



City of Abilene

Parks and Recreation Board Agenda

Notice is hereby given of a meeting of the Parks and Recreation Board of City of Abilene to be held on November 19, 2024 at 8:30AM at City Hall, 555 Walnut Street, Council Chambers, Abilene, Texas, for the purpose of considering the following agenda items.

CALL TO ORDER

INVOCATION

PUBLIC COMMENTS

Public Comments on Any Item on the Agenda

PRESENTATIONS, RECOGNITIONS, PROCLAMATIONS AND ANNOUNCEMENTS

1. Service Award

- Mariza De La Paz - Custodial Services - 5 years

MINUTES

2. Minutes (Discussion and Action)

AGENDA ITEMS

3. Zoning Amendment and Plat Request at 4300 Southwest Drive, Southwest Drive Complex Park (Discussion, Public Hearing and Possible Action)
4. YMCA Outdoor Pool Project, Redbud Park (Discussion, Public Hearing and Possible Action)
5. Baseball/Softball Complex Task Force Report and Recommendation to Designate Parkland (Discussion, Public Hearing, and Possible Action)
6. Parks Report (Discussion)
 - Cobb Park Pavilion Repair
 - Camp Barkeley Sign
 - Minter Park Water Curtain
7. Seniors Report (Discussion)
 - Turkey Trot

- Thanksgiving Breakfast
- Jolly Jingle Jam Fundraiser

8. Zoo Report (Discussion)

- Animal Updates
- Boo at the Zoo Update
- Christmas Celebration

EXECUTIVE SESSION

9. The Parks and Recreation Board of the City of Abilene will adjourn into executive session to discuss any of the matters listed below or listed in this Agenda, as authorized by the following Texas Government Code Sections:

1. Possible lease of parkland to Texas Parks and Wildlife (551.071 - Consultation with Attorney; 551.072 - Deliberations about Real Property)

ADJOURNMENT

Notice

In compliance with the Americans with Disabilities Act, the City of Abilene will provide for reasonable accommodations for persons attending meetings. To better serve you, requests should be received forty-eight (48) hours prior to scheduled meetings. Please contact the City Secretary's Office at 325-676-6208. Telecommunication device for the deaf is 325-676-6360.

CERTIFICATION

I hereby certify the above meeting notice was posted on the bulletin board at the City Hall of the City of Abilene, Texas, on the 15th day of November, 2024, at 8:45 a.m.

*Kaitlin Richardson, Deputy City
Secretary, TRMC*



Approval of Minutes from October Meeting



ZONING CASE Z-2024-32

STAFF REPORT

Scheduled Hearings

Parks and Recreation Board: November 19, 2024
 Planning & Zoning Commission: December 3, 2024
 City Council 1st Reading: December 5, 2024
 City Council 2nd Reading: December 19, 2024

Applicant

Owner: City of Abilene

Case Manager

Adam Holland – Planner

Request

Change the zoning of approximately 2.59 acres from Planned Development District 28 (PDD-28) to General Commercial (GC).

Location

Located at 4300 Southwest Drive

Background

The subject property was annexed in 1959 and is currently used as a recycling drop off. The City of Abilene has entered a lease with Chick-Fil-A to build a new restaurant at this location.

Zoning, Existing and Proposed Land Use

	Zoning	Existing Land Use
North	PD-57/GC	Retail use
East	PD-28	Retail use
South	PD-28	Detention Area
West	GC	Automotive sales

Criteria Assessment

Section 1.4.1.4 of Abilene's Land Development Code states that, in making a determination regarding a requested zoning change, the Planning and Zoning Commission and the City Council may consider the following factors:

- (1) Whether the proposed zoning map amendment implements the policies of the adopted Comprehensive Plan, including the land use classification of the property on the Future Land Use and Development Plan Map, as amended.**

The proposed request is consistent with the Comprehensive Plan and Future Land Use Map.

- (2) Whether the uses permitted by the proposed change in zoning classification and the standards applicable to such uses will be appropriate in the immediate area of the land to be reclassified.**

The proposed zoning would be appropriate as it would be consistent with the surrounding uses.

(3) **Whether the proposed change is in accord with any existing or proposed plans for providing public schools, streets, water supply, sanitary sewers, and other public services and utilities to the area.**

This property has access to all required utilities necessary for development.

(4) **Any other factors, which will substantially affect the public health, safety, morals, or general welfare.**

None known.

Staff Recommendation

Staff recommends **approval**.

Attachments

- PowerPoint Presentation

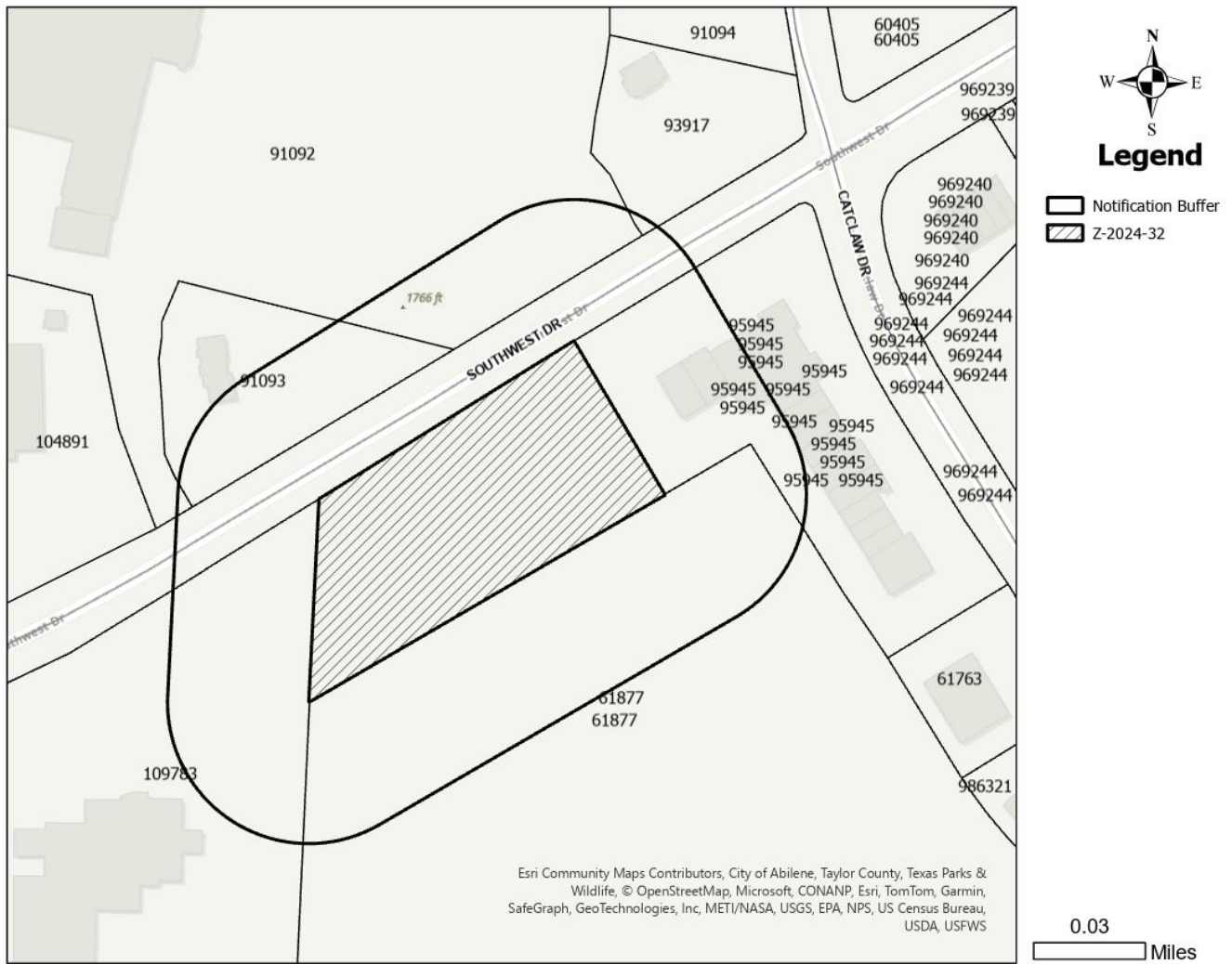
Notification

Pursuant to Section 1.2.2.2 of the Land Development Code, City staff mailed personal notices on October 16, 2024, via standard mail to the owners of property within a 200-foot radius of the subject street right of way. The property owners and associated parcel identification numbers are identified below:

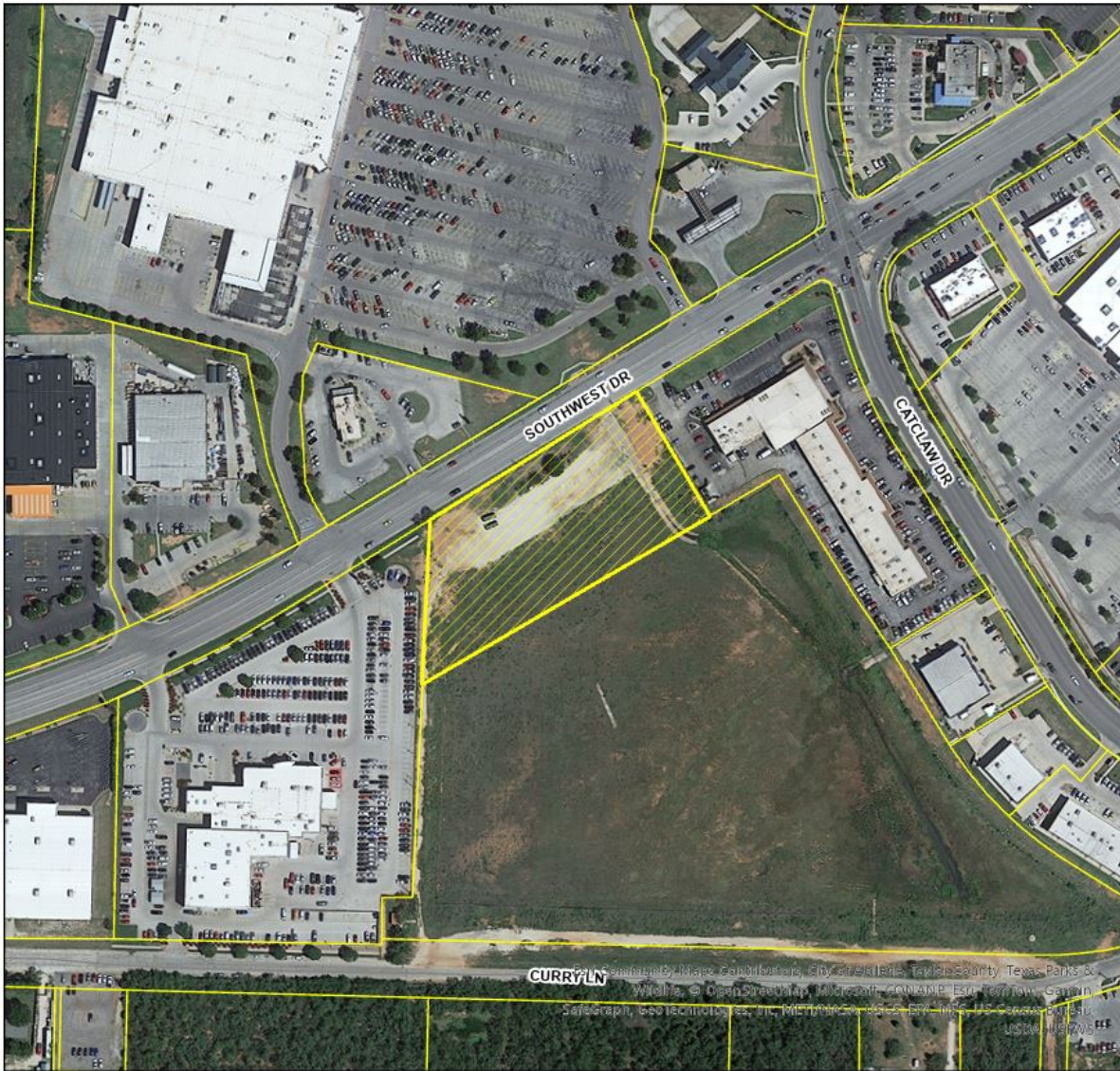
PROPERTY OWNER Legend: O - Opposed, F - In Favor

