

RESOLUTION NO. 042721-AD

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GEORGETOWN, TEXAS, PETITIONING FOR THE ANNEXATION OF APPROXIMATELY 39.969 ACRES OF CITY-OWNED RIGHT-OF-WAY SITUATED IN THE JOSEPH THOMPSON SURVEY, ABSTRACT 608, AND KNOWN AS THE SOUTHWEST BYPASS; FINDING THAT SURROUNDING THE AREA BETWEEN THE SOUTHWEST BYPASS AND THE CURRENT CITY LIMITS IS IN THE PUBLIC INTEREST; DIRECTING INITIATION OF ANNEXATION PROCEEDINGS; DIRECTING PUBLICATION OF NOTICE FOR PROPOSED ANNEXATION; AND DIRECTING CITY STAFF TO PREPARE A SERVICE PLAN FOR THE AREA TO BE ANNEXED.

WHEREAS, the City of Georgetown ("City"), as the owner of the hereinafter described right-of-way, desires for the City, pursuant to Section 43.1055 of the Local Government Code, to annex said area of land into the City of Georgetown, to-wit:

39.969-acre tract of land situated in Joseph Thompson Survey, Abstract 608, more particularly shown on the map in *Exhibit "A"* and described by metes and bounds in *Exhibit "B,"* which are attached hereto and incorporated herein by reference as if set forth in full (the "Southwest Bypass Right-of-Way");

WHEREAS, the annexation of right-of-way under Section 43.1055 triggers the non-consent annexation procedures of Subchapter C-1 of the Local Government Code, including the requirement of two public hearings before a municipality may institute annexation proceedings, the requirement that the annexation must be completed within 90 days after the date the proceedings are instituted, and the requirement that City Staff prepare a service plan for the area to be annexed before annexation; and

WHEREAS, the area to be annexed must be 1,000 feet in width at its narrowest point unless the annexation is initiated upon the written petition of the owner(s) of the area to be annexed[;]

WHEREAS, if a proposed annexation would cause an area to be entirely surrounded by the annexing municipality but would not include the area within the municipality, the City Council must find, before completing the annexation, that surrounding the area is in the public interest; and

WHEREAS, the annexation of the Southwest Bypass Right-of-Way would cause the area identified in Exhibit "C" attached hereto and incorporated herein to be entirely surrounded by the City of Georgetown but would not include the area within the municipality].

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GEORGETOWN, TEXAS:

SECTION 1: The City Council of the City of Georgetown, being the sole owner of the Southwest Bypass Right-of-Way, hereby requests and petitions that the City of Georgetown annex the Southwest Bypass Right-of-Way;

[**SECTION 2:**The City Council of the City of Georgetown, after consideration of the circumstances and the information presented by City Staff, hereby finds that it is in the public interest to cause the area identified in Exhibit "C" attached hereto to be entirely surrounded by the City of Georgetown;]

SECTION 3: City Staff is directed to prepare a service plan for the area to be annexed in accordance with Section 43.056 of the Local Government Code, and said service plan shall be available for public inspection at the public hearings held under Section 43.063 of the same;

SECTION 4: The City Secretary is directed to commence the publication of notices of two public hearings before the City Council on the subject of the proposed annexation of said area into the city limits; and further, to place upon the City Council Agendas the consideration of the passage of an ordinance annexing said area into the city limits in accordance with State Law; the tentative schedule for said hearings and ordinance consideration shall be as follows:

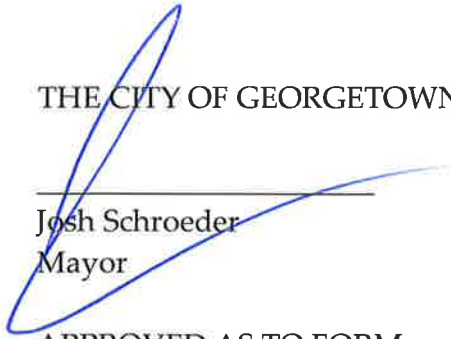
Resolution Petitioning for Annexation:	April 27, 2021 (today)
First Public Hearing:	May 25, 2021
Second Public Hearing:	May 25, 2021
Approval of the Service Plan:	June 22, 2021
Annexation Ordinance (First Reading):	June 22, 2021
Annexation Ordinance (Second Reading):	July 13, 2021

SECTION 5: The Mayor is hereby authorized to execute, and the City Secretary to attest this Resolution.

SECTION 6: This resolution shall become effective immediately upon adoption.


RESOLVED this 27th day of April, 2021.

