

Ordinance disannexing approximately 869.2 acres, located north of Corpus Christi Bay and west of the City of Ingleside's extraterritorial jurisdiction, from the City of Corpus Christi, Texas; adjusting the City boundaries accordingly; providing for severance, publication, and an effective date.

WHEREAS, the City Council finds the areas described in **Exhibits A & B** are not necessary or suitable for city purposes and that the best interest of the general public of the City of Corpus Christi to disannex the areas described in **Exhibits A & B**;

WHEREAS, the City of Corpus Christi has a pending Industrial District Agreement with Oxy, Occidental Petroleum Corporation;

WHEREAS, this disannexation is pursuant to Texas Local Government Code §43.142 and the City Charter of the City of Corpus Christi, Texas; and

WHEREAS, disannexation of the area described in **Exhibits A & B**, amendment to previous annexation ordinances, and amendment and adoption of the official map and boundaries of the City and its extraterritorial jurisdiction are consistent with the procedural rules prescribed by Texas Local Government Code Chapter 43.

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

SECTION 1. The foregoing recitals are hereby found to be true and correct and are hereby adopted by the City Council and made a part hereof for all purposes as findings of fact.

SECTION 2. The following described tracts of land being approximately 869.2 acres are hereby disannexed and discontinued as a part of the City of Corpus Christi so that the same will no longer be a part of the City of Corpus Christi for any purpose whatsoever, said tracts of land being more particularly described by metes and bounds and maps in **Exhibits A & B** save and except property previously disannexed as shown in **exhibit C & D**, attached to and incorporated as part of this ordinance.

SECTION 3. The boundaries of the City of Corpus Christi, Texas are amended to exclude only that property comprising an approximately 869.2 acres described in **Exhibits A & B** save and except property previously disannexed as shown in **exhibit C & D**.

SECTION 4. The official map and boundaries of the City and its extraterritorial jurisdiction, previously adopted and amended, are amended as described in this ordinance.

SECTION 5. The City Manager or designee is directed and authorized to perform or cause to be performed all acts necessary to correct the official map of the City and its extraterritorial jurisdiction.

SECTION 6. The City of Corpus Christi, Texas, hereby relinquishes any and all right, jurisdiction or control over the above described disannexed area but retains its extraterritorial jurisdiction.

SECTION 7. The above described territory hereby disannexed shall no longer be part of the City of Corpus Christi, Texas, and the property so removed hereby shall no longer bear its pro rata part of the taxes levied by the City of Corpus Christi, Texas.

SECTION 8. If for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance is held invalid or unconstitutional by final judgment of a court of

competent jurisdiction, that shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance for it is the definite intent of this City Council that every section paragraph subdivision clause phrase word or provision hereof be given full force and effect for its purpose unless said holding has the effect of diminishing the revenue payable to the City under any agreement entered into under this ordinance.

SECTION 9. The City Secretary is hereby directed to file with the County Clerk of San Patricio, Texas, a certified copy of this ordinance.

SECTION 10. Publication will be made in the official publication of the City of Corpus Christi as required by the City Charter of the City of Corpus Christi.

SECTION 11. This ordinance shall be effective immediately upon passage.

That the foregoing ordinance was read for the first time and passed to its second reading on this the ____ day of _____, 2020, by the following vote:

Joe McComb _____
Roland Barrera _____
Rudy Garza _____
Paulette M. Guajardo _____
Gil Hernandez _____

Michael Hunter _____
Ben Molina _____
Everett Roy _____
Greg Smith _____

That the foregoing ordinance was read for the second time and passed finally on this the ____ day of _____ 2020, by the following vote:

Joe McComb _____
Roland Barrera _____
Rudy Garza _____
Paulette M. Guajardo _____
Gil Hernandez _____

Michael Hunter _____
Ben Molina _____
Everett Roy _____
Greg Smith _____

PASSED AND APPROVED on this the ____ day of _____, 2020.