OWNER	SITUS	PROP_ID	RESPONSE
FRANKLIN REAL ESTATE VENTURES LTD	4325 SOUTHWEST DR	95945	
LITHIA REAL ESTATE INC	4449 SOUTHWEST DR	109783	
SKINNYS INC	3350 CATCLAW DR	93917	
WAL-MART STORES #DIVISION STORE	4350 SOUTHWEST DR	91092	
WEND-ABILENE REALTY LP	4374 SOUTHWEST DR	91093	

NOTIFICATION MAP



LOCATION MAP



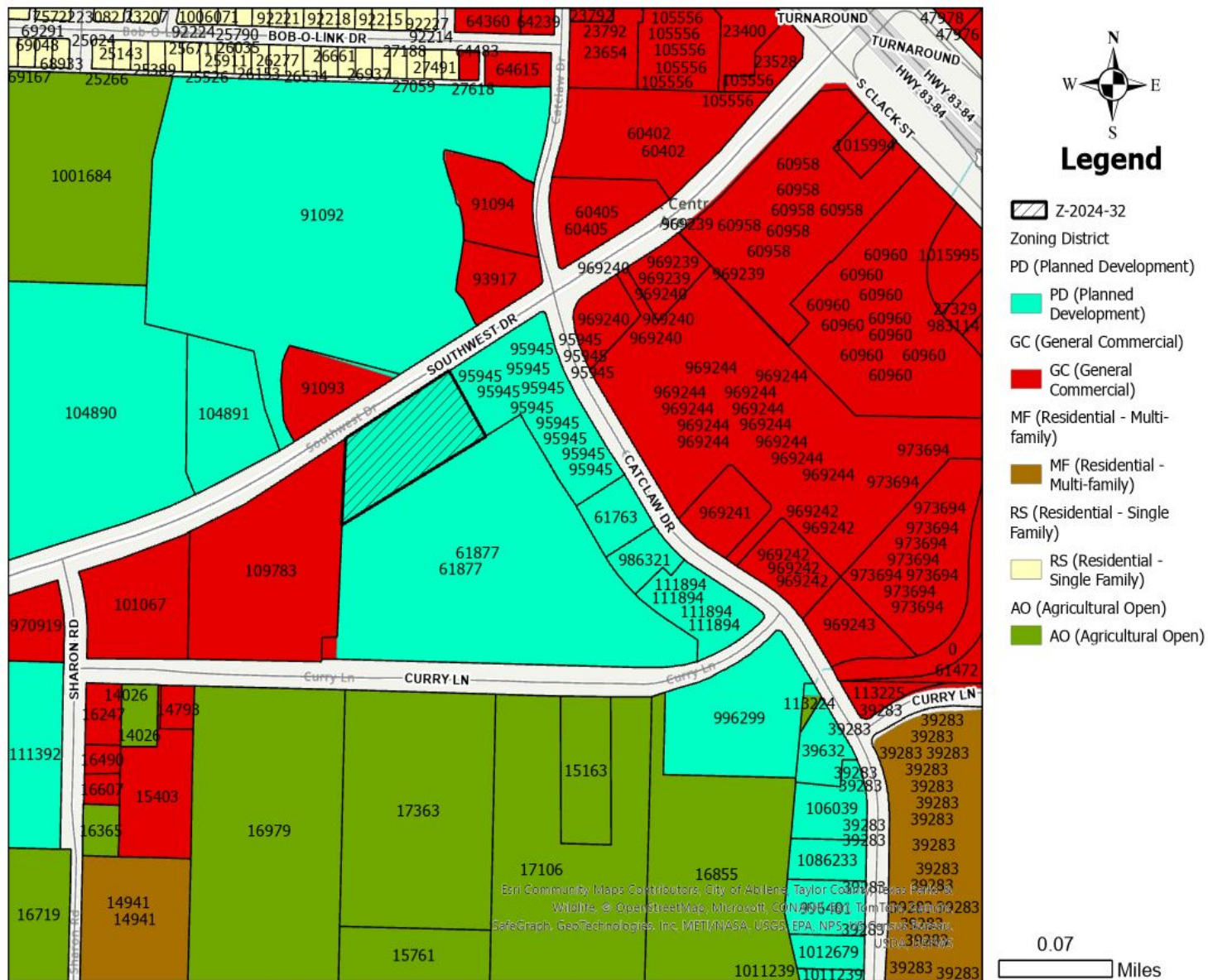
Legend

 Z-2024-32

0.04

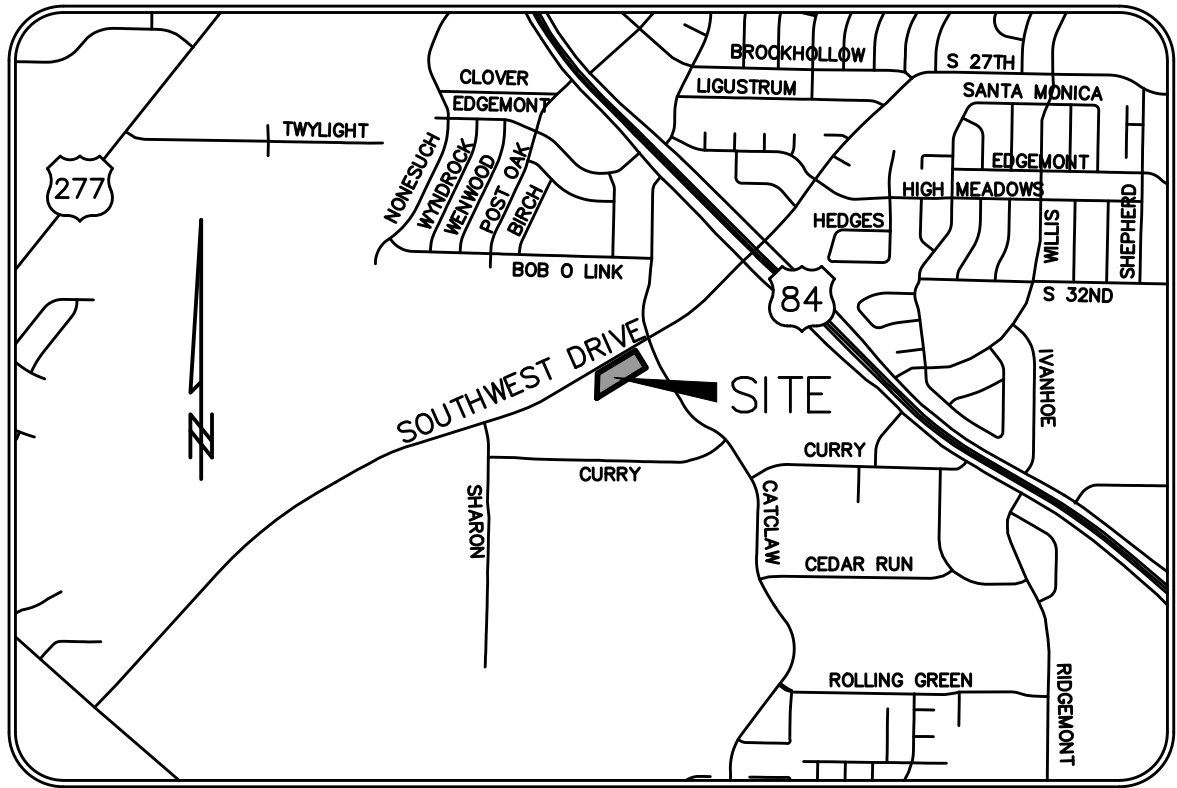
 Miles

ZONING MAP



PRINTED: 10/21/2024 STB FILE: WIER-SURVEY.STB LAST SAVED: 10/21/2024 11:13 AM SAVED BY: MATTHEWJ FILE: 23094-PLAT.DWG

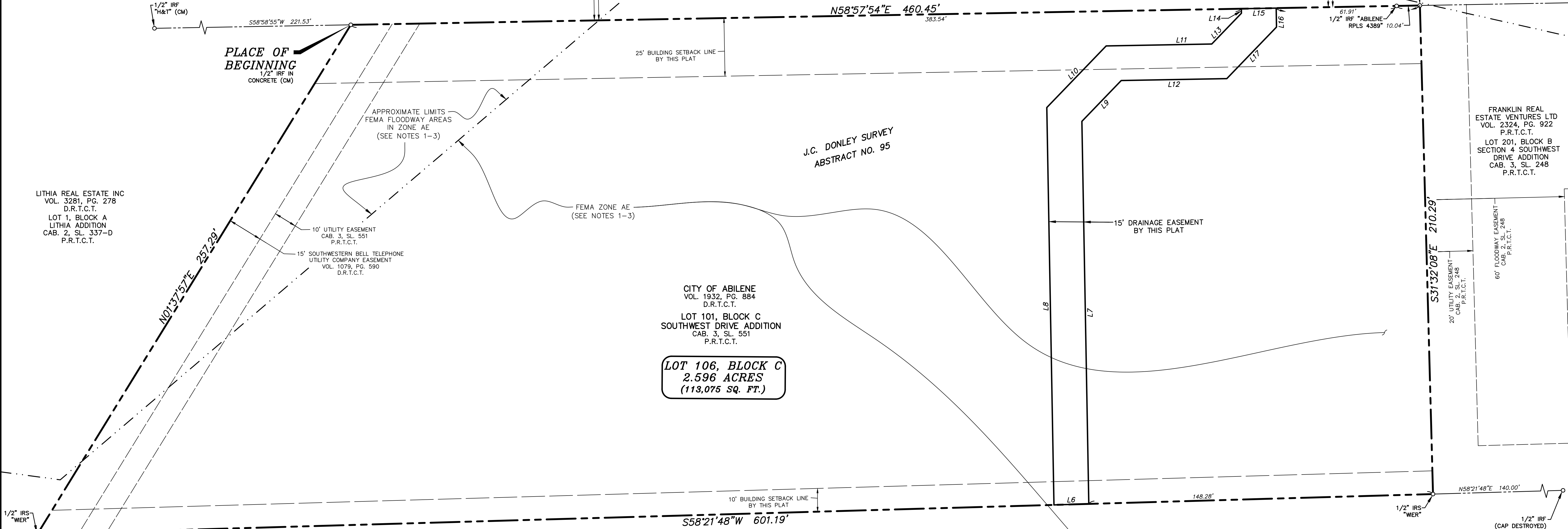
BAR IS ONE INCH ON ORIGINAL FULL-SIZE PRINT



VICINITY MAP
NOT TO SCALE

PRELIMINARY
FOR REVIEW PURPOSES ONLY
THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY
PURPOSE AND SHALL NOT BE USED OR VIEWED OR
RELIED UPON AS A FINAL SURVEY DOCUMENT.

* LEGEND *	
CM	CONTROLLING MONUMENT
IRF	IRON ROD FOUND
D.R.T.C.T.	DEED RECORDS TAYLOR COUNTY TEXAS
O.P.R.T.C.T.	OFFICIAL PUBLIC RECORDS TAYLOR COUNTY TEXAS
P.R.T.C.T.	PLAT RECORDS TAYLOR COUNTY TEXAS



CITY OF ABILENE
VOL. 1932, PG. 884
D.R.T.C.T.
LOT 101, BLOCK C
SOUTHWEST DRIVE ADDITION
CAB. 3, SL. 551
P.R.T.C.T.