THE CITY OF GEORGETOWN:



Josh Schroeder
Mayor

ATTEST:



Robyn Densmore, TRMC
City Secretary

APPROVED AS TO FORM:



Skye Masson
City Attorney



LOCATION

2021-2-ANX

Exhibit #1

- Site
- Parcels
- City Limits
- Georgetown ETJ
- Streams

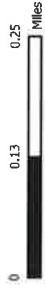


EXHIBIT B

METES AND BOUNDS DESCRIPTION

FOR A 36.969 ACRE TRACT OF LAND SITUATED IN THE JOSEPH THOMPSON SURVEY, ABSTRACT NO. 608, WILLIAMSON COUNTY, TEXAS, BEING A PART OF THE 1048.20 ACRE TRACT OF LAND DESCRIBED IN VOLUME 522, PAGE 451, DEED RECORDS OF WILLIAMSON COUNTY, TEXAS, AND CONVEYED TO A.C. WEIR PROPERTIES, LTD., AS RECORDED IN DOCUMENT 2005090431, OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS, AND A PART OF THE 25.75 ACRE TRACT OF LAND DESCRIBED IN VOLUME 1238, PAGE 445, OFFICIAL RECORDS OF WILLIAMSON COUNTY, TEXAS, AND CONVEYED TO A.C. WEIR PROPERTIES, LTD. AS RECORDED IN DOCUMENT NO. 2005090431, OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS; SAID 36.969 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING at a 1/2" iron rod found monumenting the southeast corner of the said 1048.20-Acre Weir Tract, same being on the southwest corner of the "Resubdivision of Riverview Estates" a subdivision recorded in Cabinet K, Slide 51, Plat Records of Williamson County, Texas, same being on a point in the northerly right-of-way line of F.M. 2243 (80' wide right-of-way width);

THENCE with the southerly boundary line of said 1048.20-Acre Weir Tract and the northerly right-of-way line of said F.M. 2243, S59°33'27"W for a distance of 754.41 feet to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying", for the southeast corner and **POINT OF BEGINNING** hereof;

THENCE continuing with the southerly boundary line of said 1048.20-Acre Weir Tract and the northerly right-of-way line of said F.M. 2243, S59°33'27"W for a distance of **595.91 feet** to a concrete highway right-of-way monument found on the beginning of a curve to the left hereof, and from which a concrete highway right-of-way monument found monumenting a point of curvature in the southerly right-of-way line of said F.M. 2243 bears S30°26'33"E for a distance of 80.00 feet;

THENCE continuing with the southerly boundary line of said 1048.20-Acre Weir Tract and the northerly right-of-way line of said F.M. 2243 along said **curve to the left** having a delta angle of **0°20'57"**, an arc length of **70.06 feet**, a radius of **11499.16 feet**, a chord which bears **S59°22'59"W** for a distance of **70.06 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting the southwest corner hereof, and from which a calculated point on a point of tangency of said curving

northerly right-of-way line of F.M. 2243 bears S58°24'29"W a distance of 321.29 feet, and from said calculated point of tangency a concrete highway right-of-way monument found bears N28°28'15"E a distance of 0.43'

THENCE departing said northerly right-of-way line of F.M. 2243, through the interior of said 1048.20-Acre Weir the following ten (10) courses and distances:

- 1) **N15°04'29"E** for a distance of **131.35 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 2) **N29°22'19"W** for a distance of **446.73 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 3) **N21°42'28"W** for a distance of **505.31 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 4) **N30°20'30"W** for a distance of **536.79 feet** to a 1/2" iron rod set with cap marked "Diamond Surveying" monumenting the beginning of a curve to the right hereof;
- 5) With said arc of **a curve to the right** having a delta angle of **7°49'27"**, an arc length of **978.16 feet**, a radius of **7162.89 feet**, a chord which bears **N26°17'34"W** for a distance of **977.40 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting the end point of said curve;
- 6) **N22°22'50"W** for a distance of **573.90 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 7) **N65°29'59"W** for a distance of **89.71 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 8) **N22°22'50"W** for a distance of **462.09 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 9) **N13°43'24"E** for a distance of **154.20 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;

10) **N22°22'50"W** for a distance of **89.17 feet** to a calculated point being in the southerly boundary line of the aforementioned 25.75-Acre Weir Tract, and from which a fence post found monumenting the most westerly southwest corner of said 25.75-Acre Weir Tract bears **N86°50'08"W** a distance 33.83 feet and **N81°22'18"W** a distance of 26.54 feet;

THENCE through the interior of said 25.75-Acre Weir Tract, **N22°22'50"W** for a distance of **105.81 feet** to a calculated point being in the westerly boundary line of said 25.75-Acre Weir Tract, and from which the aforesaid fence post found on the most westerly southwest corner of said 25.75-Acre Weir Tract bears **S12°06'29"W** a distance 94.08 feet;

THENCE through the interior of said 1048.20-Acre Weir Tract, **N22°22'50"W** passing at a distance of 115.57 feet a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" near the south top bank of the South San Gabriel River, continuing for a total distance of **315.57 feet** to a calculated point in the centerline of said South San Gabriel River, same being on a point in the northerly boundary line of said 1048.20-Acre Weir Tract, same being on a point in the southerly boundary line of the called 457-acre tract of land described in Volume 345, Page 460, Deed Records of Williamson County, Texas, and conveyed to Monnajene G. Knight, Trustee of the Lorenza G. Knight and Monnajene G. Knight Revocable Living Trust as recorded in Document 2009074984, Official Public Records of Williamson County, Texas, for the northwest corner hereof;