ATTEST:

Rebecca Huerta
City Secretary

Joe McComb
Mayor

EXHIBIT "A"

LEGAL DESCRIPTION

BEING A 985.88 ACRE TRACT

SAN PATRICIO COUNTY, TEXAS

A 985.88 acre-tract, situated and out of the T.T. Williamson Survey, Abstract 143, the T.T. Williamson Survey Abstract 290, the T.T. Williamson Survey, Abstract 292, the T.T. Williamson Survey, Abstract 293, the Nicholas Fagan Survey, and the Heirs of Rosa Teal Survey, Abstract 262, San Patricio County, Texas and being out of (1) a 389.60 acre-tract, as recorded in the Real Property File No. 459564, Deed Records, San Patricio County, Texas, (2) a 592.751 acre-tract, as recorded in the Real Property File No. 364008, Deed Records, San Patricio County, Texas, (3) an 81.149 acre tract, as recorded in the Real Property File No. 459563, Deed Records, San Patricio County, Texas, (4) a 25.7487 acre-tract, as recorded in Document No. 636350, Official Public Records, San Patricio County, Texas, (5) a 310.70 acre-tract, "Tract I", as recorded in Document No. 605165, Official Public Records, San Patricio County, Texas, (6) a 24.797 acre-tract, as recorded in Document No. 457204, Official Public Records, San Patricio County, Texas and (7) a 4.022 acre-tract, "Tract 4", as recorded in Document No. 644302, Official Public Records, San Patricio County, Texas. Said 985.88 acre-tract being more particularly described as follows:

Bearings and Coordinates are based on the NAD 1983 StatePlane Texas South FIPS 4205 (US Feet) standard coordinate system.

BEGINNING at the Northwest corner of the aforementioned 389.60 acre-tract, the coordinates of which POINT OF BEGINNING referred to the NAD 1983 StatePlane Texas South (US Feet) Coordinate System, are X = 1393322.646, Y = 17220366.737, and the Northwest corner of the herein described tract;

(L1) **THENCE** S 01°33'22" E, with the East boundary of the 389.60 acre-tract to a point on the City of Corpus Christi City Limits and the City of Ingleside City Limits, a distance of 4,418.300 feet for interior corner of the herein described tract;

(L2) **THENCE** S 33°56'48" W, with the City Limits a distance of 592.830 feet to a point on the Southern boundary of the 389.60 acre-tract and on the Northern boundary of the Southern Railroad ROW, for an interior corner of the herein described tract;

(L3) **THENCE** N 60°02'14" W, with the Northern boundary of the Southern Railroad ROW, and the Southern boundary of the 389.60 acre-tract a distance of 854.350 feet, for an interior corner of the herein described tract;

(L4) **THENCE** S 15°26'43" W, a distance of 289.440 feet across both the Southern Railroad ROW and the State Highway 361 ROW to a 1-inch iron rod on the South ROW of State Highway 361, same being the Northeast corner of said 592.751 acre-tract, and being an interior corner of the herein described tract;

(L5) **THENCE** S 01°24'23" E, with the East boundary of the 592.751 acre-tract to a point on the shared City Limits of Corpus Christi and Ingleside, a distance of 1,314.250 feet, and being an interior corner of the herein described tract;

(L6) **THENCE** S 28°12'28" W along the shared City Limits of Corpus Christi and Ingleside for a distance of 1,586.720 feet, to a point being an interior corner of the herein described tract, same being the shared City Limits of Corpus Christi and Ingleside (C1) being the beginning of a non-tangent curve to the Left having a Radius of 5,337.509 feet and a Chord Bearing and Distance of S 25°10'12" W, 1,523.104 feet; same being the shared City Limits of Corpus Christi and Ingleside, for an interior corner of the herein described tract;

(C2) **THENCE** in a Westerly direction with curve to the Left, having a Radius of 5,283.343 feet and a Chord Bearing and Distance of S 04°13'34" W, 2,318.523 feet, same being the shared City Limits of Corpus Christi and Ingleside, for an interior corner of the herein described tract;

(C3) **THENCE** in a Westerly direction with a curve to the Left having a Radius of 7,828.03 feet and a Chord Bearing and Distance of S 27°34'56" W, 2,197.166 feet, same being the shared City Limits of Corpus Christi and Ingleside, for the Southeast corner of the herein described tract;

THENCE in a Northwesterly direction along the observed Mean High-Tide Line of the herein described tract as described by Urban Engineering on May 20, 2019 in Ordinance No. 031777, the following bearings and distances:

(L7) N 26°12'57" W a distance of 367.120 feet;