LOT 106, BLOCK C
2.596 ACRES
(113,075 SQ. FT.)

LOT 101, BLOCK C
SOUTHWEST DRIVE ADDITION
CAB. 3, SL. 551
P.R.T.C.T.

CITY OF ABILENE
VOL. 1932, PG. 884
D.R.T.C.T.

EASEMENT LINE TABLE		
LINE	BEARING	DIST
L6	S58°21'48"W	15.00'
L7	S31°02'06"E	164.63'
L8	N31°02'06"W	171.00'
L9	S13°57'54"W	24.40'
L10	N13°57'54"E	36.83'
L11	N58°57'54"E	45.48'
L12	S58°57'54"W	45.48'
L13	N13°57'54"E	18.40'
L14	N31°02'06"W	1.94'
L15	N58°57'54"E	15.00'
L16	S31°02'06"E	8.15'
L17	S13°57'54"W	30.83'

"X" CUT FOUND FROM WHICH A
1/2" IRF "ABILENE RPLS 4389"
BEARS S44°52' W, 0.3'

SCALE: 1" = 20'

WIA WIER & ASSOCIATES, INC.
ENGINEERS SURVEYORS LAND PLANNERS
2201 E. LAMAR BLVD., SUITE 200E ARLINGTON, TEXAS 76006
561 HEADQUARTERS DR., SUITE 105 PLANO, TEXAS 75024
Texas Firm Registration No. F-2776 www.WierAssociates.com (817) 467-7700
Texas Board of Professional Land Surveying Registration No. 100333900

OWNER
CITY OF ABILENE
555 Walnut Street
ABILENE, TEXAS 76901
CONTACT: Robert Hanna
PH: (325) 676-6200

ENGINEER / SURVEYOR
WIER & ASSOCIATES, INC.
2201 E. LAMAR BLVD., SUITE 200E
ARLINGTON, TEXAS 76006
CONTACT: GREGG A.E. MADSEN, R.P.L.S.
PH: (817) 467-7700
FAX: (817) 467-7713

FINAL PLAT
LOT 106, BLOCK C
SOUTHWEST DRIVE
ADDITION
2.596 ACRES
BEING A TRACT OF LAND LOCATED IN THE
J.C. DONLEY SURVEY, ABSTRACT NO. 95
TAYLOR COUNTY, TEXAS
1 NONRESIDENTIAL LOT

PREPARED: OCTOBER 2024

SHEET 1 OF 2

DATE: 10/21/2024
W.A. No. 23094

* O W N E R ' S C E R T I F I C A T E *

STATE OF TEXAS §
COUNTY OF TAYLOR §

WHEREAS, THE CITY OF ABILENE IS THE OWNER OF A TRACT OF LAND LOCATED IN THE J.C. DONLEY SURVEY, ABSTRACT No. 95, TAYLOR COUNTY, TEXAS, BEING A PORTION OF LOT 101, BLOCK C, SOUTHWEST DRIVE ADDITION, AN ADDITION TO THE CITY OF ABILENE, TAYLOR COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN CABINET 3, SLIDE 551, PLAT RECORDS, TAYLOR COUNTY, TEXAS (P.R.T.C.T.), AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD FOUND IN CONCRETE IN THE SOUTH RIGHT-OF-WAY LINE OF SOUTHWEST DRIVE (A 120' WIDE RIGHT-OF-WAY) BEING THE NORTHWEST CORNER OF SAID LOT 101 AND THE NORTHEAST CORNER OF LOT 1, BLOCK A, LITHIA ADDITION, AN ADDITION TO THE CITY OF ABILENE, TAYLOR COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN CABINET 2, SLIDE 337-D, P.R.T.C.T.;

THENCE N 58°57'54" E, ALONG THE NORTH LINE OF SAID LOT 101 AND THE SOUTH RIGHT-OF-WAY LINE OF SAID SOUTHWEST DRIVE, AT A DISTANCE OF 450.41 FEET, PASSING A 1/2" IRON ROD FOUND WITH A CAP STAMPED "ABILENE RPLS 4389", CONTINUING IN ALL A TOTAL DISTANCE OF 460.45 FEET TO A 1/2" IRON ROD SET WITH A CAP STAMPED "WIER & ASSOC INC", BEING THE MOST NORTHERLY NORTHEAST CORNER OF SAID LOT 101 AND THE NORTHWEST CORNER OF LOT 201, BLOCK B, SECTION 4, SOUTHWEST DRIVE ADDITION, AN ADDITION TO THE CITY OF ABILENE, TAYLOR COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN CABINET 3, SLIDE 248, P.R.T.C.T.;

THENCE S 31°32'08" E, DEPARTING THE SOUTH RIGHT-OF-WAY LINE OF SAID SOUTHWEST DRIVE, ALONG A EAST LINE OF SAID LOT 101 AND THE WEST LINE OF SAID LOT 201, A DISTANCE OF 210.29 FEET TO A 1/2" IRON ROD SET WITH A CAP STAMPED "WIER & ASSOC INC", BEING AN ELL CORNER OF SAID LOT 101 AND THE SOUTHWEST CORNER OF SAID LOT 201;

THENCE S 58°21'48" W, DEPARTING AN EAST LINE OF SAID LOT 101, A DISTANCE OF 601.19 FEET TO A 1/2" IRON ROD SET WITH A CAP STAMPED "WIER & ASSOC INC" IN THE WEST LINE OF SAID LOT 101 AND THE EAST LINE OF SAID LOT 1;

THENCE N 01°37'57" E, ALONG THE WEST LINE OF SAID LOT 101 AND THE EAST LINE OF SAID LOT 1, A DISTANCE OF 257.29 FEET TO THE PLACE OF BEGINNING AND CONTAINING 2.596 ACRES (113,075 SQUARE FEET) OF LAND, MORE OR LESS.

* O W N E R ' S D E D I C A T I O N *

I _____, DO HEREBY ADOPT THIS PLAT AS THE SUBDIVISION OF MY PROPERTY AND DEDICATE FOR THE USE OF THE PUBLIC THE STREETS, ALLEYS AND EASEMENTS AS SHOWN. HIS PLAT APPROVED SUBJECT TO ALL PLATTING ORDINANCES, RULES, REGULATIONS, AND RESOLUTIONS OF THE CITY OF ABILENE, TEXAS.

WITNESS, MY HAND AT _____ TEXAS, THIS THE _____ DAY OF _____, 2024.

BY: _____
AUTHORIZED SIGNATURE OF OWNER

STATE OF TEXAS §
COUNTY OF _____ §

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO ME TO BE THE PERSON OR PERSONS WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN THE CAPACITY HEREIN STATED AND THE ACT AND DEED OF SAID COMPANY.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____, 2024.

NOTARY PUBLIC, _____ COUNTY, TEXAS
MY COMMISSION EXPIRES: _____

* S U R V E Y O R ' S C E R T I F I C A T E *

KNOW ALL MEN BY THESE PRESENTS: THAT I, GREGG A.E. MADSEN, DO HEREBY CERTIFY THAT I PREPARED THIS PLAT FROM AN ACTUAL AND ACCURATE SURVEY OF THE LAND AND THAT CORNER MONUMENTS SHOWN THEREON WILL BE, OR WERE PROPERLY PLACED, UNDER MY SUPERVISION, IN ACCORDANCE WITH THE RULES FOR LAND SUBDIVISION BY THE CITY COUNCIL OF THE CITY OF ABILENE; AND I FURTHER CERTIFY THAT THE TRACT OF LAND HEREIN PLATTED LIES WITHIN THE CITY LIMITS, OR WITHIN THE EXTRATERRITORIAL JURISDICTIONAL AREA OF THE CITY OF ABILENE, TEXAS, AS ESTABLISHED BY LAW.

DATE OF PLAT OR MAP: October 15, 2024

"THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF REVIEW UNDER THE AUTHORITY OF GREGG A.E. MADSEN, RPLS. NO. 5798 ON October 15, 2024. IT IS NOT TO BE USED FOR RECORDING, CONSTRUCTION, BIDDING, OR PERMIT PURPOSES. THIS DOCUMENT IS NOT TO BE RELIED UPON AS A COMPLETE SURVEY AND SHALL NOT BE RECORDED."

GREGG A.E. MADSEN, R.P.L.S.
STATE OF TEXAS No. 5798
E-MAIL: GreggM@WierAssociates.com

STATE OF TEXAS §
COUNTY OF _____ §

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO ME TO BE THE PERSON OR PERSONS WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN THE CAPACITY HEREIN STATED AND THE ACT AND DEED OF SAID COMPANY.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____, 2024.

NOTARY PUBLIC, _____ COUNTY, TEXAS
MY COMMISSION EXPIRES: _____

* N O T E S *

1. ACCORDING TO SURVEYOR'S INTERPRETATION OF INFORMATION SHOWN ON THE NATIONAL FLOOD INSURANCE PROGRAM (NFIP) "FLOOD INSURANCE RATE MAP" (FIRM), MAP No. 48441C0217F MAP REVISED JANUARY 06, 2012, ALL OF THE SUBJECT TRACT LIES WITHIN ZONE "AE", DEFINED BY THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, FEDERAL INSURANCE ADMINISTRATION, OR THE FEDERAL EMERGENCY MANAGEMENT AGENCY AS BEING "AREAS OF SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD".

2. THE ABOVE REFERENCED "FIRM" MAP IS FOR USE IN ADMINISTERING THE "NFIP"; IT DOES NOT NECESSARILY SHOW ALL AREAS SUBJECT TO FLOODING, PARTICULARLY FROM LOCAL SOURCES OF SMALL SIZE, WHICH COULD BE FLOODED BY SEVERE, CONCENTRATED RAINFALL COUPLED WITH INADEQUATE LOCAL DRAINAGE SYSTEMS. THERE MAY BE OTHER STREAMS, CREEKS, LOW AREAS, DRAINAGE SYSTEMS OR OTHER SURFACE OR SUBSURFACE CONDITIONS EXISTING ON OR NEAR THE SUBJECT PROPERTY WHICH ARE NOT STUDIED OR ADDRESSED AS PART OF THE "NFIP".

3. THE LINE INDICATED HEREON DEPICTS THE APPROXIMATE GRAPHICAL LOCATION OF THE FLOODPLAIN BOUNDARY FOR A "SPECIAL FLOOD HAZARD AREA INUNDATED BY 100-YEAR FLOOD" ZONE ACCORDING TO SURVEYOR'S INTERPRETATION OF THE FLOODPLAIN BOUNDARY GRAPHICALLY DEPICTED ON THE NATIONAL FLOOD INSURANCE PROGRAM (NFIP) "FLOOD INSURANCE RATE MAP" (FIRM), COMMUNITY-PANEL NUMBER 48441C0217F, MAP EFFECTIVE DATE JANUARY 6, 2012. (THE APPROXIMATE GRAPHICAL LOCATION OF THE FLOODPLAIN BOUNDARY SHOWN ON THIS SURVEY HAS NOT BEEN FIELD VERIFIED OR CONFIRMED BY CURRENT IN-FIELD SURVEYS, AND THE ACTUAL LOCATION OF THE FLOODPLAIN BOUNDARY MAY VARY FROM THAT APPROXIMATE LOCATION SHOWN HEREON).

4. ALL BEARINGS SHOWN HEREON ARE CORRELATED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, NORTH CENTRAL ZONE 4202, NAD OF 1983, AS DERIVED BY FIELD OBSERVATIONS UTILIZING THE RTK NETWORK ADMINSTRATED BY ALLTERRA SYSTEMS, INC.

PRELIMINARY
FOR REVIEW PURPOSES ONLY
THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT.