THENCE with the centerline of said South San Gabriel River, same being with the northerly boundary line of said 1048.20-Acre Weir Tract, same being with the southerly boundary line of said Knight tract, **N57°40'19"E** for a distance of **29.48 feet** to a calculated point being on the northwest corner of said 25.75-Acre Weir Tract;

THENCE continuing with the centerline of said South San Gabriel River, same being with the northerly boundary line of said 25.75-Acre Weir Tract, same being with the southerly boundary line of said Knight Tract the following four (4) courses and distances:

1) **N57°40'19"E** for a distance of **35.81 feet** to a calculated point hereof;

- 2) **N63°03'47"E** for a distance of **52.45 feet** to a calculated point hereof;
- 3) **N74°48'28"E** for a distance of **98.32 feet** to a calculated point hereof;
- 4) **N69°23'28"E** for a distance of **55.22 feet** to a calculated point, for the northeast corner hereof;

THENCE through the interior of said 25.75-Acre Weir tract, **S22°22'50"E** passing at a distance of 200.00 feet a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" near the south top bank of said South San Gabriel River continuing for a total distance of **554.72 feet** to a calculated point being in the southerly boundary line of said 25.75-Acre Weir tract, and from which a 1/2" iron rod found on an angle point in the southerly boundary line of said 25.75-Acre Weir tract, bears **S85°59'31"E** for a distance of 22.32 feet;

THENCE through the interior of said 1048.20-Acre Weir Tract the following ten (10) courses and distances:


- 1) **S22°22'50"E** for a distance of **29.67 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 2) **S67°22'50"E** for a distance of **105.09 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 3) **S22°22'50"E** for a distance of **438.04 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 4) **S22°37'10"W** for a distance of **113.58 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 5) **S22°22'50"E** for a distance of **560.98 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting the beginning of a curve to the left hereof;
- 6) With the arc of said **curve to the left**, having a delta angle of **4°01'56"**, an arc length of **483.47 feet**, a radius of **6870.00 feet**, a chord which bears **S24°23'48"E**, for a distance

of **483.37 feet**, to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting the end of said curve;

- 7) **S40°22'39"E** for a distance of **629.27 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 8) **S30°55'00"E** for a distance of **684.45 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 9) **S30°40'05"E** for a distance of **664.03 feet** to a 1/2" iron rod set with aluminum cap marked "Diamond Surveying" monumenting an angle point hereof;
- 10) **S75°28'43"E** for a distance of **84.19 feet** to the POINT OF BEGINNING hereof and containing 36.969 acres of land more or less.

[BEARING BASIS: NAD-83(1993), TEXAS CENTRAL (4203), STATE PLANE SYSTEM for this description]

A sketch has been prepared to accompany this metes and bounds description.

