

AN ORDINANCE OF THE CITY OF ROCKWALL, TEXAS, ANNEXING THE HEREIN-AFTER DESCRIBED TERRITORY TO THE CITY OF ROCKWALL, TEXAS, AND EXTENDING THE BOUNDARY LIMITS OF SAID CITY SO AS TO INCLUDE SAID HEREINAFTER DESCRIBED PROPERTY WITHIN SAID CITY LIMITS AND GRANTING TO ALL INHABITANTS AND OWNERS OF PROPERTY ALL OF THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING INHABITANTS BY ALL THE ACTS, ORDINANCES, AND REGULATIONS OF SAID CITY; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the owners of the hereinafter described land have filed a petition stating that it desires annexation thereof to the City of Rockwall, and

WHEREAS, it has presented a written petition to that effect to the City Council and has attached thereto an affidavit that there are no qualified voters in said territory and that the person signing the petition was the agent and attorney-in-fact for the owner of the land in said territory; and

WHEREAS, after development and presentation of a service plan for said territory and after holding public hearings required under the provisions of Article 970a of the Revised Civil Statutes of the State of Texas; and

WHEREAS, the following described territory is land adjoining the present City Limits of the City of Rockwall, and the members of the City Council of the City of Rockwall have concluded that said area should be annexed and made a part of the City of Rockwall, Texas, NOW, THEREFORE,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS:

SECTION 1. That the following described territory be, and the same is hereby, annexed to the City of Rockwall, Texas, and the boundary limits of the City of Rockwall be, and the same are hereby, extended to include the following described territory within the City Limits, and the same hereafter shall be included within the territorial limits of said City, and the inhabitants thereof hereafter shall be entitled to all rights and privileges of other citizens of the City and shall be bound by all the acts, ordinances and regulations of said City. That the territory annexed hereby is more particularly described in Exhibit "A" attached hereto and made a part hereof for all purposes.

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SECTION 2. That it is not the intention of the City of Rockwall to annex any territory not legally subject to being annexed by said City, and should any portion of the territory not be subject to legal annexation of the City of Rockwall, such fact will not prevent the City from annexing said territory which is described in Exhibit "A" and is subject to legal annexation, it being the intention of the City of Rockwall to annex only such territory as may be legally annexed by it within the limits of such area.

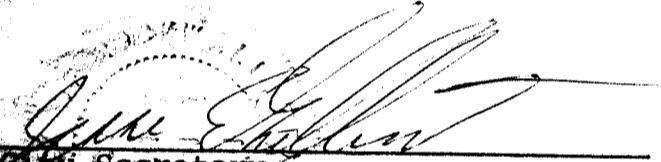
SECTION 3. This ordinance shall take effect immediately from and after its passage as the law in such cases provides.

DULY PASSED by the City Council of the City of Rockwall, Texas, on the 2nd day of August, 1982.

APPROVED:


Mayor

ATTEST:


City Secretary

Tract I

BEING part of a 14.502 acre tract of land in the E. Teal Survey, Abstract No. 207, Rockwall County, Texas, and being more particularly described as follows:

COMMENCING at a point that is North $89^{\circ} 23'$ West 1739.4 feet from the Southwest corner of a tract of land described as "Third Tract" in deed to Whilden Construction Co., dated 7/11/49 and recorded in Volume 44, Page 618 of the Deed Records of Rockwall County, Texas:

THENCE: North $88^{\circ} 02' 05''$ East 636.0 feet;
 THENCE: North $06^{\circ} 16' 25''$ West 690.0 feet;
 THENCE: South $89^{\circ} 28' 25''$ East 434.0 feet;
 THENCE: North $01^{\circ} 01' 35''$ East 475.0 feet;
 THENCE: North $03^{\circ} 19' 55''$ West 930.6 feet;
 THENCE: North $86^{\circ} 06' 35''$ East 437.23 feet;
 THENCE: North $06^{\circ} 11' 05''$ East 1155.01 feet;
 THENCE: North $83^{\circ} 54' 46''$ West 350.0 feet;
 THENCE: North $02^{\circ} 05' 16''$ East 699.82 feet;
 THENCE: North $84^{\circ} 11' 00''$ West 319.13 feet;
 THENCE: North $17^{\circ} 58' 04''$ East 1189.28 feet;
 THENCE: North $45^{\circ} 26' 03''$ West 661.92 feet to the Point of Beginning.