(L8) N 14°53'11" W a distance of 177.390 feet;

(C4) in a Northwesterly direction with a curve to the Right having a Radius of 130.62 feet and a Chord Bearing and Distance of N 40°47'08" W, 146.17 feet;

(L9) N 39°09'22" W a distance of 1,134.840 feet;

(L10) N 44°49'06" W a distance of 570.200 feet;

(C5) in a Northwesterly direction with a curve to the Right having a Radius of 295.33 feet and a Chord Bearing and Distance of N 62°18'27" W, 485.39 feet;

(L11) N 57°05'41" W a distance of 175.770 feet;

(L12) N 65°59'46" W a distance of 608.150 feet;

(L13) S 90°00'00" W a distance of 104.170 feet;

(L14) N 65°39'32" W a distance of 55.396 feet, for the Southwestern corner of the herein described tract;

(L15) **THENCE** N 00°19'15" W running parallel to and 1,100 feet West of the Western boundary of the 310.70 acre-tract a distance of 3,757.779 feet, for an interior corner of the herein described tract;

(L16) **THENCE** N 89°43'59" E running parallel to and 1,100 feet South of the Northern Boundary of the 310.70 acre-tract a distance of 1,423.264 feet, past a point on the East Boundary of the 310.70 acre-tract, same point being on the Western Boundary of the 25.7487 acre-tract, a total distance of 1,470.150 feet, for an interior corner of the herein described tract;

(L17) **THENCE** N 44°42'45" E running parallel to and 1,100 feet Southeast of the Northern boundary of the 310.70 acre-tract, a distance of 227.899 feet past a point on the East Boundary of the 25.7487 acre-tract, same point being on the West boundary of the 81.149 acre-tract, a total distance of 1,412.167 feet, for an interior corner of the herein described tract;

(L18) **THENCE** N 00°30'03" W running parallel to and 1,100 feet West of the West boundary of the 25.7487 acre-tract a distance of 1,043.221 feet to point on the North boundary of the 81.149 acre-tract, same point being on the Eastern boundary of the 25.7487 acre-tract, a total distance of 1,109.362 feet, to a point along the Southern boundary of the 29.78 acre-tract, same point being on the northern boundary of the 25.7487 acre-tract, for an interior corner of the herein described tract;

(L19) **THENCE** N 89°39'54" E with the Southern boundary of the 29.78 acre-tract, same boundary also the Northern boundary of the 25.7487 acre-tract a distance of 247.581 feet to the Southeast corner of said 29.78 acre-tract, same point being the Northeast corner of the 25.7487 acre-tract, same point being on the West boundary of the 4.022 acre-tract, for an interior corner of the herein described tract;

(L20) **THENCE** N 00°00'00" E with the East boundary of the 29.78 acre-tract, same line being the west boundary of the 4.022 acre-tract, a distance of 258.933 feet, for an interior corner of the herein described tract;

(L21) **THENCE** N 89°58'41" W with the East boundary of the 29.78 acre-tract, same line being the west boundary of the 4.022 acre-tract, a distance of 29.374 feet, for an interior corner of the herein described tract;

(L22) **THENCE** N 00°01'19" E with the East boundary of the 29.78 acre-tract, same line being the west boundary of the 4.022 acre-tract, a distance of 130.00 feet, for an interior corner of the herein described tract;

(L23) **THENCE** S 89°58'41" E with the East boundary of the 29.78 acre-tract, same line being the west boundary of the 4.022 acre-tract, a distance of 47.00 feet, for an interior corner of the herein described tract;

(L24) **THENCE** N 00°04'06" W with the East boundary of the 29.78 acre-tract, same line being the west boundary of the 4.022 acre-tract, a distance of 969.632 feet, for an interior corner of the herein described tract;

(L25) **THENCE** N 60°01'22" W with the East boundary of the 29.78 acre-tract, same line being the west boundary of the 4.022 acre-tract, a distance of 151.030 feet, for an interior corner of the herein described tract;

(L26) **THENCE** N 00°00'00" E with the East boundary of the 29.78 acre-tract, same line being the west boundary of the 4.022 acre-tract, a distance of 104.986 feet to the Northeast corner of the 29.78 acre-tract, same point being the Northwest corner of the 4.022 acre-tract, same point being on the Southern boundary of the State Highway 361 ROW, for an interior corner of the herein described tract;

