

Ordinance amending the Unified Development Code (“UDC”), upon application by Santos Herrera and Virginia Herrera (“Owners”), by changing the UDC Zoning Map in reference to a 0.113-acre tract of land out of Lot 10A, Ava Cooper Subdivision, from the “CN-1” Neighborhood Commercial District to the “RS-6” Single-Family 6 District; amending the Comprehensive Plan to account for any deviations; and providing for a repealer clause and publication.

WHEREAS, the Planning Commission has forwarded to the City Council its final report and recommendation regarding the application of Santos Herrera and Virginia Herrera (“Owners”), for an amendment to the City of Corpus Christi’s Unified Development Code (“UDC”) and corresponding UDC Zoning Map;

WHEREAS, with proper notice to the public, public hearings were held on Wednesday, February 12, 2014, during a meeting of the Planning Commission, and on Tuesday, March 18, 2014, during a meeting of the City Council, during which all interested persons were allowed to appear and be heard; and

WHEREAS, the City Council has determined that this amendment would best serve the public health, necessity, convenience and general welfare of the City of Corpus Christi and its citizens.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CORPUS CHRISTI, TEXAS:

SECTION 1. Upon application by Santos Herrera and Virginia Herrera (“Owners”), the Unified Development Code (“UDC”) of the City of Corpus Christi, Texas (“City”), is amended by changing the zoning on a 0.113-acre tract of land out of Lot 10A, Ava Cooper Subdivision, located approximately 200 feet north of Gollihar Road and 75 feet east of Ivy Lane (the “Property”), from the “CN-1” Neighborhood Commercial District to the “RS-6” Single-Family 6 District (Zoning Map No. 046039), as shown in Exhibits “A” and “B.” Exhibit A, which is a metes and bounds description of the Property, and Exhibit B, which is a map to accompany the metes and bounds, are attached to and incorporated in this ordinance by reference as if fully set out herein in their entireties.

SECTION 2. The official UDC Zoning Map of the City is amended to reflect changes made to the UDC by Section 1 of this ordinance.

SECTION 3. The UDC and corresponding UDC Zoning Map of the City, made effective July 1, 2011, and as amended from time to time, except as changed by this ordinance, both remain in full force and effect.

SECTION 4. To the extent this amendment to the UDC represents a deviation from the City’s Comprehensive Plan, the Comprehensive Plan is amended to conform to the UDC, as it is amended by this ordinance.

SECTION 5. All ordinances or parts of ordinances specifically pertaining to the zoning of the Property and that are in conflict with this ordinance are hereby expressly repealed.

SECTION 6. Publication shall be made in the City’s official publication as required by the City’s Charter.

The foregoing ordinance was read for the first time and passed to its second reading on this the _____ day of _____, 20____, by the following vote:

Nelda Martinez	_____	Chad Magill	_____
Kelley Allen	_____	Colleen McIntyre	_____
Rudy Garza	_____	Lillian Riojas	_____
Priscilla Leal	_____	Mark Scott	_____
David Loeb	_____		

The foregoing ordinance was read for the second time and passed finally on this the _____ day of _____, 20____, by the following vote:

Nelda Martinez	_____	Chad Magill	_____
Kelley Allen	_____	Colleen McIntyre	_____
Rudy Garza	_____	Lillian Riojas	_____
Priscilla Leal	_____	Mark Scott	_____
David Loeb	_____		

PASSED AND APPROVED this the _____ day of _____, 20____

ATTEST:

Rebecca Huerta
City Secretary

Nelda Martinez
Mayor

STATE OF TEXAS
COUNTY OF NUECES

THIS DOES NOT REPRESENT AN ON THE GROUND SURVEY AND IS INTENDED FOR REZONING PURPOSES ONLY.

Field Notes of a 0.113 acre tract of land being out of Lot 10A, Ava Cooper Subdivision, as shown on a map recorded in Volume 35, Page 39, Map Records Nueces County, Texas. Said 0.113 acres being more particularly described as;

COMMENCING at a point in the east right of way of Ivy Lane, for the common west corner of Lot10A, and Lot 9A, Ava Cooper Subdivision, as shown on a map recorded in Volume 10, Page 25, Map Records Nueces County, Texas, **THENCE** with the common boundary line of said Lot10A and said Lot 9A, South 61°40'00" East, a distance of 75.00 feet to a point in the common boundary line of said Lot 10A and said Lot 9A, for the northwest corner of this property, and the **POINT of BEGINNING**.

THENCE with the common boundary line of said Lot10A and said Lot 9A, South 61°40'00" East, a distance of 98.44 feet to a point for the northeast corner of Lot 10A, and for the northeast corner of this property.

THENCE South 28°12'00" West, a distance of 50.00 feet to a point for the southeast corner of Lot 10A, and for the southeast corner of this property.

THENCE with the common boundary line of said Lot10A and said Lot 11A, North 61°40'00" West, a distance of 98.44 feet, in the common boundary line of said Lot 10A and said Lot 11A, and for the southwest corner of this property.

THENCE North 28°12'00" East, a distance of 50.00 feet to the **POINT OF BEGINNING** of this property, and containing 0.113 acres of land, more or less.

Notes:

- 1.) Bearings are based on Platted bearings recorded in Volume 35, Page 39.