 **DIAMOND SURVEYING, INC.**
116 SKYLINE ROAD, GEORGETOWN, TX 78628
(512) 931-3100



August 8, 2011

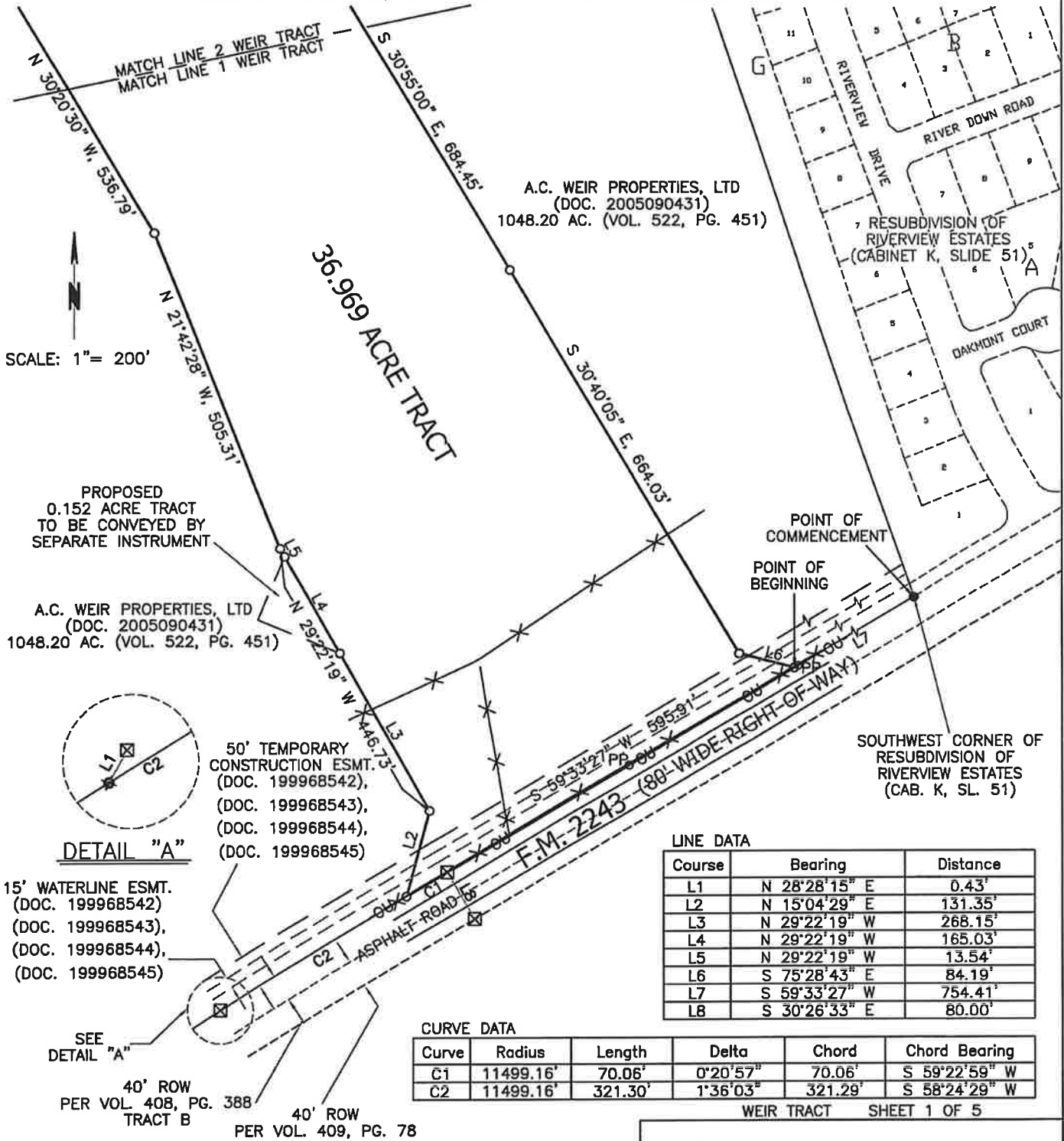
SHANE SHAFER, R.P.L.S. NO. 5281

DATE



SKETCH TO ACCOMPANY METES AND BOUNDS DESCRIPTION

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LINE DATA

Course	Bearing	Distance
L1	N 28°28'15" E	0.43'
L2	N 15°04'29" E	131.35'
L3	N 29°22'19" W	268.15'
L4	N 29°22'19" W	165.03'
L5	N 29°22'19" W	13.54'
L6	S 75°28'43" E	84.19'
L7	S 59°33'27" W	754.41'
L8	S 30°26'33" E	80.00'

CURVE DATA

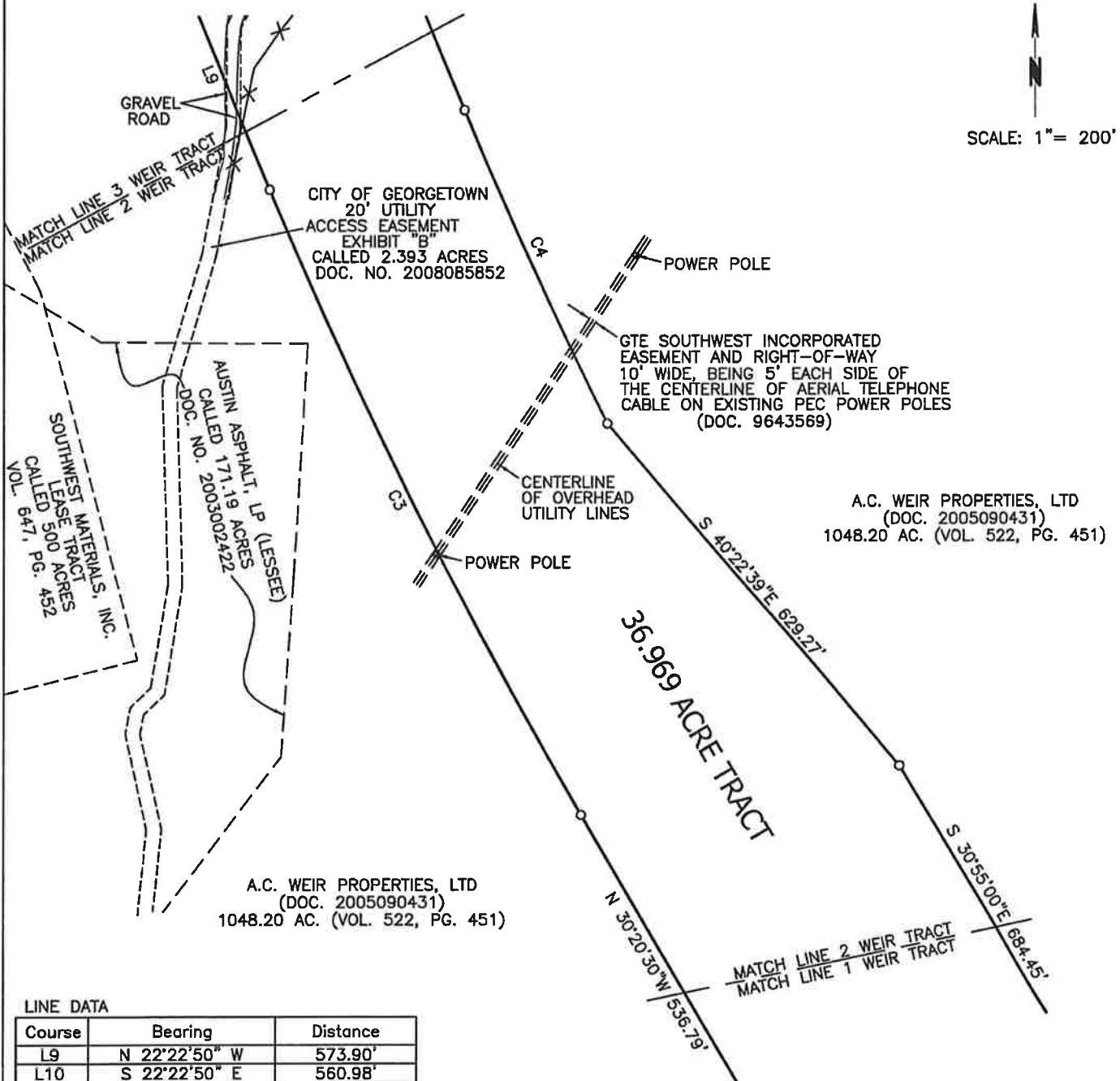
Curve	Radius	Length	Delta	Chord	Chord Bearing
C1	11499.16'	70.06'	0°20'57"	70.06'	S 59°22'59" W
C2	11499.16'	321.30'	1°36'03"	321.29'	S 58°24'29" W