(L27) **THENCE** N 06°19'35" E across the ROW of both State Highway 361 and Southern Railroad a distance of 305.244 feet to a 1-inch rod in concrete for the most Easterly Southwest corner of the 389.28 acre-tract, same point being the Southeastern corner of that certain 15.49 acre-tract of land

conveyed to AEP Texas Central Co. described in Document No. 252362 of the Official Public Records of Real Property of San Patricio County, Texas, for an interior corner of the herein described tract;

(L28) **THENCE**, N 00°00'00" E with the East boundary line of said 15.49 acre-tract, same line being the West boundary of the 389.28 acre-tract a distance of 932.290 feet, to a 1-inch rod in concrete at the Northeast corner of the 15.49 acre-tract, same point being an interior corner of the 389.28 acre-tract, for an interior corner of the herein described tract;

(L29) **THENCE** S 89°09'47" W with the North boundary line of said 15.49 acre-tract, same line being the West boundary of the 389.28 acre-tract, a distance of 134.591 feet for an interior corner of this tract;

(L30) **THENCE**, N 00°18'29" W running parallel to and 1,100 feet West of the boundary of that 389.28 acre-tract, same line being the East boundary line of that certain 94.48 acre-tract of land, conveyed to the San Patricio Water District and being described in Document No. 468583 of the Deed Records of San Patricio County, Texas, for a distance of 1,808.547 feet to a point on the Northern boundary of said 389.60 acre-tract, and the Northwest corner of the herein described tract;

(L31) **THENCE** N 87°29'10" E with the North boundary of the 389.60 acre-tract of land a distance of 3,839.327 feet, to the **POINT OF BEGINNING** and containing 985.88 acres of land.

NOTE: ALL BEARINGS ARE GRID BEARINGS BASED ON THE NAD 1983 STATEPLANE COORDINATE SYSTEM FOR THE LAMBERT SOUTH (TEXAS SOUTH FIPS 4205) IN US FEET. EXHIBIT "B" TO ACCOMPANY THIS DESCRIPTION.

POINT OF BEGINNING X: 1393322.646 Y: 17220366.737

CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	16°24'21"	5,337.509'	1,528.32'	S 25°10'12" W	1,523.104'
C2	25°20'59"	5,283.343'	2,227.542'	S 04°13'34" W	2,318.523'
C3	16°08'06"	7,828.03'	2,204.44'	S 27°34'56" W	2,197.166'
C4	68°02'45"	130.62'	155.127'	N 40°47'08" W	146.170'
C5	110°31'33"	295.33'	569.703'	N 62°18'27" W	485.390'

LINE	BEARING	DISTANCE
L1	S 01°33'22" E	4,418.300
L2	S 33°56'48" W	592.830
L3	N 60°02'14" W	854.350
L4	S 15°26'43" W	289.440
L5	S 01°24'23" E	1,314.250
L6	S 28°12'28" W	1,586.720
L7	N 26°12'57" W	367.120
L8	N 14°53'11" W	177.390
L9	N 39°09'22" W	1,134.840
L10	N 44°49'06" W	570.200
L11	N 57°05'41" W	175.770
L12	N 65°59'46" W	608.150
L13	S 90°00'00" W	104.170
L14	N 65°39'32" W	55.396
L15	N 00°19'15" W	3,757.779
L16	N 89°43'59" E	1,470.150
L17	N 44°42'45" E	1,412.167
L18	N 00°30'03" W	1,109.362
L19	N 89°39'54" E	247.581
L20	N 00°00'00" E	258.933
L21	N 89°58'41" W	29.374
L22	N 00°01'19" E	130.000
L23	S 89°58'41" E	47.000
L24	N 00°04'06" W	969.632
L25	N 60°01'22" W	151.030
L26	N 00°00'00" E	104.986
L27	N 06°19'35" E	305.244
L28	N 00°00'00" E	932.290
L29	S 87°09'47" W	134.591
L30	N 00°18'29" W	1,808.547
L31	N 87°29'10" E	3,839.327