PLANNING COMMISSION

THIS PLAT IS HEREBY APPROVED BY THE CITY PLANNING COMMISSION OF THE CITY OF ABILENE, TEXAS AND THE COUNTY CLERK IS HEREBY AUTHORIZED TO FILE SAID PLAT IN ACCORDANCE WITH THE PROVISIONS OF ARTICLE 974A, VERNON'S ANNOTATED CIVIL STATUTES, AND ARTICLE 927B PENAL CODE OF TEXAS, AS AMENDED

APPROVED FOR RECORDING THIS _____ DAY OF _____, 2024.

BY: _____
CHAIRMAN

SECRETARY

PLANNING DIRECTOR

DIRECTOR OF PUBLIC WORKS

THE DEDICATION FILED, IN CONNECTION WITH THIS PLAT IS HEREBY APPROVED AND PUBLIC AREA SHOWN HEREON ARE HEREBY ACCEPTED ON BEHALF OF THE PUBLIC BY THE DIRECTOR OF PUBLIC WORKS OF THE CITY OF ABILENE, TEXAS.

APPROVED FOR RECORDING THIS _____ DAY OF _____, 2024.

BY: _____
DIRECTOR OF PUBLIC WORKS

PLANNING DIRECTOR

FILED WITH PLANNING DIRECTOR, CITY OF ABILENE, TEXAS.

APPROVED FOR RECORDING THIS _____ DAY OF _____, 2024.

BY: _____
PLANNING DIRECTOR

COUNTY CLERK

A CERTIFY THAT THE SUBDIVISION PLAT DESCRIBED HEREIN WAS FILED FOR RECORD THIS _____ DAY OF _____, 2024.

BY: _____
COUNTY CLERK OF TAYLOR COUNTY, TEXAS

BY: _____
DEPUTY

FINAL PLAT
LOT 106, BLOCK C
SOUTHWEST DRIVE
ADDITION
2.596 ACRES

BEING A TRACT OF LAND LOCATED IN THE J.C. DONLEY SURVEY, ABSTRACT NO. 95 TAYLOR COUNTY, TEXAS
1 NONRESIDENTIAL LOTS

PREPARED: OCTOBER 2024

PREPARED BY:
WIA WIER & ASSOCIATES, INC.
ENGINEERS SURVEYORS LAND PLANNERS
2201 E. LAMAR BLVD., SUITE 200E, ARLINGTON, TEXAS 76006
5151 HEADQUARTERS DR., SUITE 115 PLANO, TEXAS 75024
Texas Firm Registration No. F-2776 www.WierAssociates.com (817) 467-7700
Texas Board of Professional Land Surveying Registration No. 10033900

OWNER
CITY OF ABILENE
555 Walnut Street
ABILENE, TEXAS 76901
CONTACT: Robert Hanna
PH: (325) 676-6200

ENGINEER / SURVEYOR
WIER & ASSOCIATES, INC.
2201 E. LAMAR BLVD., SUITE 200E
ARLINGTON, TEXAS 76006
CONTACT: GREGG A.E. MADSEN, R.P.L.S.
PH: (817) 467-7700
FAX: (817) 467-7713



2024 Development Application

Owner Authorization and Representative Designation

Property Description

Subdivision: Southwest Drive Addition Total Number of Acres: 2.596 acres
Zoning Classification(s): rezone from PD to GC Total Number of Lots: 1
Location: 4300 Southwest Drive

Property Owner Information & Authorization

Name/Company: City of Abilene
Address: 555 Walnut Street
City: Abilene State: TX Zip Code: 79601
Phone: _____ Email: _____

Project Representation (check one):

- ☐ I will represent the application myself; OR
☒ I hereby designate Chick-fil-A, Inc. and its consultants (name of project representative) to act in the capacity as my agent for submittal, processing, representation, and/or presentation of this request. The designated agent shall be the principal contact person for responding to all requests for information and for resolving all issues of concern relative to this request.

I hereby certify that I am the property owner of the property and further certify that the information provided on this development application is true and correct. I have selected the above submittal type, representation, and landscape incentive of my own volition and not at the request of the City of Abilene.

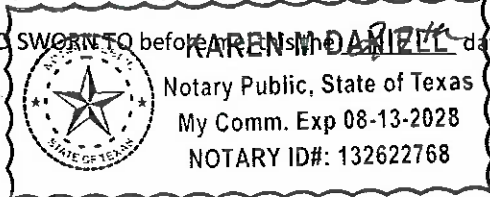
Property Owner's Signature: Robert Hanna Date: September 27, 2024

STATE OF: _____

COUNTY OF: _____

BEFORE ME, a Notary Public, on this day personally appeared Robert Hanna
(printed property owner's name) the above signed, who, under oath, stated the following: "I hereby certify that I am the property owner for the purposes of this application; that all information submitted herein is true and correct."

SUBSCRIBED AND SWORN TO before me on this 27 day of September, 20 24



Karen M. Daniell
NOTARY PUBLIC in and for the State of Texas

Project Representative Information (complete if designated by owner)

☒ Engineer ☐ Purchaser ☐ Tenant ☐ Preparer ☐ Other(specify): _____

Name: Priya Acharya Company: Wier & Associates, Inc.
Address: 2201 E. Lamar Blvd. Suite 200E City: Arlington State: TX
Zip Code: 76006 Number: 817-467-7700 Email: PriyaA@WierAssociates.com



2024 Development Application

Zoning Application Page 1 of 3

Planning

- ☐ Conditional Use ☐ Special Exceptions ☒ Rezoning ☐ Variance
- ☐ PDD Amendment ☐ Street Name Change ☐ Thoroughfare Abandonment
- ☐ Easement Release

Relief Procedures

- ☐ Petition for Relief ☐ Proportionality Appeal ☐ Vested Rights Petition ☐ Appeal
- Other: N/A

Project Name: Chick-fil-A Abilene 05677

Address: 4300 Southwest Dr, Abilene, TX 79606 Number of Lots: 1 Acreage: 2.596 acres

Legal Description: a portion of Lot 101, Block C, Southwest Drive Addition

Subdivision Name: Southwest Drive Addition Block: C Lot: 101

Current Zoning: PD Proposed Zoning (if applicable): GC - General Commercial

OWNER AND AUTHORIZATION

Owner Name: City of Abilene

Address: 555 Walnut St

City, State, Zip: Abilene, TX 79606

Fax:

Phone: 325-676-6200

Email: N/A

Agent Name: Wier & Associates, Inc.: Priya Acharya, submitting on behalf of Chick-fil-A, Inc.

Address: 2201 E Lamar Blvd, Suite 200E

City, State, Zip: Arlington, TX 76006

Fax:

Phone: 817-467-7700

Email: PriyaA@WierAssociates.com

I hereby certify that I am the owner of the property and further certify that the information provided on this development application is true and correct. I hereby designate the aforementioned agent to act on my behalf for submittal, processing, representation, and/or presentation of this development application. The designated agent shall be the principal contact person for responding to all requests for information and for resolving all issues of concern relative to this application.

Signature of Owner: Robert Hanne

Date: Sept. 27, 2024

FOR OFFICE USE ONLY

Received: _____

Fee: \$ _____

Receipt No.: _____

Case No.: _____

Reviewed By: _____



2024 Development Application

Zoning Application Page 2 of 3

Existing Zoning

- | | | | |
|--------------------------------|--|--|------------------------------|
| ☐ RR | Rural Residential RR-5 & RR-1 | ☐ MU | Medical Use |
| ☐ RS-12 | Residential Single-Family – 12,000 sq. ft lots | ☐ CB | Central Business |
| ☐ RS-8 | Residential Single-Family – 8,000 sq. ft lots | ☐ MX | Mixed Use |
| ☐ RS-6 | Residential Single-Family – 6,000 sq. ft lots | ☒ GC | General Commercial |
| ☐ PH | Single-Family Residential Patio Home | ☐ HC | Heavy Commercial |
| ☐ TH | Residential Townhouse | ☐ LI | Light Industrial |
| ☐ MD | Residential Medium Density | ☐ HI | Heavy Industrial |
| ☐ MH | Manufactured/Mobile Home | ☐ PD | Planned Development District |
| ☐ CU | College & University | ☐ | Empowerment Overlay |
| ☐ NO | Neighborhood Office | | |
| ☐ O | Office | | |
| ☐ NR | Neighborhood Retail | | |

Reason for Zoning Change

The parcel is currently zoned as Planned development (PD), called out under PD-28 (Ord. 18-1985) to be a public recreational facility. We are requesting to rezone a portion of the existing overall lot to GC to allow for trade-retail uses, specifically a Restaurant, Fast Food.

Fees

FOR DEVELOPMENT FEES CTRL & CLICK LINK BELOW AND CHOOSE "Z"

<https://abilenetx.gov/563/Fee-Schedule>

Fees can be paid online with credit card.



2024 Development Application

Zoning Application Page 3 of 3

Zoning Impact Analysis

Please answer these questions in order to assist staff with the processing of your zoning request.

1. Does the proposed zoning map amendment implement the policies of the adopted Comprehensive Plan, including the land use classification of the property on the Future Land Use Map?
— The Future Land Use Map recognizes this area as being Highway Commercial. Highway Commercial is noted —
— as being compatible with the GR zoning district and is intended to have a primary zoning district that includes —
— GR. As a result, the proposed zoning map amendment to GR does implement the policies of the intended —
— future Highway Commercial designation.
2. Is the use permitted by the proposed change in the zoning district's classification? Are the standards applicable to such uses appropriate in the immediate area of the land to be reclassified?

Yes, the proposed use is permitted by the proposed changed to a GC zoning district.

Yes, the surrounding areas are zoned GC. We are proposing a consistent zoning as the uses appropriate in the immediate area.

3. Are the proposed changes in agreement with any existing or proposed plans for providing public schools, streets, water supply, sanitary sewers, and other public services and utilities to the area?

Yes.

4. Are there other factors that will substantially affect the public health, safety, morals, or general welfare?

No

Other Required Forms - Disclosure of Interest (See Attached)