WEIR TRACT SHEET 1 OF 5

DIAMOND SURVEYING, INC.
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SKETCH TO ACCOMPANY METES AND BOUNDS DESCRIPTION

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SCALE: 1" = 200'

LINE DATA

Course	Bearing	Distance
L9	N 22°22'50" W	573.90'
L10	S 22°22'50" E	560.98'

CURVE DATA

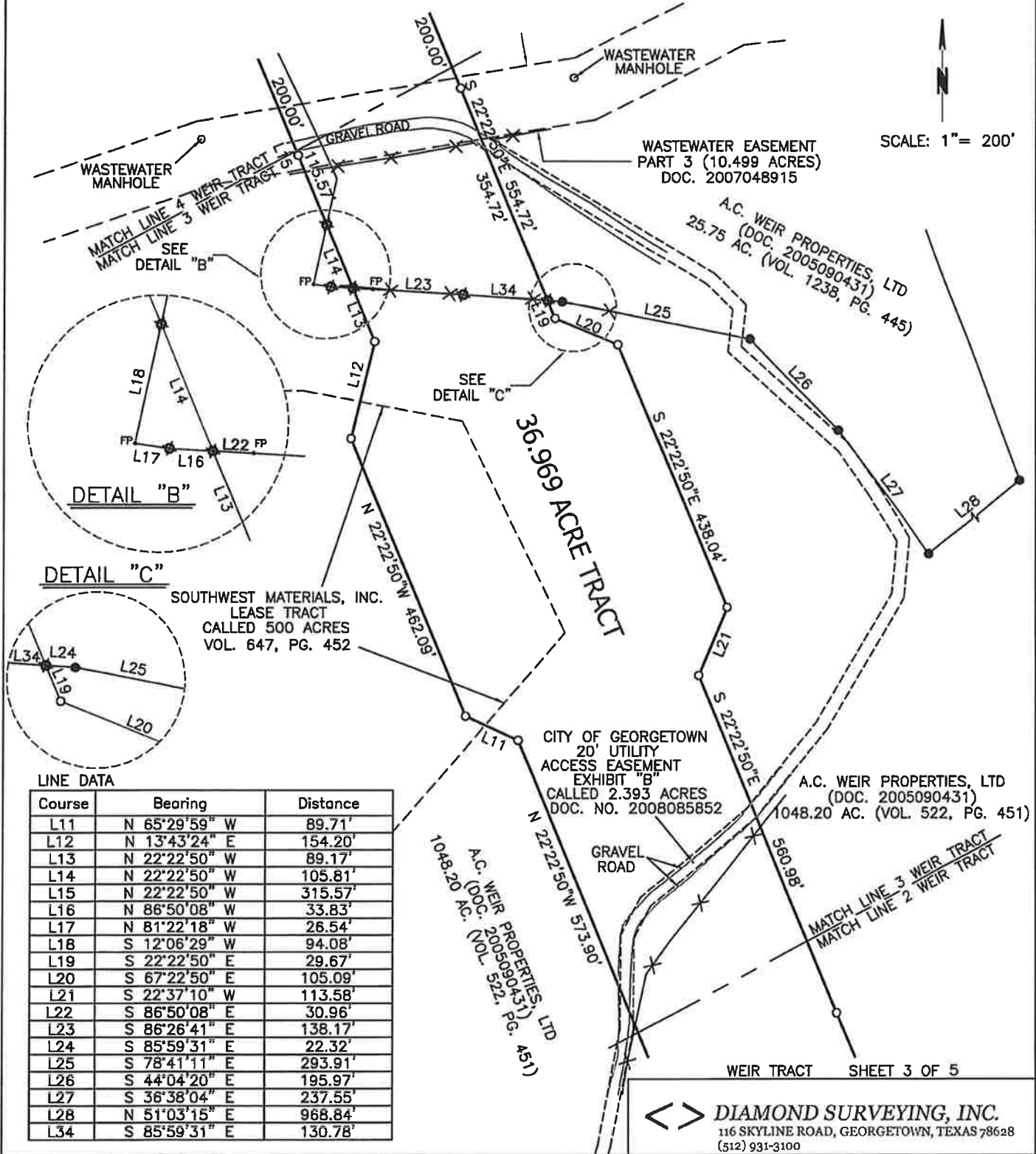
Curve	Radius	Length	Delta	Chord	Chord Bear.
C3	7162.89'	978.16'	7°49'27"	977.40'	N 26°17'34" W
C4	6870.00'	483.47'	4°01'56"	483.37'	S 24°23'48" E