Coordinate System: NAD 1983 State-Plane South Texas FIPS 4205 Feet

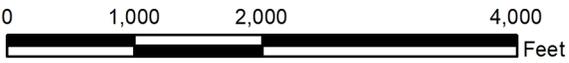


EXHIBIT "B" OF A 985.88 ACRE TRACT WITHIN THE CITY OF CORPUS CHRISTI, TEXAS CITY LIMITS

Date Created: 03/05/2020
Author: A. Oltmans

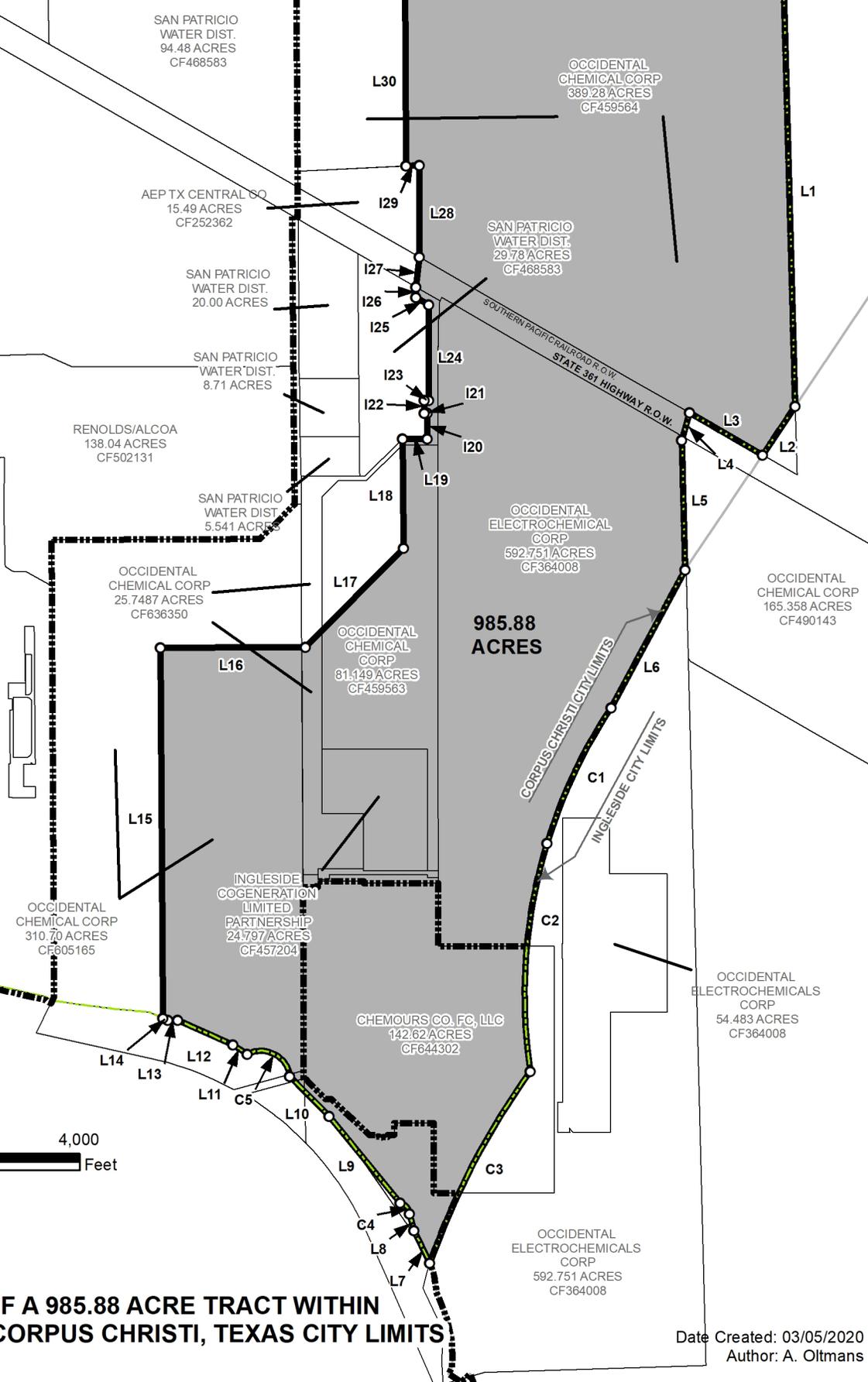


EXHIBIT C

METES AND BOUNDS DESCRIPTION OF A 116.68 ACRE TRACT

Being a 116.68-acre portion of the 142.62-acre tract described in Clerk's File No. 644302. Said 142.62-acre tract being out of and a part of that certain E.I. Du Pont de Nemours and Company called 651.63-acre tract of land, more fully described and recorded in Volume 426, Page 32 of the Deed and Records of San Patricio County, Texas and that certain called 686.22-acre tract of land, more fully described and recorded in Clerk's File No. 211990 of the Official Public Records of San Patricio County. Said 142.62-acre tract of land being situated in the T.T. Williamson Survey, Abstract No. 292 and the T.T. Williamson Survey, Abstract No. 293 in San Patricio County, Texas and being more particularly described as follows:

COMMENCING at a 1-inch iron rod found in concrete at the intersection of the Southwest line of State Highway No. 361 and the East line of said 686.22-acre tract, **THENCE** South 01-24-58 East along and with the East line of Said 686.22-acre tract, a distance of 5,042.16 feet to a point;