Zoning and Plat Request Southwest Park





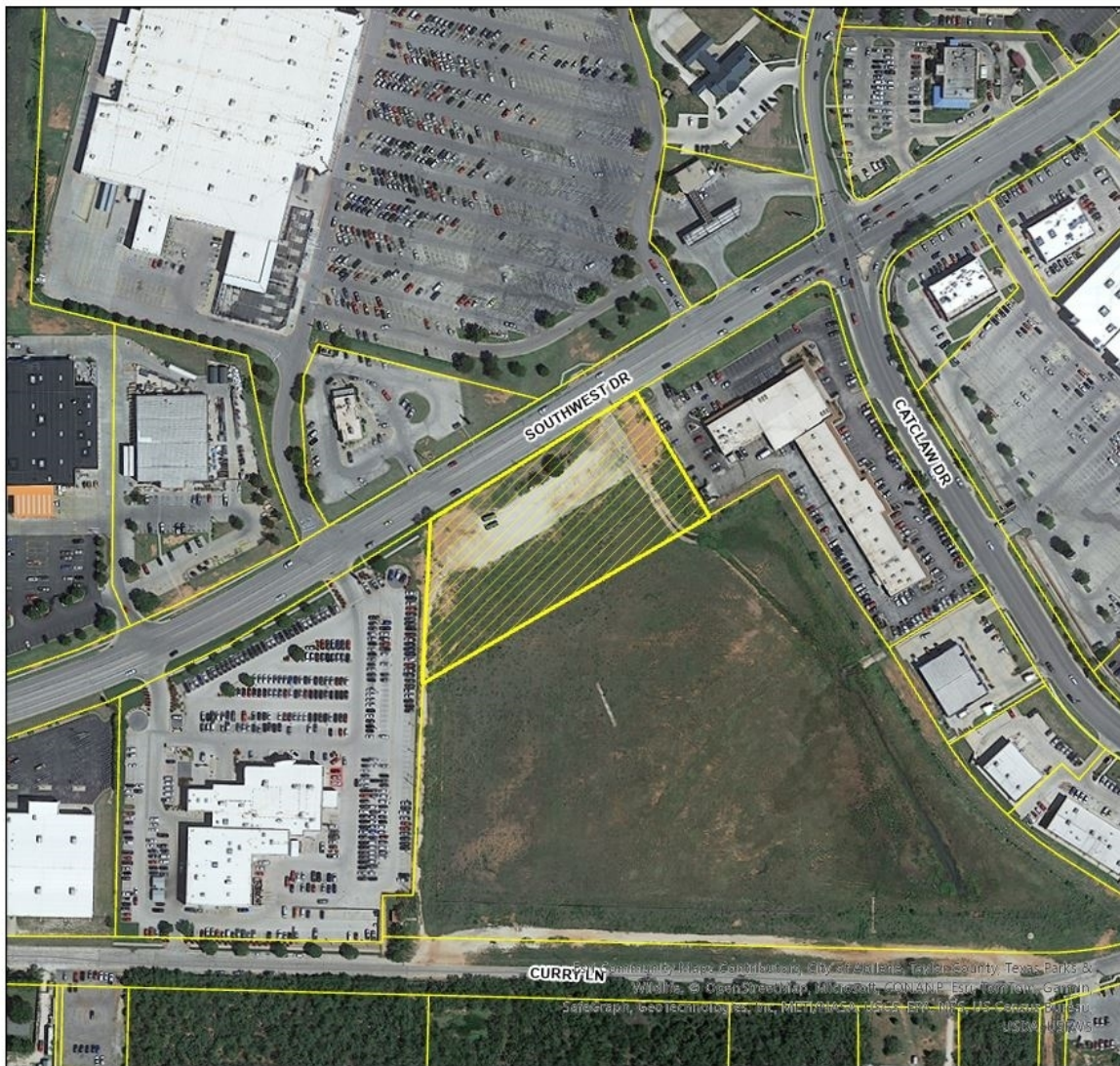
CONDITIONAL USE PERMIT

Case:	Z-2024-32
Agent:	Chick-Fil-A, Inc. and its consultants
Owner:	City of Abilene
Requests:	Change the zoning of approximately 2.59 acres from Planned Development District 28 (PDD-28) to General Commercial (GC).
Location:	4300 Southwest Drive
Notification:	0 in Favor, 0 in Opposition
Parks and Recreation Board :	November 19, 2024
Planning & Zoning:	December 3, 2024
Council Hearing:	December 5, 2024 December 19, 2024





AERIAL LOCATION MAP

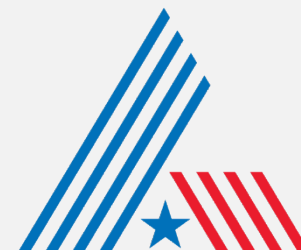


Legend

 Z-2024-32

0.04

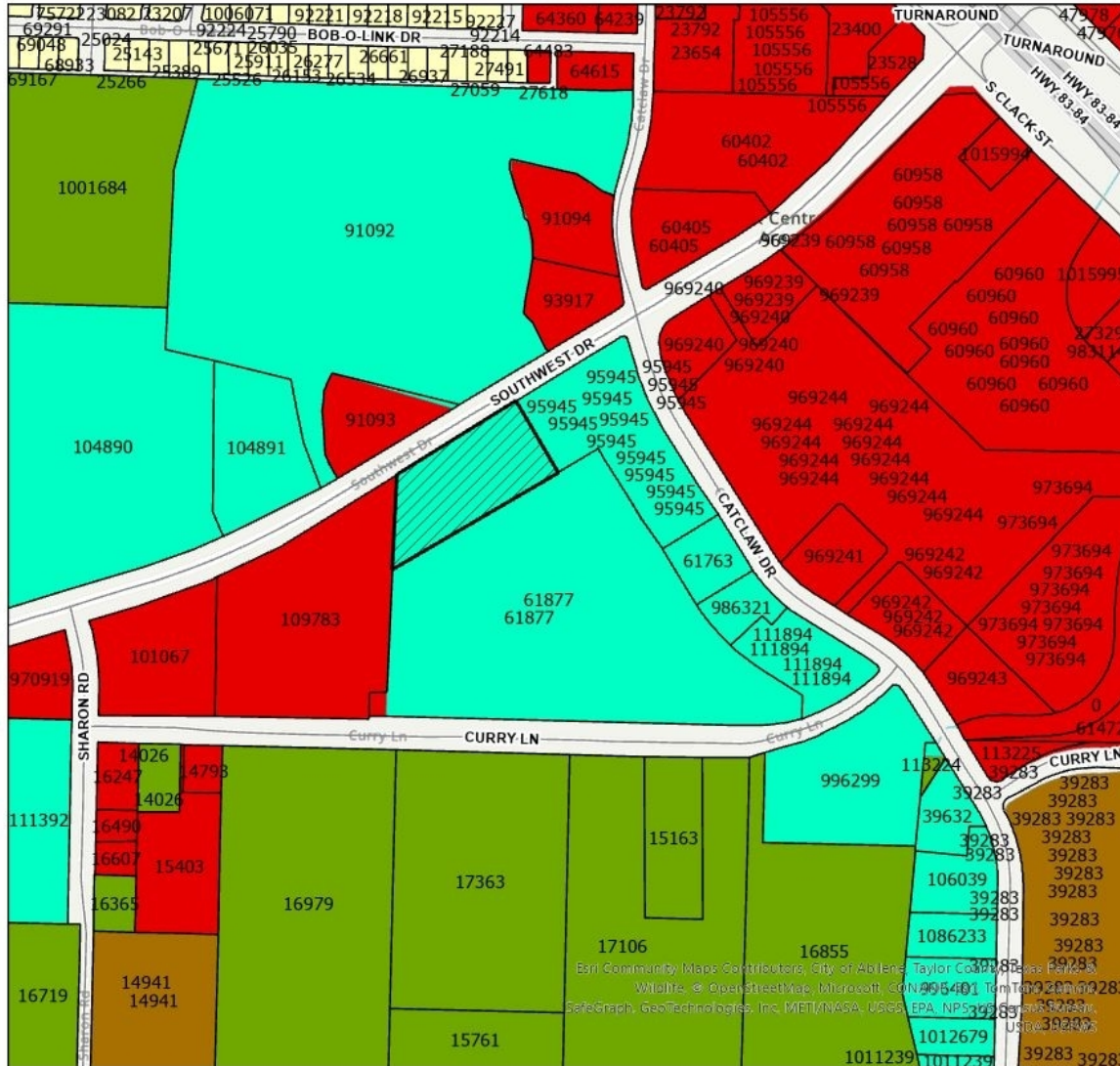
 Miles



CITY OF
ABILENE
TEXAS



ZONING MAP



Legend

Z-2024-32

Zoning District

PD (Planned Development)

PD (Planned Development)

GC (General Commercial)

GC (General Commercial)

MF (Residential - Multi-family)

MF (Residential - Multi-family)

RS (Residential - Single Family)

RS (Residential - Single Family)

AO (Agricultural Open)

AO (Agricultural Open)

0.07

Miles



CITY OF
ABILENE
TEXAS



USES IN GENERAL COMMERCIAL ZONING

RESIDENTIAL USES:

- P Hotel/Motel
- C Vacation Travel Trailer Park

ACCESSORY AND INCIDENTAL USES:

- P Accessory Structure (Also see Division 4 of this article)
- P Antenna, Non-Commercial/Amateur
- P ATM's, Self-Serve Kiosks, and Similar Facilities
- P Drive-Thru Facility
- TP Field Office or Construction Office (temporary)
- C Freight Container
- P Fuel Sales
- TP Itinerant Business
- P Manufacturing (incidental)
- C Mobile Home (permanent security residence)
- TP Mobile Home (temporary security residence)
- C Mobile Home or Temporary Building (office for sales and service)
- P Recycling Collection Point
- C Travel Trailers (accessory to hospitals)
- P/SE Wind Energy Conversion Systems

CULTURAL AND RECREATIONAL USES:

- P Civic, Social, and Fraternal Organization
- P Cultural Facilities
- P Drive-in Theater
- P Recreation – Outdoors (active)
- P Recreation – Outdoors (passive)
- P Recreation and Commercial Entertainment – Indoor

GOVERNMENT, HEALTH, SAFETY AND WELFARE USES:

- P Ambulance Service
- P Fire/Police Station
- C Homeless/Emergency Shelter
- P Hospital
- P Medical/Dental Laboratory
- P Post Office
- C Rehabilitation Facility
- P Social Service Facility

EDUCATIONAL AND RELIGIOUS USES:

- P Arts School
- C Cemetery, Crematorium, and Mausoleum
- P Church or Place of Worship
- P Day-Care Operation - Center-Based
- P Educational and Scientific Research
- P School: Public/Private
- P Trade/Business School
- P University/College

SERVICE:

- P/C Automobile Wash
- C Contractor Services
- P Funeral Home/ Mortuary/Morgue
- C Kennel (With Outdoor Pens)
- P Kennel (Without Outdoor Pens)
- P Laundry, Dry Cleaning, Dyeing, and Linen Service (no retail customers)
- P Laundry/Dry Cleaning Services & Facilities
- P Office (general, professional, financial)
- P Personal Services
- P Printing, Copying, Reproduction, Publishing
- C Recycling Collection and Processing Center
- P Repair and Maintenance Services - Automobile/Small Truck (major)
- P Repair and Maintenance Services - Automobile/Small Truck (minor)
- P Repair and Maintenance Services (indoor)
- C Repair and Maintenance Services (outdoors)
- P Storage - Self-Service Units
- P Tattoo Parlor
- P Taxidermist
- P Veterinary Service (small animals)

RESOURCE PRODUCTION AND EXTRACTION USES:

- P Petroleum or Gas Well
- P Urban Garden

TRADE – WHOLESALE USES:

- C Wholesaling and Storage (indoor)

TRADE – RETAIL USES:

- C Aircraft and Accessories
- P ATM's, Self-Serve Kiosks, and Similar Facilities
- P Fuel Sales
- P Liquor Store (Off Premises Consumption) (*Defined under Liquor Store*)
- P Liquor Store (On Premises Consumption) (*Defined under Liquor Store*)
- P Restaurant, Brew Pub
- P Restaurant, Fast Food
- P Restaurant, Standard
- P Retail Sales/Rental (automobile/small truck)
- P Retail Sales/Rental (indoor)
- P Retail Sales/Rental (outdoors, non-vehicle)
- C Retail Sales/Rental (trucks and other large vehicles and equipment)

TRANSPORTATION, COMMUNICATION AND UTILITIES:

- C Antenna Tower - Commercial
- P Automobile Parking Lot or Structure - Commercial
- P Broadcast Studio
- P Passenger Ground Transportation Terminal
- P Pressure Control Station
- P Public Utility Facility

LEGEND

- P Permitted as a Right-of-Use (may be subject to compliance with conditions described within Division 3- Requirements Applicable to Specific Land Uses of the Land Development Code)
- C Permitted as a Conditional Use Permit, Requiring Approval by City Council
- TP Permitted by Temporary Permit Only, Requiring Approval by Board of Adjustment





