

Ordinance amending the Unified Development Code (“UDC”), upon application by Yiu, Inc. (“Owner”), by changing the UDC Zoning Map in reference to a 15.8695-acre tract of land out of Assessors Map 148 Tract M, Survey 402 ABS 988, from the “R-MH” Manufactured Home District and “IL” Light Industrial District to the “RV” Recreational Vehicle Park 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 Yiu, Inc. (“Owner”), 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, a public hearing was held on Wednesday, November 15, 2017, during a meeting of the Planning Commission. The Planning Commission recommended approval of the change of zoning from the “R-MH” Manufactured Home District and “IL” Light Industrial District to the “RV” Recreational Vehicle Park District, and on Tuesday, January 9, 2018, 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 made by Yiu, Inc. (“Owner”), the Unified Development Code (“UDC”) of the City of Corpus Christi, Texas (“City”), is amended by changing the zoning on a property described as being a 15.8695-acre tract of land out of Assessors Map 148 Tract M, Survey 402 ABS 988, located on the east side of South Clarkwood Road approximately 1,880 feet south of State Highway 44 (the “Property”), from the “R-MH” Manufactured Home District and “IL” Light Industrial District to the “RV” Recreational Vehicle Park District (Zoning Map No. 058042), as shown in Exhibits “A”. Exhibit A, which is a metes and bounds of the Property, is attached to and incorporated in this ordinance by reference as if fully set out herein in its entirety.

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.

That the foregoing ordinance was read for the first time and passed to its second reading on this the _____ day of _____, 2018, by the following vote:

Joe McComb	_____	Ben Molina	_____
Rudy Garza	_____	Lucy Rubio	_____
Paulette Guajardo	_____	Greg Smith	_____
Michael Hunter	_____	Carolyn Vaughn	_____
Debbie Lindsey-Opel	_____		

That the foregoing ordinance was read for the second time and passed finally on this the _____ day of _____, 2018, by the following vote:

Joe McComb	_____	Ben Molina	_____
Rudy Garza	_____	Lucy Rubio	_____
Paulette Guajardo	_____	Greg Smith	_____
Michael Hunter	_____	Carolyn Vaughn	_____
Debbie Lindsey-Opel	_____		

PASSED AND APPROVED on this the _____ day of _____, 2018.

ATTEST:

Rebecca Huerta
City Secretary

Joe McComb
Mayor

Exhibit A

A Description of a 15.8695 acre tract of land, more or less, out of the Thomas Gallagher 400 acre Survey No. 402, Abstract 988, described in Volume 209, Page 587, Deed Records of Nueces County, Texas, and being more particularly described as follows:

Beginning at a 5/8" iron rod found, said point being the northwest corner of Lot 1, Block 1, South Clarkwood Acres, recorded in Volume 36, Page 121, Map Records of Nueces County, Texas, and being on the East right-of-way line of South Clarkwood Road (FM 2292) for the POINT OF BEGINNING, and the Southwest corner of this tract;

THENCE, along said right-of-way line, N 00° 28' 00" W, 560.96 feet to a 5/8" iron rod set, for the Northwest corner of this tract;

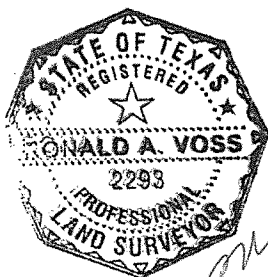
THENCE, N 89° 20' 25" E, 1217.51 feet to a 5/8" iron rod set, said point being on the West line of a 35 foot strip of land, City of Corpus Christi recorded in Volume 1420, Page 367, Deed Records, Nueces County, Texas, for the Northeast corner of this tract;

THENCE, along said west line, S 00° 42' 04" E, 352.79 feet to a 5/8" iron rod set, said point being the Northwest corner of a 35 foot right-of-way recorded in Volume 1482, Page 290, Deed Records, Nueces County, Texas, for a corner of this tract;

THENCE, N 89° 22' 00" E, 35.00 feet to a 5/8" iron rod set, said point being the Northeast corner of said right-of-way, for a corner of this tract;

THENCE, along the East line of said right-of-way, S 00° 43' 00" E, 208.73 feet to a 5/8" iron rod set, said point being the Northeast corner of said Lot 1, Block 1, South Clarkwood Acres, for the Southeast corner of this tract;

THENCE, along the common boundary of said Lot 1, Block 1, and this tract, S 89° 22' 00" W, 1254.91 feet to the POINT OF BEGINNING, containing 15.8695 acres, more or less.



[Handwritten signature]
11/8/17