THENCE South 89-59-03 West a distance of 1,433.19 feet to a 1-inch iron rod found in concrete at an Ell Corner of that certain Occidental Electrochemicals Corp. Called 592.751-acre tract of land save and except 54.483 acres, more fully described and recorded in Clerk's File No. 364008 of said Official Public Records, same being the most Eastern Northeast corner **THENCE** South 89-59-03 West a distance of 268.553 feet to an point on the City of Ingleside Extraterritorial Jurisdiction (ETJ) **and POINT OF BEGINNING** of the herein described tract, having coordinates of N: 17,210,472.152 E: 1,390,723.639;

THENCE with a circular curve to the Left, having a Delta of 13-40-20, a Radius of 5,332.557 feet, a Chord Length of 1,269.477 feet, and a Chord Bearing of South 01-32-58 East, following the City of Corpus Christi City Limits, and with the said ETJ line, for an angle corner of this tract;

THENCE with a circular curve to the Left, having a Delta of 10-26-10, a Radius of 7,890.264 feet, a Chord Length of 1,435.170, and a Chord Bearing of South 30-23-24 West following the City of Corpus Christi City Limits, and with the said ETJ line, for an angle corner of this tract;

THENCE South 89-59-22 West, a distance of 251.774 feet departing said ETJ line to a set "X" in concrete for the Southern Southwest corner of this tract;

THENCE North 00-00-02 East, a distance of 712.15 feet to a 1-inch iron rod set in concrete being an Ell corner of this tract;

THENCE North 89-59-58 West, a distance of 402.10 feet to a corner of this tract;

THENCE South 00-00-02 West, a distance of 122.59 feet to a corner of this tract;

THENCE North 89-58-33 West, a distance of 66.80 feet to a corner of this tract;

THENCE South 00-16-29 East, a distance of 20.40 feet to a corner of this tract;

