings on such proposed zoning changes, all as required by law; now, therefore,

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

SECTION 1. The zoning map of the City of Amarillo adopted by Section 4-10 of the Amarillo Municipal Code and on file in the office of the Planning Director is hereby amended to reflect the following zoning use changes:

Rezoning of a 37.39 acre tract of land out of Section 65, Block 9, BS&F Survey, Randall County, Texas, plus one-half of all bounding streets, alleys and public ways, to change from Agricultural District to Residential District 2.

#### DESCRIPTION

A 37.39 acre± tract of land situated in Section 65, Block 9, B.S. & F. Survey, Randall County, Texas and being a portion of a 590.9343 acre tract of land as described in that certain instrument of conveyance recorded under Clerk's File No. 2012013183 of the Official Public Records of Randall County, Texas, said 37.39 acre± tract of land having been surveyed on the ground by Furman Land Surveyors, Inc. on December 23, 2015 and February 5, 2016 and being more particularly described by metes and bounds as follows:

COMMENCING at a 3/8 inch iron rod with cap stamped "RPLS 4664" found in the North line of said Section 65, from whence the Northeast corner of said Section 65 bears South 89° 45' 43" East, 100.00 feet;

THENCE South 00° 33' 08" East (base line) along the West monumented right-of-way line of Loop Highway 335 (Soncey Road), a distance of 2220.81 feet to the most Southerly Southeast corner of Heritage Hills Unit No. 2, an addition to the City of Amarillo, Randall County, Texas, according to the map or plat thereof, recorded under Clerk's File No. 2014018558 of the Official Public Records of Randall County, Texas;

THENCE South 89° 40' 36" West, 1142.34 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the most Southerly Southwest corner of said Heritage Hills Unit No. 2, same point being the Southeast and BEGINNING CORNER of the herein described tract of land;

THENCE South 89° 40' 36" West, 313.23 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the beginning of a curve to the left whose center point bears South 00° 19' 24" East, 2226.00 feet;

THENCE Southwesterly along said curve to the left, an arc distance of 972.50 feet with a long chord bearing South 77° 09' 39" West, 964.78 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the end of said curve;

THENCE South 64° 47' 52" West, 170.32 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the Southwest corner of this tract of land;

THENCE North 25° 36' 25" West, 1008.39 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the most Westerly Northwest corner of this tract of land;

THENCE North 64° 40' 05" East, 64.96 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set;

THENCE North 64° 38' 51" East, 109.82 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the beginning of a curve to the right whose center point bears South 25° 21' 09" East, 3235.00 feet;

THENCE Northeasterly along said curve to the right, an arc distance of 967.10 feet with a long chord bearing North 73° 12' 42" East, 963.50 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the end of said curve;

THENCE North 20° 19' 50" East, 8.78 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set;

THENCE North 41° 06' 54" West, 325.21 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the beginning of a curve to right whose center point bears North 48° 53' 06" East, 1145.00 feet;

THENCE Northwesterly along said curve to the right, an arc distance of 287.89 feet with a long chord bearing North 33° 54' 43" West, 287.13 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the end of said curve;

THENCE North 64° 45' 06" West, 6.16 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the beginning of a curve to the left whose center point bears South 12° 47' 40" East, 3790.00 feet;

THENCE Southwesterly along said curve to the left, an arc distance of 8.80 feet with a long chord bearing South 77° 08' 21" West, 8.80 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the end of said curve;

THENCE North 13° 01' 05" West, 60.00 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the beginning of a curve to the right whose center point bears South 12° 55' 44" East, 3850.00 feet, same point being the most Northerly Northwest corner of this tract of land;

THENCE Northeasterly along said curve to the right, an arc distance of 170.06 feet with a long chord bearing North 78° 20' 12" East, 170.05 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the most Northerly Northeast corner of this tract of land, same point being the most Westerly Northwest corner of said Heritage Hills Unit No. 2;

THENCE along the most Westerly boundary lines of said Heritage Hills Unit No. 2, the following seven (7) courses:

South 10° 23' 53" East, 60.00 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the beginning of a curve to the right whose center point bears South 10° 23' 53" East, 3790.00 feet;

Northeasterly along said curve to the right, an arc distance of 22.65 feet with a long chord bearing North 79° 46' 23" East, 22.65 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the beginning of a curve to the left whose center point bears North 60° 46' 10" East, 975.00 feet;

Southeasterly along said curve to the left, an arc distance of 202.23 feet with a long chord bearing South 35° 10' 21" East, 201.87 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the end of said curve;

South 41° 06' 54" East, 985.51 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the beginning of a curve to the right whose center point bears South 48° 53' 06" West, 825.00 feet;

Southeasterly along said curve to the right, an arc distance of 551.82 feet with a long chord bearing South 21° 57' 12" East, 541.59 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set at the end of said curve;

South 89° 40' 37" West, 4.92 feet to a 1/2 inch iron rod with cap stamped "FURMAN RPLS" set;

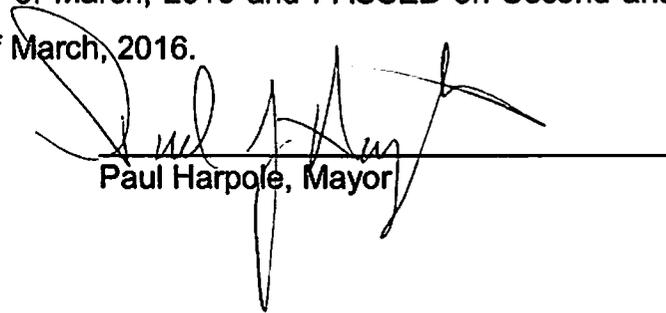
South 00° 19' 23" East, 94.00 feet to the PLACE OF BEGINNING and containing a computed area of 37.39 acres of land, more or less.