PROPERTY VIEWS

East Neighboring property



North Neighboring property



South Neighboring property



West Neighboring property

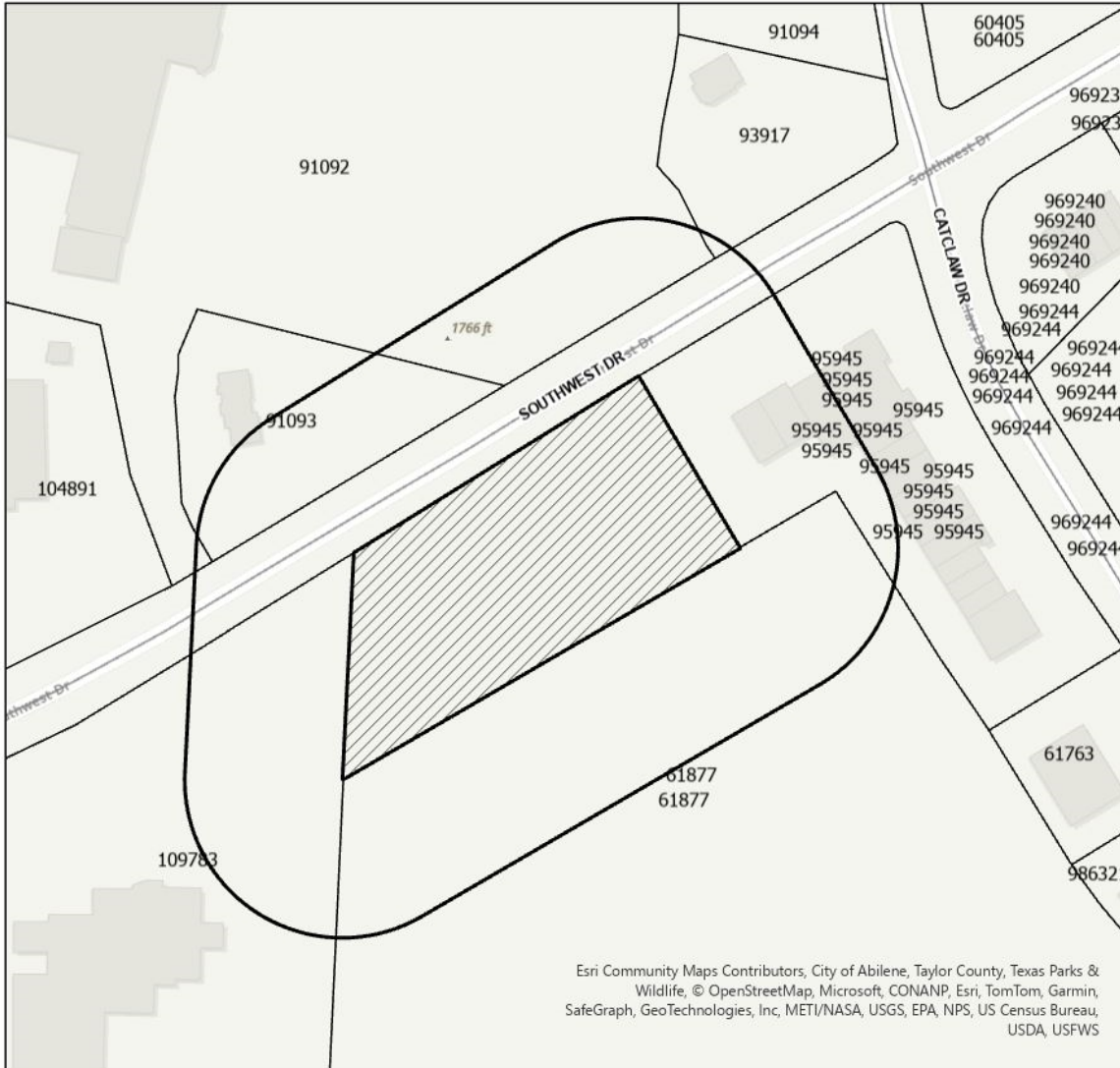


Subject property





NOTIFICATION AREA MAP



Legend

- Notification Buffer
- Z-2024-32

0- In Favor- ●

0- Opposed- ●



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0.03

Miles



FINDINGS AND RECOMMENDATION

The request is consistent with:

- The *Comprehensive Plan*;
- The surrounding uses and zoning;
- Generally accepted planning principles; and
- The Criteria for Approval in the LDC.

Staff Recommendations:

Approval





Questions?





YMCA of Abilene

EST. 1946

Proposed Outdoor Pool

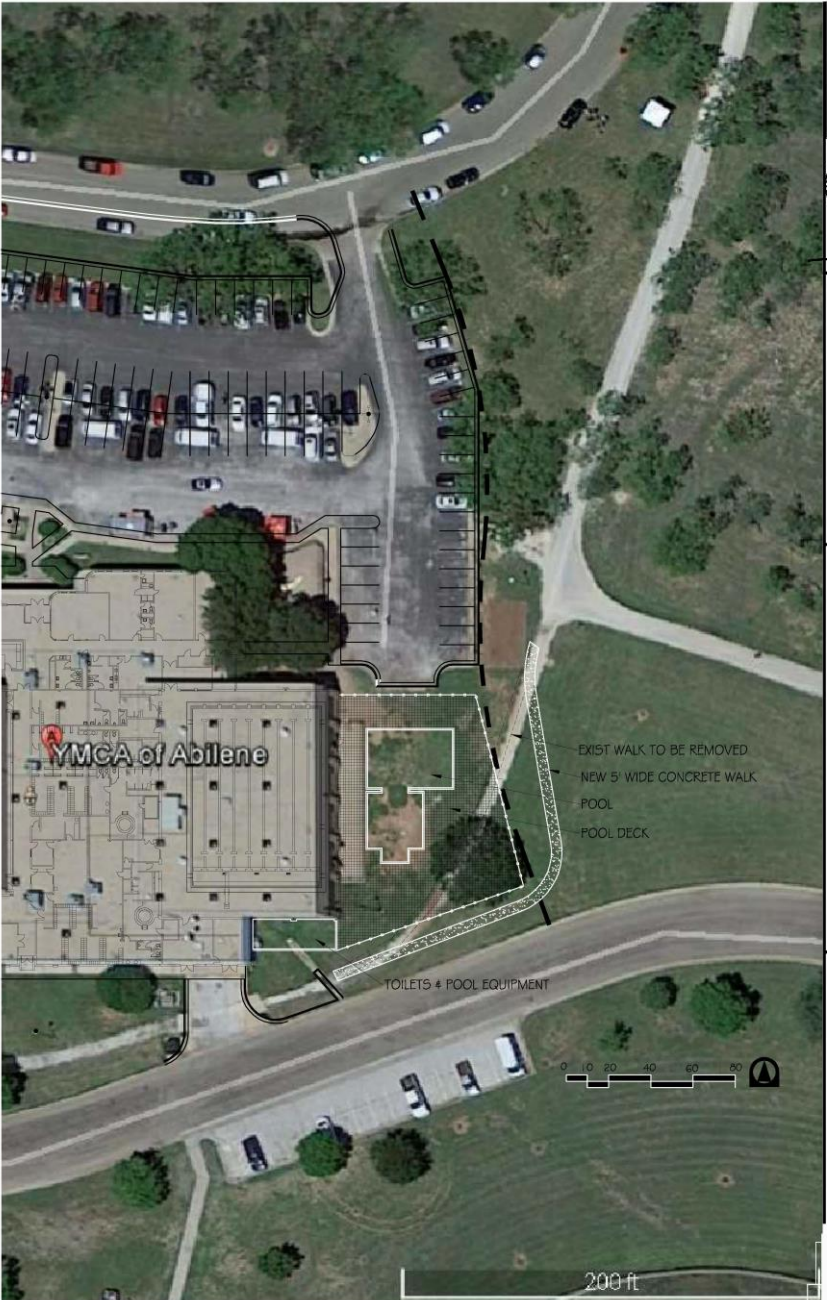






Benefits to the Community

- More public access to a pool
- Increased capacity for swim lessons
- An additional option for family friendly activities
- More lap swimming capacity



10-10-2024

56B-1-10

1.10

copyright 2024

REDBUD PARK YMCA
PROPOSED OUTDOOR POOL
3125 S. 32nd STREET, ABILENE, TEXAS

MCCATHREN ARCHITECTS, LLC
4400 Buffalo Gap Road, Ste 2850
Abilene, Texas 79608
www.mccathren.com contact@mccathren.com

10-10-2024





THANK YOU

Abilene Parks & Recreation Board of Directors

Baseball & Softball Facility Assessment Task Force

October, 2024

Overview:

Youth sports tournaments have become a significant economic driver for local municipalities. These events attract thousands of families to the area, leading to increased spending on accommodation, dining, shopping, and entertainment. The direct economic impact is substantial, with families spending an average of \$700 to \$1,000 monthly on youth sports. This spending contributes to the local economy in a variety of ways, from hotel stays to restaurant visits, and shopping at local retailers.

The growth of this sector has been impressive, with an annual growth rate of 5.9% since 2005. The Sports Business Journal reported that youth and amateur sport-specific venues spurred more than \$9 billion in spending since 2017. Moreover, the Sports Events and Tourism Association highlighted a direct spending impact of \$39.7 billion in 2021, leading to a total economic impact of \$91.8 billion. This boom in sports tourism has not only generated significant tax revenue for local economies but also created jobs, with 635,000 positions generated in 2021 alone.

The economic benefits can be categorized into direct, indirect, and induced impacts, including:

- **Direct impact** in the immediate spending by visitors
- **Indirect impact(s)** involve the subsequent business-to-business transactions of visiting families and fans.
- **Induced impact** of the additional spend by employee of local businesses who benefit from the direct and indirect effects.

Overall, the development of youth sports tournament facilities is a strategic investment for municipalities looking to boost their local economies. These facilities serve as magnets for sports tourism, driving significant economic activity and providing a stable source of revenue for the community.

Impact Analysis:

The impact of youth sports facilities on local economies can be profound and multifaceted. These facilities often serve as significant drivers of economic activity, stimulating growth in various sectors. Here's a detailed examination of their economic impact:

Direct Economic Contributions:

- **Hospitality and Lodging:** Sports tournaments attract out-of-town visitors who require accommodation, directly benefiting hotels and short-term rental markets.
- **Dining and Food Services:** Increased foot traffic from tournaments boosts revenue for local restaurants, cafes, and food vendors.
- **Retail and Merchandise Sales:** Visitors often purchase souvenirs, sports equipment, and other goods, supporting local retailers.
- **Facility Operations:** The facilities themselves create jobs and require services such as maintenance, security, and event management.

Youth sports tournaments are a burgeoning sector with significant economic impacts on local communities. For example, the National Sports Center in Blaine, Minnesota¹ (pop. ~77,000) has been a pioneer in sports tourism since its inception in 1990, contributing to the local economy by hosting young athletes across various sports.

The Sports Events and Tourism Association reported a staggering \$39.7 billion in direct spending from amateur and youth sports tourism in 2021, leading to a total economic impact of \$91.8 billion. This spending supported the creation of 635,000 jobs and generated \$12.9 billion in tax revenue for local economies².

According to the Parkhurst Field Foundation, an organization dedicated to prolonging the legacy of baseball, youth baseball tournaments have been highlighted as low-investment opportunities with high returns for community resources, with some reports quoting returns on investment as high as 50:1³. These examples illustrate the substantial economic benefits that youth sports tournaments can bring to a community, from direct spending in local businesses to broader economic development and job creation.

Indirect Economic Benefits:

- **Supply Chain Support:** Local businesses that provide goods and services to sports facilities, such as equipment suppliers and cleaning services, experience growth.

- **Infrastructure Development:** The need for improved roads, parking, and public transport to accommodate visitors can lead to infrastructure enhancements.
- **Real Estate Appreciation:** Areas surrounding sports facilities may see increased property values and interest from developers.

The presence of sports facilities can significantly impact local economies and communities. For instance, local businesses that supply goods and services to these facilities, like equipment suppliers and cleaning services, often experience growth due to increased demand. This phenomenon is supported by the concept of sports tourism driving community vitality, as reported by Forbes⁴, which highlights the economic benefits brought by sports-related activities, including the growth of ancillary services.