WEIR TRACT SHEET 2 OF 5

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LINE DATA

Course	Bearing	Distance
L11	N 65°29'59" W	89.71'
L12	N 13°43'24" E	154.20'
L13	N 22°22'50" W	89.17'
L14	N 22°22'50" W	105.81'
L15	N 22°22'50" W	315.57'
L16	N 86°50'08" W	33.83'
L17	N 81°22'18" W	26.54'
L18	S 12°06'29" W	94.08'
L19	S 22°22'50" E	29.67'
L20	S 67°22'50" E	105.09'
L21	S 22°37'10" W	113.58'
L22	S 86°50'08" E	30.96'
L23	S 86°26'41" E	138.17'
L24	S 85°59'31" E	22.32'
L25	S 78°41'11" E	293.91'
L26	S 44°04'20" E	195.97'
L27	S 36°38'04" E	237.55'
L28	N 51°03'15" E	968.84'
L34	S 85°59'31" E	130.78'

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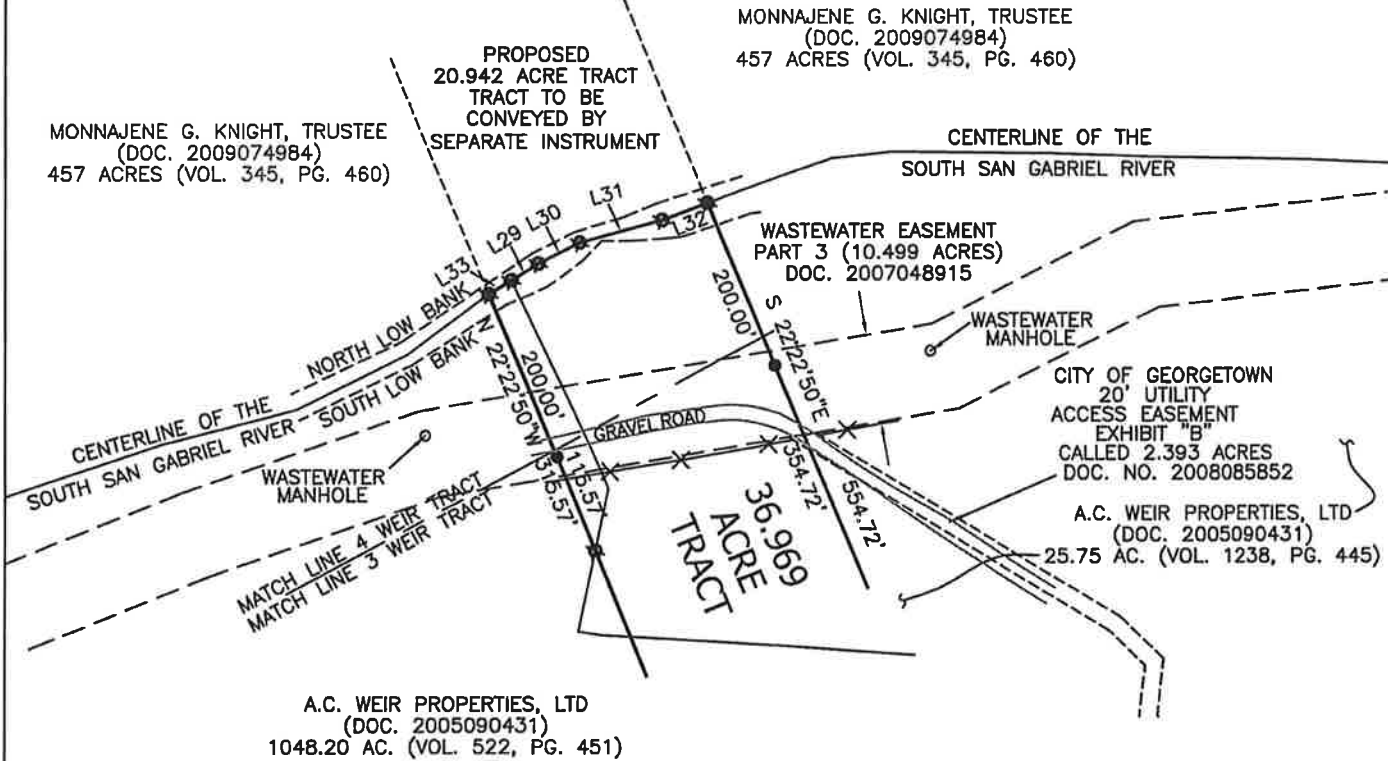
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LINE DATA