Ronald E. Brister

Ronald E. Brister, RPLS No. 5407
Date: January 21, 2014.



Job 14101

THIS DOES NOT REPRESENT AN ON THE GROUND SURVEY AND IS INTENDED FOR REZONING PURPOSES ONLY.

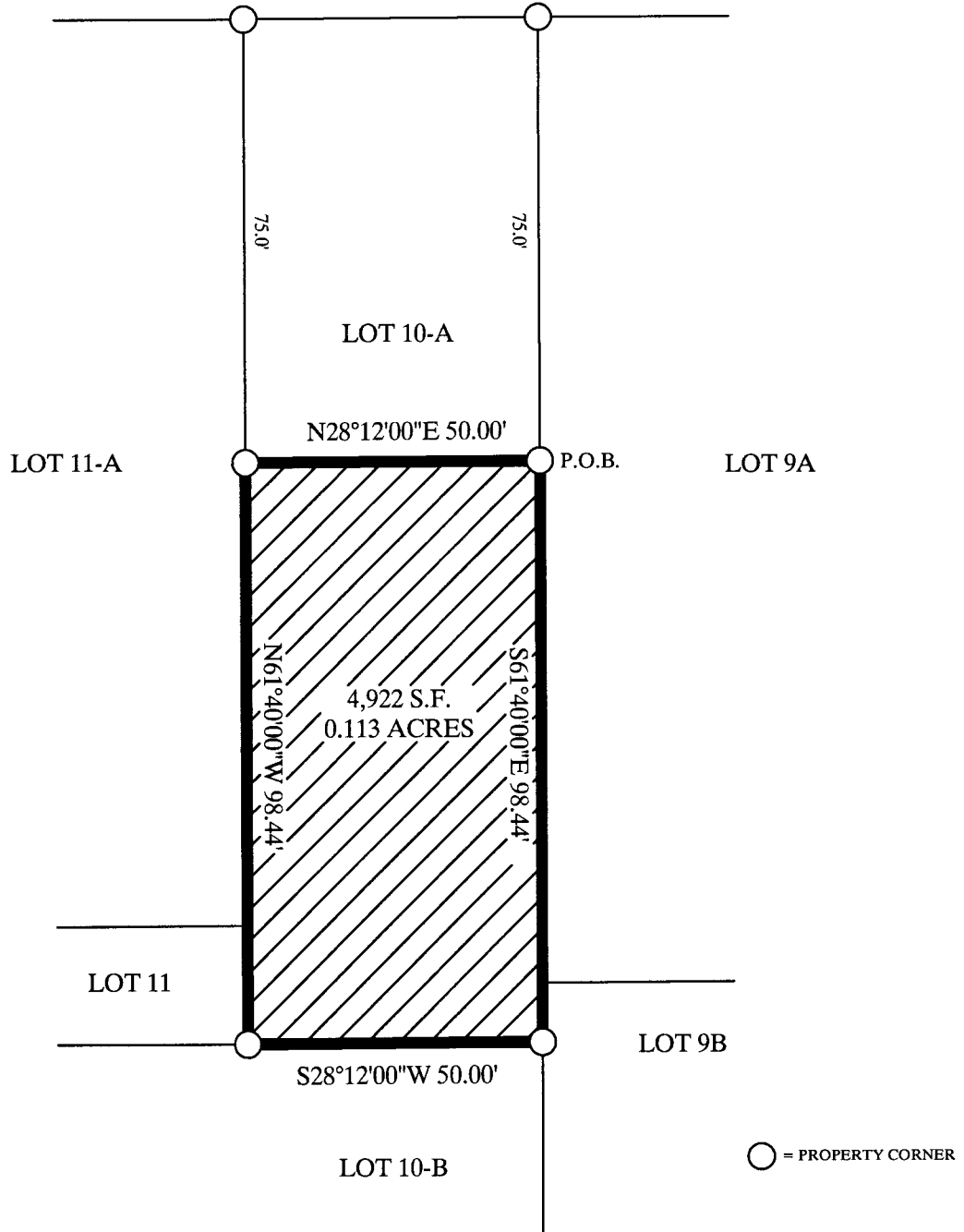
EXHIBIT A

SKETCH OF
LOT 10-A
AVA COOPER SUBDIVISION
NUECES COUNTY, TEXAS

SCALE 1" = 30'
MAP RECORDS OF NUECES COUNTY, TEXAS
VOLUME 35 PAGE 39

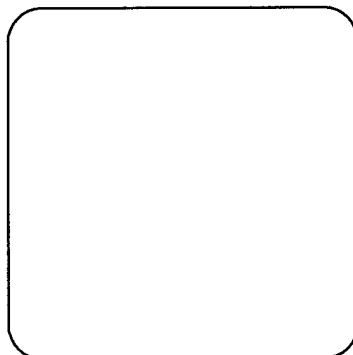


4410 IVY LANE
50' RIGHT OF WAY



Brister Surveying

4659 Everhart Suite 100
Corpus Christi, Texas 78411
Off 361-850-1800
Fax 361-850-1802
Bristersurveying@corpus.twebc.com
Firm Registration No. 10072800



THIS DOES NOT REPRESENT
AN ON THE GROUND SURVEY AND
IS INTENDED FOR REZONING
PURPOSES ONLY.

SKETCH DATE JANUARY 30, 2014

JOB NO. 14101