Moreover, the development of sports infrastructure often necessitates improvements in the surrounding infrastructure. This includes the need for better roads, parking facilities, and public transportation systems to handle the influx of visitors, which can lead to broader infrastructure enhancements.

Lastly, the real estate market can also be positively affected by the construction of sports facilities. Areas in proximity to these venues may experience an appreciation in property values and attract interest from developers, as the presence of such facilities can make neighborhoods more desirable. The Journal of Economic Surveys suggests that while the economic impacts of professional sports teams and stadiums are limited, there can be non-pecuniary social benefits, such as increased property values, that contribute to the welfare of the community. These findings underscore the multifaceted influence sports facilities have on local development and real estate markets⁵. The application of these findings can be applied to estimate the impact of a local youth sports tournament complex.

Induced Economic Effects:

- **Increased Disposable Income:** Jobs created by these facilities and the subsequent spending by employees can lead to increased disposable income within the community.
- **Multiplier Effect:** As money spent by visitors circulates through the local economy, it creates a multiplier effect, further amplifying economic activity.

The concept of increased disposable income is closely linked to job creation, as employment opportunities provided by various facilities enable employees to spend more within their community. This spending contributes to the local economy and can lead to a rise in the overall disposable income of the community. For instance, policies aimed at job creation, such as investment in renewable energy or infrastructure, can significantly boost employment and, consequently, disposable income. The multiplier effect refers to the phenomenon where initial spending in a local economy, such as that

by visitors, is re-spent within the same economy, thus amplifying the overall economic impact⁶. This effect is particularly potent when spending occurs at locally owned independent businesses, as they tend to recirculate a greater percentage of revenue locally compared to non-local entities, thereby generating more local wealth, charitable contributions, and jobs. These concepts highlight the importance of local economic activities and the potential for policy measures to foster a thriving economic environment through strategic investments and support for local businesses.

Additional Considerations:

- Long-Term Economic Impacts:
 - **Brand Recognition:** Successful tournaments can put a city on the map, attracting further events and investment.
 - **Community Development:** Facilities can become community hubs, fostering local engagement and providing a venue for a range of activities beyond youth sports.
 - **Sustainable Revenue Streams:** Regularly scheduled events provide a consistent source of income for the local economy.
- Challenges and Considerations:
 - **Economic Sustainability:** It's crucial to ensure that the economic benefits outweigh the costs of building and maintaining these facilities.
 - **Market Saturation:** There is a risk of oversupply if too many facilities are built without sufficient demand.

The long-term economic impacts of successful tournaments include enhanced brand recognition, which can elevate a city's stature and attract further events and investments.. Community development is fostered through sports facilities that serve as community hubs, promoting local engagement and offering venues for various activities. These facilities can also generate sustainable revenue streams through regularly scheduled events, contributing to the local economy.

However, there are challenges and considerations to be mindful of. Economic sustainability requires that the benefits surpass the costs associated with building and maintaining these facilities. Additionally, market saturation poses a risk, as an oversupply of facilities without adequate demand can lead to underutilization. It's essential to conduct thorough market analysis and feasibility studies to mitigate these risks and ensure the long-term success and sustainability of sports facilities.

Recommendation:

Based on the research presented above and the experience of the members asked to serve on this task force, it is our recommendation that City of Abilene's Parks Board recommend City Council a proposal to pursue the potential to present to the citizens of Abilene a proposal to build a baseball and softball complex targeted at attracting and hosting regular tournaments for youth teams between the ages of 8 - 18 years old.

Bibliography & References:

1. [National Sports Center | Blaine, Minnesota \(nscsports.org\)](https://nscsports.org)
2. [State of the Industry Report \(sportseta.org\)](https://sportseta.org)
3. [The Impact of Youth Baseball Tournaments | parkhurstfield](https://parkhurstfield.com)
4. [The Benefits Of Youth Sports In Local Communities \(And How Businesses Can Support Them\) \(forbes.com\)](https://forbes.com)
5. [\(PDF\) Public Funding of Professional Sports Stadiums: Public Choice or Civic Pride? \(researchgate.net\)](https://researchgate.net)
6. [Federal Reserve Bank of St. Louis - Meet the Multiplier Effect](https://federalreserve.org)

Appendix A: Hotel Data 79601

Summary: Abilene

Abilene is smaller than the typical U.S. hotel submarket, and contains around 3,800 rooms spread over 48 properties. Like the market, Abilene is characterized by smaller hotels. This aspect isn't quite as pronounced in the Abilene submarket, where hotels have 80 rooms per building, versus the 60 room per building Texas Central average. The national average is about 90 rooms-per-building.

Occupancies in the past 12 month have averaged 60.1%, which is a step ahead of the 58.1% seen in the market as a whole.

Twelve-month RevPAR in the Abilene hotel submarket decreased by 9.5% as of August. That's a sharp contrast to the story in the broader market, where RevPAR is up by 1.7% on a year-over-year basis.

A single 128-room hotel project makes up the current active construction pipeline, and by itself represents a 3.3% expansion to the existing inventory. This represents a continuation of new development in the submarket: A handful of projects containing around 440 rooms delivered within the past three years, a considerable sum relative to the size of the market.

Abilene 79601

Property	# Rms	*12 mo Occupancy %
Home 2 Suites	111	80.4
Courtyard Marriott	76	75.6
Hampton Inn	72	71.2
Holiday Inn Express	66	75.8
Towneplace Suites	76	78.4
Doubletree by Hilton	200	66.9
Holiday Inn	112	69.3
Residence Inn	117	64.1
Best Western Inn	60	69.2
Comfort Suites University	68	70.2
Sleep Inn & Suites	55	60.7
Quality Inn	49	57.6
Econo Lodge Inn & Suites	103	51.4
Motel 6	90	53.0
Baymont	106	53.3
Super 8	94	42.2
Frontier Inn & Suites	97	52.0
Executive Inn	41	30.5
18	1,593	62.3

**12 months hotel occupancy ending 6/30/2024*

Appendix B: Pro Forma Income Statement

City of Abilene Proposed Baseball & Softball Tournament Complex Forecasted Income Statement (Annual)			
REVENUE			
Direct Revenue			\$ 1,096,200.00
Tournament Registrations	\$	405,000.00	
Guest Gate Fees	\$	648,000.00	
Parking	\$	43,200.00	
Other Income			
Hotel Occupancy tax lift			\$ 845,640.00
Gross Revenue			<u>\$ 1,941,840.00</u>
COST OF SALES			
???			
Gross Profit (Loss)			
OPERATING EXPENSES			
General / Administrative			\$ 893,400.00
Umpire Wages	\$	329,400.00	
Employee Wages	\$	54,000.00	
Grounds Crew Wages	\$	260,000.00	
Equipment maintenance & rental	\$	250,000.00	
Total Operating Expenses			<u>\$ 893,400.00</u>
NET INCOME (LOSS)			<u>\$ 1,048,440.00</u>

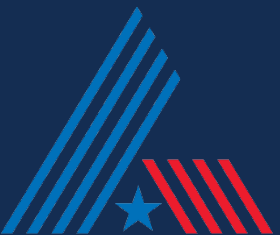
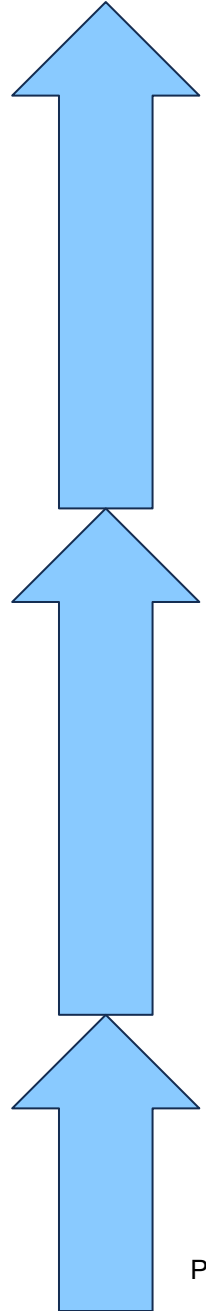


Baseball Softball Complex Task Force Report and Recommendation

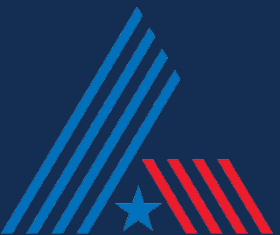


Overview:

- Youth sports tournaments have become a significant economic driver for local municipalities. The direct economic impact is substantial, with families spending an average of \$700 to \$1,000 monthly on youth sports.
- The growth of this sector has been impressive, with an annual growth rate of 5.9% since 2005.
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- This boom in sports tourism has not only generated significant tax revenue for local economies but also created jobs, with 635,000 positions generated in 2021 alone.



Economic Contributions:



2024 West Texas Baseball/Softball State Tournaments:

REVENUE			Hotel Room Nights	Economic Impact
Texas West Little League State Tournaments:				
Little League Baseball Championships			2175	\$ 1,170,000.00
Softball Championships			1690	\$ 877,500.00
Revenue				\$ 2,047,500.00



Pro Forma Income Statement:

City of Abilene Proposed Baseball & Softball Tournament Complex Forecasted Income Statement (Annual)

REVENUE

Direct Revenue		\$ 1,096,200.00
Tournament Registrations	\$	405,000.00
Guest Gate Fees	\$	648,000.00
Parking	\$	43,200.00
Other Income		\$ -

Gross Revenue	\$ 1,096,200.00
---------------	-----------------

COST OF SALES

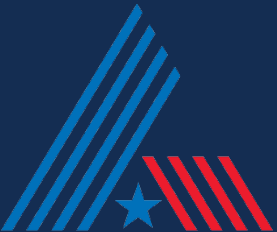
Gross Profit (Loss)

OPERATING EXPENSES

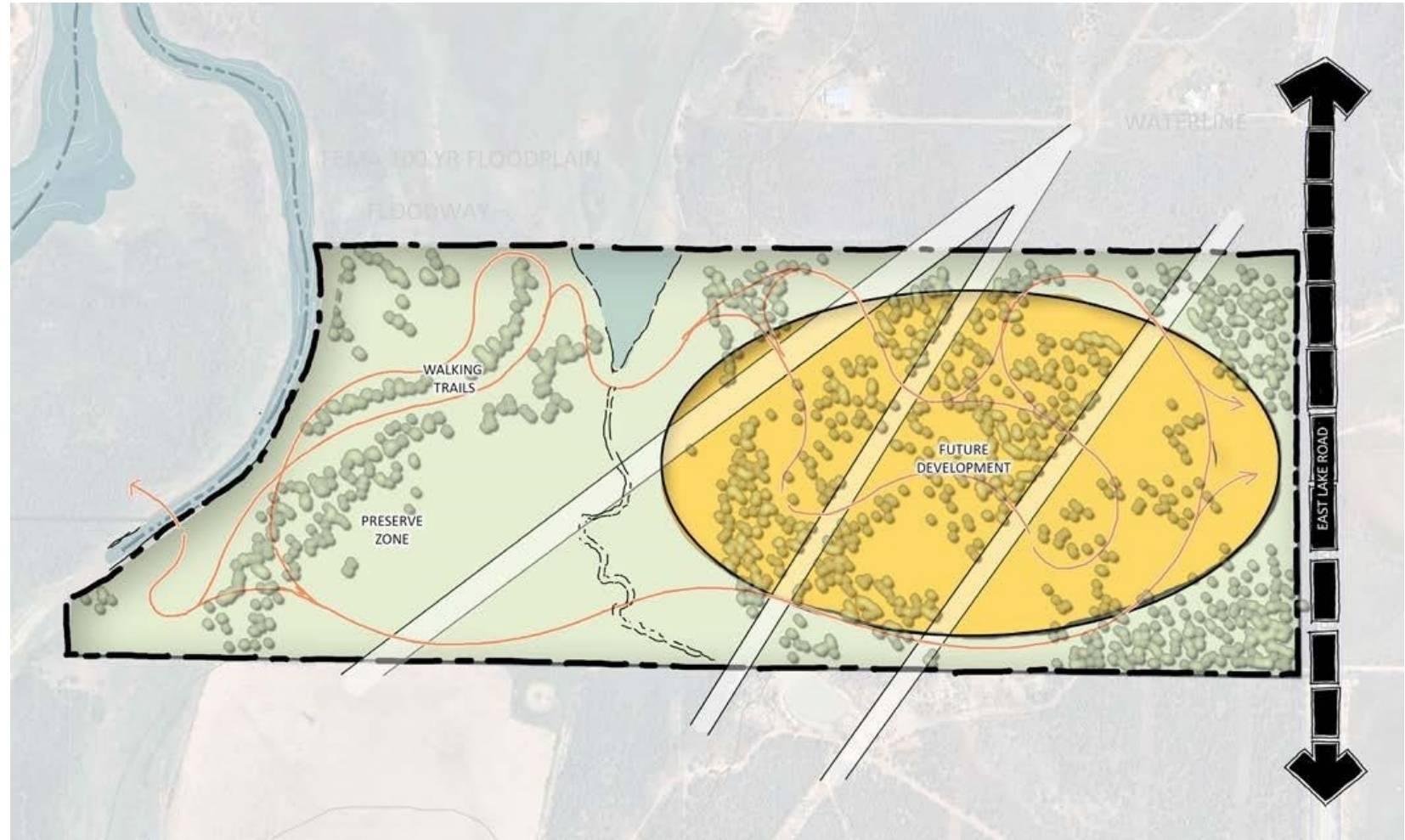
General / Administrative		\$ 893,400.00
Umpire Wages	\$	329,400.00
Employee Wages	\$	54,000.00
Grounds Crew Wages	\$	260,000.00
Equipment maintenance & rental	\$	250,000.00