Course	Bearing	Distance
L29	N 57°40'19" E	35.81'
L30	N 63°03'47" E	52.45'
L31	N 74°48'28" E	98.32'
L32	N 69°23'28" E	55.22'
L33	N 57°40'19" E	29.48'



SCALE: 1" = 200'



LEGEND

●	BOUNDARY MONUMENT FOUND (1/2" IRON ROD UNLESS OTHERWISE NOTED)
○	1/2" IRON ROD SET WITH CAP MARKED "DIAMOND SURVEYING"
⊠	4" SQUARE CONCRETE MONUMENT FOUND
⊙	CALCULATED POINT
•FP	FENCE CORNER POST FOUND
—X—	WIRE FENCE
○PP	POWER POLE
—OU—	OVERHEAD UTILITY LINE
— —	DISTANCE NOT SHOWN TO SCALE

SKETCH TO ACCOMPANY METES AND BOUNDS DESCRIPTION

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GENERAL NOTES:

1. Bearing Basis: NAD-83 (1993), Texas Central (4203), Texas State Plane Coordinate System. Distances shown hereon are surface.
2. All Documents listed hereon are Recorded in the Office of the County Clerk of Williamson County, Texas.

TITLE COMMITMENT NOTES

The Surveyor has reviewed Commitment for Title Insurance GF No. 110066068 P issued by Stewart Title Guaranty Company, issue date July 11, 2011, with regard to any record easements, right of way or setbacks affecting the subject property.


- 11) An oil, gas and mineral lease as recorded in Volume 802, Page 607, does affect the Subject Tract.
- 12) The terms, conditions and provisions as recorded in Volume 555, Page 461, does affect the Subject Tract.
- 13) The terms, conditions and provisions as recorded in Volume 562, Page 267, may affect the Subject Tract.
- 14) The terms, conditions and provisions as recorded in Volume 647, Page 452, does affect the Subject Tract as shown.
- 15) Easement and right of way granted to General Telephone Company of the Southwest as recorded in Volume 1062, Page 572, does not affect the Subject Tract.
- 16) Easement and right of way granted to GTE Southwest Incorporated as recorded in Document No. 9643569, does affect the Subject Tract as shown.
- 17 - 20) The temporary construction easement and permanent utility easement granted to the City of Georgetown as recorded in Document No. 199968542, Document No. 199968543, Document No. 199968544 and Document No. 199968545. Said easements do affect the Subject Tract as shown.
- 21) The terms and conditions as forth in Document No. 2000074009 and Document No. 2000085474, does not affect the Subject Tract.

TITLE COMMITMENT NOTES, CONTINUED

- 22) Wastewater easement granted to the City of Georgetown as recorded in Document No. 2007048915, does affect the Subject Tract as shown.
- 23) Temporary access and construction easement as recorded in Document No. 2007048916, may affect the Subject Tract. Non plotable description.
- 24) The terms, conditions and provisions as recorded in Document No. 2003002422, does not affect the Subject Tract.
- 25) The terms, conditions and provisions as recorded in Document no. 2003002423, does not affect the Subject Tract.
- 26) 20' utility access easement granted to the City of Georgetown as recorded in Document No. 2008085852, does affect the Subject Tract as shown.

CERTIFICATION TO: CITY OF GEORGETOWN and STEWART TITLE GUARANTY COMPANY EXCLUSIVELY.

THE UNDERSIGNED CERTIFIES THAT THIS SURVEY WAS THIS DAY MADE BY ME OR UNDER MY SUPERVISION ON THE GROUND OF THE REAL PROPERTY SHOWN ON THE SURVEY, AND AFTER THE EXERCISE OF PROFESSIONAL DILIGENCE AND REASONABLE CARE THAT THIS SURVEY IS CORRECT TO THE BEST OF THE UNDERSIGNED'S KNOWLEDGE AND BELIEF; THAT THERE ARE NO VISIBLE DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, OR BOUNDARY CONFLICTS OR VISIBLE ENCROACHMENTS, PROTRUSIONS OR OVERLAPPING OF IMPROVEMENTS, EXCEPT AS SHOWN HEREON; AND THAT THE PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY, EXCEPT AS SHOWN HEREON.


SHANE SHAFER, R.P.L.S.