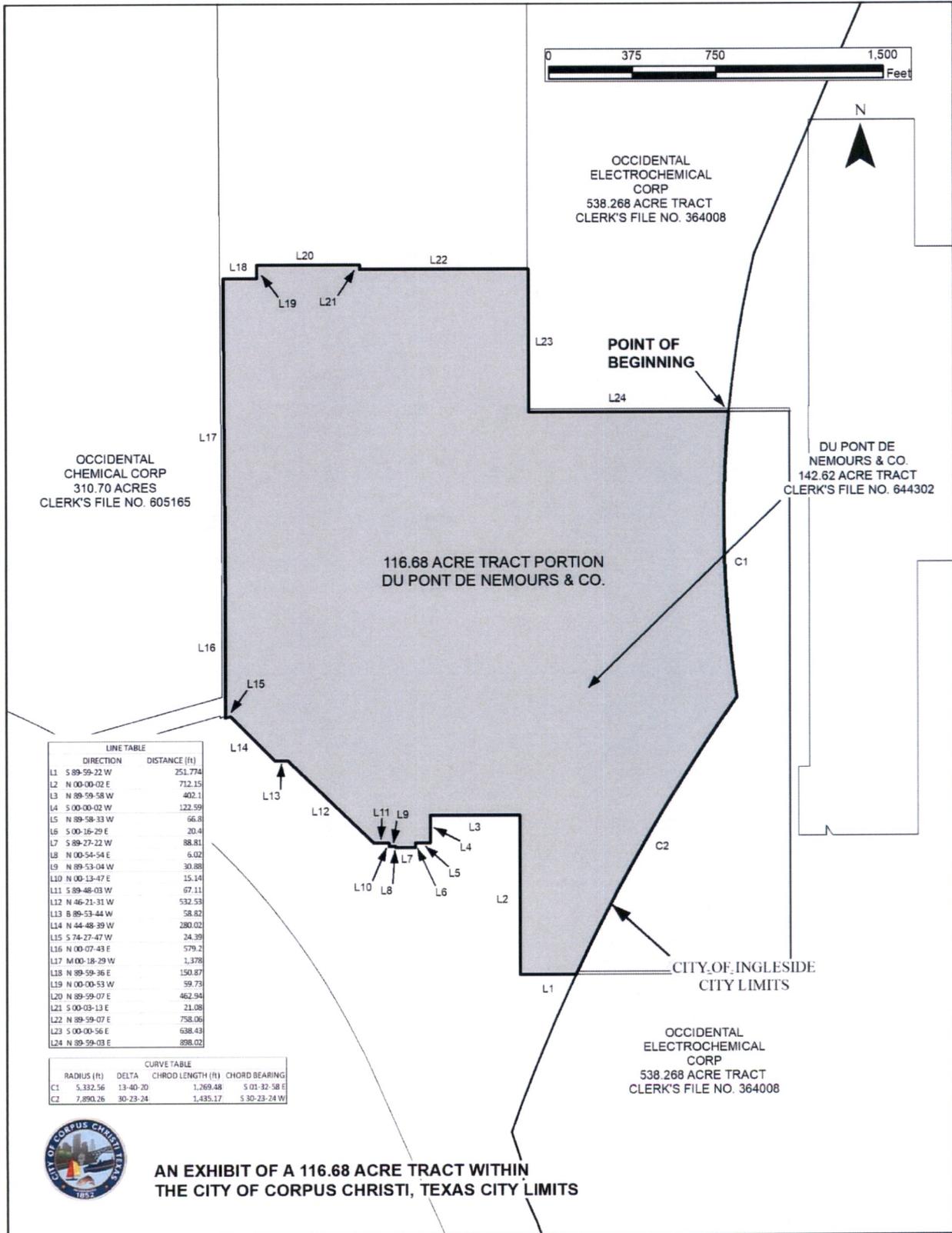
THENCE South 89-27-22 West, a distance of 88.81 feet to a corner of this tract;

THENCE North 00-54-54 East, a distance of 6.02 feet to a corner of this tract;

THENCE North 89-53-04 West, a distance of 30.88 feet to a corner of this tract;

THENCE North 00-13-47 East, a distance of 15.14 feet to a corner of this tract;
THENCE South 89-48-03 West, a distance of 67.11 feet to a corner of this tract;
THENCE North 46-21-31 West, a distance of 532.53 feet to a corner of this tract;
THENCE North 89-53-44 West, a distance of 58.82 feet to a corner of this tract;
THENCE North 44-48-39 West, a distance of 280.02 feet to a corner of this tract;
THENCE South 74-27-47 West, a distance of 24.39 feet to a corner of this tract;
THENCE North 00-07-43 East, a distance of 579.20 feet to a corner of this tract;
THENCE North 00-18-29 West, a distance of 1,378.00 feet to a corner of this tract;
THENCE North 89-59-36 East, a distance of 150.87 feet to a corner of this tract;
THENCE North 00-00-53 West, a distance of 59.73 feet to a corner of this tract;
THENCE North 89-59-07 East, a distance of 462.94 feet to a corner of this tract;
THENCE South 00-03-13 East, a distance of 21.08 feet to a corner of this tract;
THENCE North 89-59-07 East, a distance of 758.06 feet to a corner of this tract;
THENCE South 00-00-56 East, a distance of 638.46 feet to a corner of this tract;
THENCE North 89-59-03 East, a distance of 898.02 feet to the **POINT OF BEGINNING** and containing 116.68 acres of land, more or less.

EXHIBIT D



AN EXHIBIT OF A 116.68 ACRE TRACT WITHIN THE CITY OF CORPUS CHRISTI, TEXAS CITY LIMITS