Total Operating Expenses	\$ 893,400.00
--------------------------	---------------

NET INCOME (LOSS)	\$ 202,800.00
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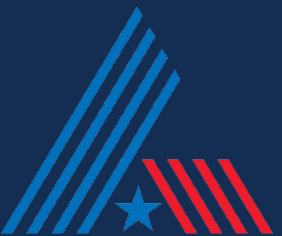


Potential Development Site:



Recommendations:

- Recommendation #1:
The Task Force recommends the Parks and Recreation Board recommend to City Council to pursue the potential to present a bond to the citizens of Abilene to build a baseball and softball complex focused on attracting and hosting tournaments for youth teams between the ages of 8 - 18 years of age.
- Recommendation #2:
Task Force recommends the facility be managed by the City of Abilene or a neutral third party.
- Recommendation #3:
The Parks and Recreation Board propose to the City Council that the City owned property located southeast of Lake Fort Phantom connected to Motocross Park be designated park land for future park facility development.

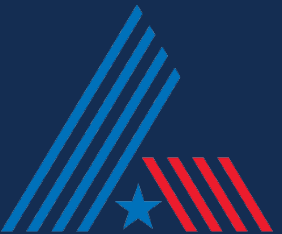




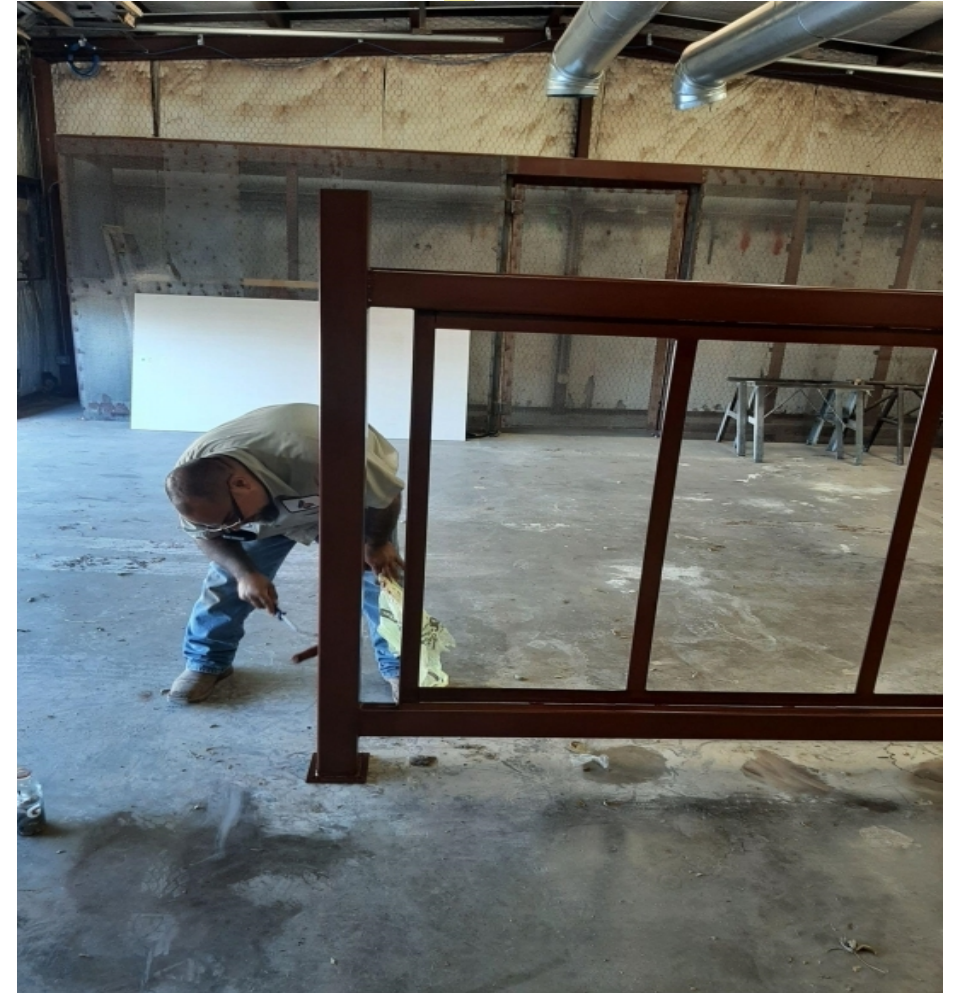
Parks Report



Cobb Park Pavilion



New Camp Barkeley Sign



Minter Park Water Curtain





Seniors Report



Turkey Trot

- November 1st-22nd
- Participate in the most fitness classes and win a Thanksgiving Basket.



Turkey Trot
Rose Park Senior Center

Through November

Participate in all fitness classes with a chance to win a Thanksgiving basket.

See office for details.
(325) 734-5300

PARKS & RECREATION
CITY OF ABILENE, TEXAS

The poster features a central illustration of an elderly woman with grey hair, wearing a purple tank top and purple pants, holding purple dumbbells. She is surrounded by autumn-themed elements: pumpkins, colorful leaves, and a cartoon turkey wearing a purple shirt and holding a dumbbell. The background is a warm orange and yellow gradient.

Thanksgiving Breakfast

Nov 20th

Rose Park

Senior Center

9:30 AM

—

10:30 AM

**Join us in the
dining room!**

*All seniors welcome to attend meal
time. **No lunch served this day.***

(325) 734-5300



A vertical poster for a Christmas fundraiser. The top half has a green background with gold and white text. The bottom half is split: the left side is green with white text, and the right side is red with white text and a Christmas tree branch graphic. The City of Abilene Parks & Recreation logo is in the top right corner.

Jolly Jingle Jam
Fundraiser
Rose Park Senior Center


PARKS & RECREATION
CITY OF ABILENE TEXAS

Dec 6th

5 PM Dinner in the Dining Room
6 PM Bingo (Cards \$5)
7 PM — 9 PM Dance

Dinner tickets cost \$10 & must be purchased in advance before the **Dec 2nd deadline.**
Dance tickets cost \$10 & can **only** be purchased **at the door** the night of the dance.

Live Music by The Outlaw Band



Animal Update: Goodbye Sonries, Hello Milan



Animal Update: Punk the Giraffe Turns 25 Nov 21st!

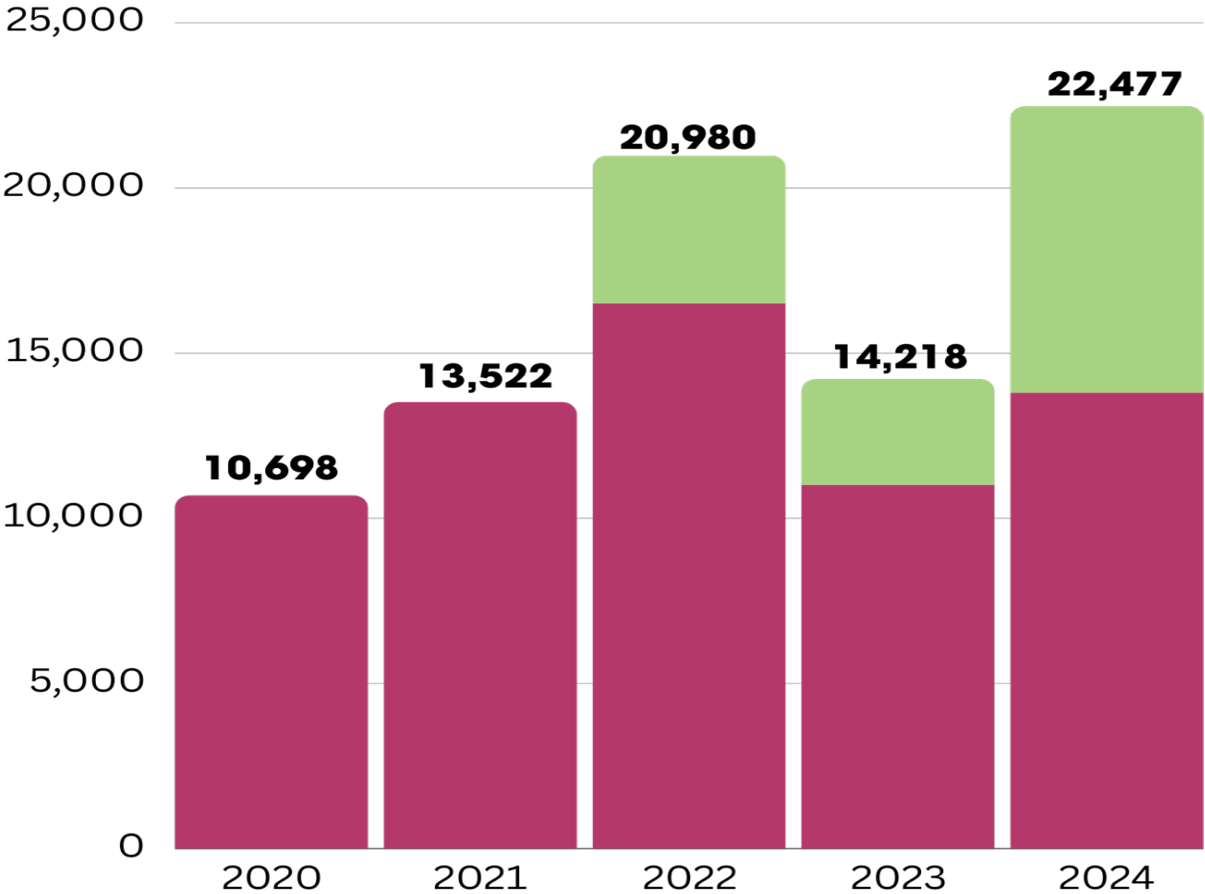


Boo at the Zoo Update



2024 Boo Attendance

ATTENDANCE COMPARISON



Abilene 

Christmas CELEBRATION

POWERED BY  **reliant**

DECEMBER 13-23

TICKETS AT ABILENEZOO.ORG





Executive Session