BEGINNING at a point for a corner on the Southwest line of a public road;
 THENCE: South $44^{\circ} 20'$ West a distance of 459.26 feet to the South line of said 14.502 acre tract, also being the North line of Chandlers Landing;
 THENCE: North $45^{\circ} 37'$ West along said Southerly line a distance of 522 feet to a point for a corner on the tract of land previously conveyed to Jerry W. Heflin;
 THENCE: North $44^{\circ} 23'$ East along the Easterly line of said Heflin tract passing a 234.82 feet the South corner of a tract previously conveyed to Paul Davis and continuing along the Easterly line of said Davis tract a total distance of 460.07 feet to a point for a corner on the Southwest line of a public road;
 THENCE: South $45^{\circ} 37'$ East a distance of 223.76 feet to a point for a corner;
 THENCE: Continuing along the Southwest line South $45^{\circ} 26' 03''$ East a distance of 300.35 feet to the Place of Beginning and Containing 5.502 acres of Land.

Tract II

BEING a tract of land situated in the Edward Teal Survey, Abstract No. 207, Rockwall County, Texas, and being part of a tract as conveyed to Whilden Construction Co. as recorded in Volume 44, Page 618, Deed Records, Rockwall County, Texas, and further being part of a 14.502 acre tract as surveyed by Robert H. West 2/7/78 and being more particularly described as follows:

BEGINNING at a point on the Southwest line of a public road, said point being the most Southerly East corner of said 14.502 acre tract, a $\frac{1}{2}$ " iron stake found for corner;
 THENCE: South $17^{\circ} 45' 09''$ West leaving the said Southwest line of a public road a distance of 384.81 feet to the beginning of a curve to the right having a central angle of $116^{\circ} 34' 51''$ and a radius of 80.00 feet, a $\frac{1}{2}$ " iron stake found for corner;
 THENCE: Around said curve a distance of 162.78 feet to the end of said curve, a $\frac{1}{2}$ " iron stake found for corner;
 THENCE: North $45^{\circ} 40'$ West a distance of 562.56 feet to a $\frac{1}{2}$ " iron stake set for corner;
 THENCE: North $44^{\circ} 20'$ East a distance of 459.26 feet to a point on the Southwest line of a public road, a $\frac{1}{2}$ " iron stake set for corner;
 THENCE: South $45^{\circ} 44' 47''$ East along the said Southwest line of a public road a distance of 461.92 feet to the Place of Beginning and Containing 6.00 acres of land.


11.502 ACRE DEVELOPMENT SERVICE PLAN

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The area in question is undeveloped land and is not occupied and it is being annexed on a petition from Kirby Albright, George R. Roland, V. Clark Beard, Lynn H. Tenny, Guy O. Keeter, Carl Cooper, and Richard Harris. Police and Fire protection will be available upon annexation of the property, and the provision of adequate access. Solid waste collection will be available upon development of the property and the construction of adequate streets. All capital improvements, including streets, water facilities, and wastewater facilities, will be constructed by the developer at the developer's expense as required for all subdivisions within the City. Maintenance of roads, streets, and street lighting shall be provided by the City upon construction, dedication and acceptance by the City. The City shall maintain all parks, playgrounds, and other City owned facilities or services which it may construct in the area in the future. At this time there are no municipally owned facilities in this area.


This service plan was approved as part of Ordinance No. 82-35 , annexing the area described therein, and is hereby approved as a part of this ordinance on this 2nd day of August, 1982.

APPROVED:



Mayor

ATTEST:



City Secretary