SECTION 2. All ordinances and resolutions or parts thereof that conflict with this ordinance are hereby repealed, to the extent of such conflict.

SECTION 3. In the event this ordinance or any part hereof is found to be invalid, such invalidity shall not affect the remaining portions of the ordinance, and such remaining portions shall continue to be in full force and effect. The Director of Planning is authorized to make corrections and minor changes to the site plan or development documents to the extent that such does not materially alter the nature, scope, or intent of the approval granted by this ordinance.

SECTION 4. This ordinance shall become effective from and after its date of final passage.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this the 22 day of March, 2016 and PASSED on Second and Final Reading on this the 29 day of March, 2016.



Paul Harpole, Mayor

ATTEST:



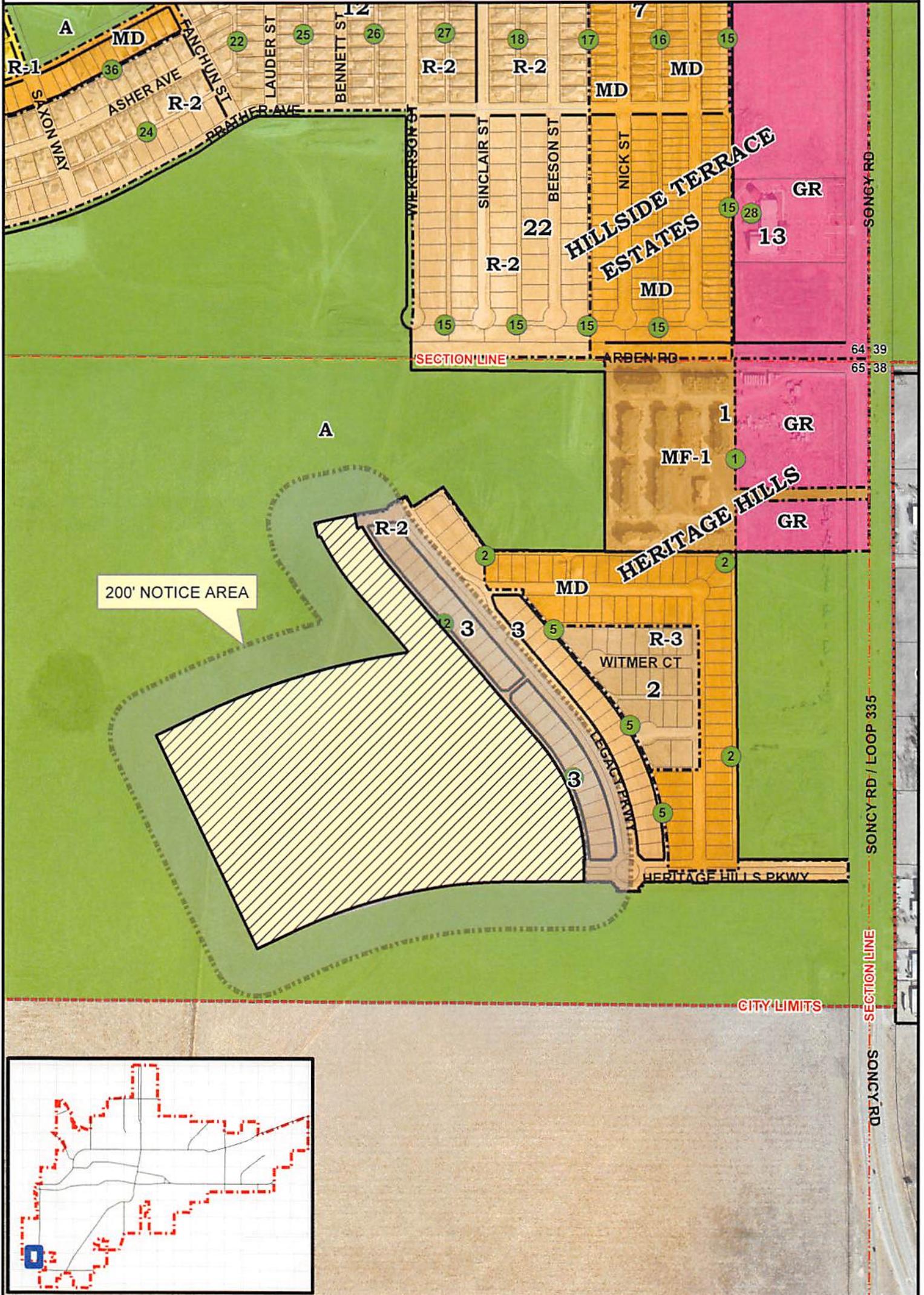
Frances Hibbs, City Secretary

APPROVED AS TO FORM:



William M. McKamie, City Attorney

# REZONING FROM A TO R-2



200' NOTICE AREA

## CITY OF AMARILLO PLANNING DEPARTMENT

Scale: 1" = 400'  
Date: 3-4-16  
Case No: Z-16-10



Z-16-10 Rezoning of a 37.39 acre tract of land out of Section 65, Block 9, BS&F Survey, Randall County, Texas, plus one-half of all bounding streets, alleys and public ways, to change from Agricultural District to Residential District 2.

Applicant: Seth Williams

Vicinity: Soncy Rd/Loop 335 & Heritage Hills Pkwy

AP: H-17