August 8, 2011
DATE



WEIR TRACT SHEET 5 OF 5

 **DIAMOND SURVEYING, INC.**
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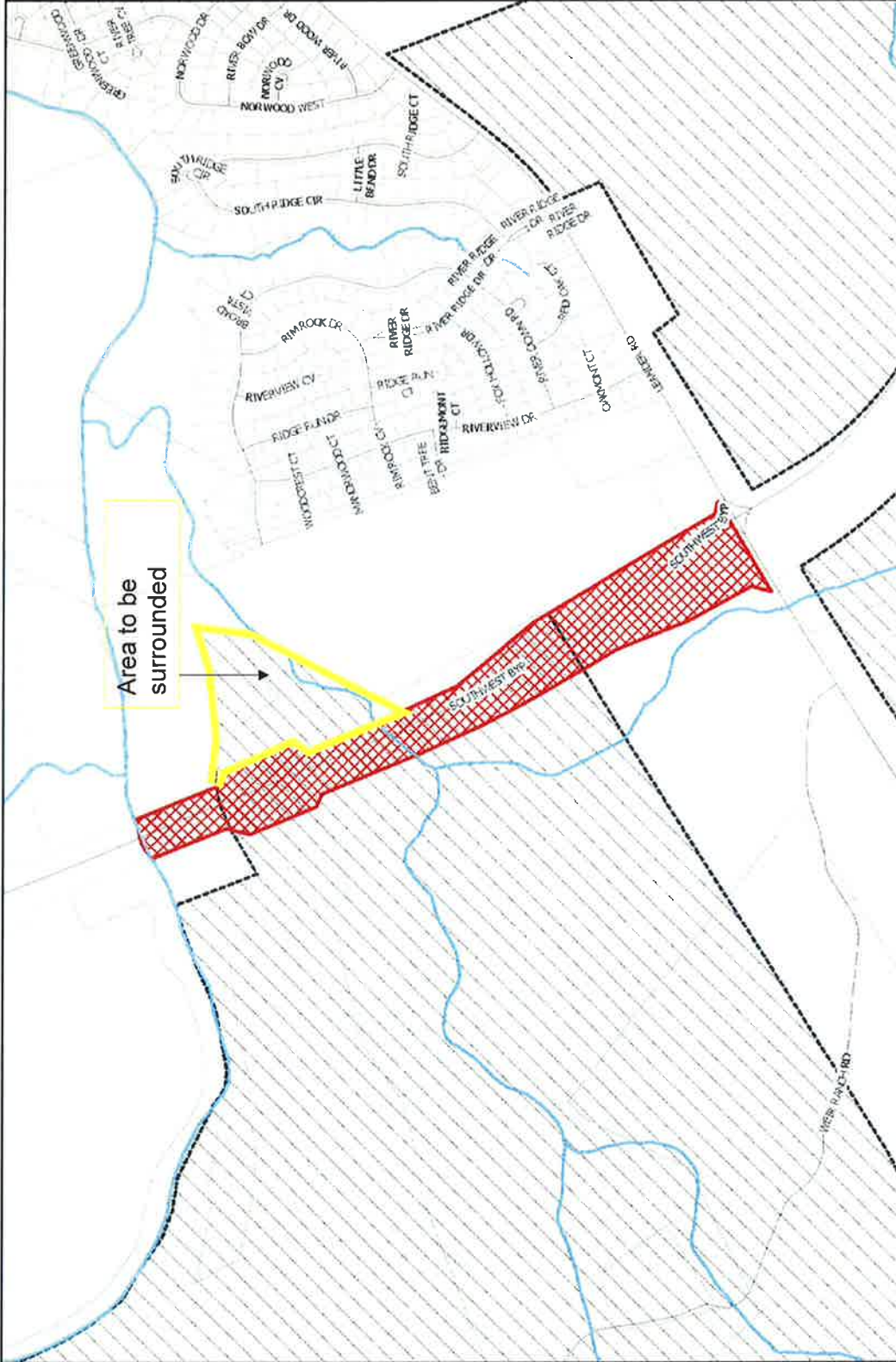


LOCATION

2021-2-ANX

Exhibit #1

- Site
- Parcels
- City Limits
- Georgetown ETJ
- Streams





Letter of Intent

The City of Georgetown intends to bring approximately 36.969 acres of existing right of way for a portion of the Southwest Bypass between FM 2243 (Leander Rd) and the South San Gabriel River into the corporate limits of the City.

- The subject property is contiguous to the current city limits.
- Total acreage of the subject property is 36.969 acres.
- The property is currently being developed as a limited access freeway by Williamson County.
- There are no residents and nor qualified voters on the subject property.
- The annexation will provide the City of Georgetown the ability to enforce traffic safety laws and improve the mobility of residents.

The applicant reserves the right to pull this annexation application from consideration at any time during the proceedings. With this signed petition for voluntary annexation, the landowner understands that construction of any capital improvements necessary for development on the property will not be the responsibility of the City of Georgetown if approved for annexation; rather, such improvements will occur through nonCity financial assistance through the subdivision and construction process.