

**Ordinance abandoning and vacating a 100' long centerline portion of an unused wastewater utility easement totaling approximately 14,000 square feet at or near 622 N Water Street.**

**WHEREAS**, Shoreline Investments, Inc, (Owner) is requesting the closure, abandonment and vacating of 14,000 square feet of an existing utility easement out of Lot 5 and Lot 6, Water Block SIX (6), Bay Front Water Beach Portion; and

**WHEREAS**, it has been determined that it is advantageous to the City of Corpus Christi to abandon and vacate a 100' centerline portion of an existing utility easement, subject to compliance by the Owner with the conditions specified in the ordinance.

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

**SECTION 1.** Pursuant to Corpus Christi Code Sec. 49-13, a 14,000 square foot portion of existing utility easement as recorded in Volume 9, Page 38-41, Deed Records Nueces County, Texas and being out of Bay Front Water Beach Portion, Water Block SIX (6), Lots 5 and 6, located at the intersection of N Water Street and Starr Street, and as described and shown in **Exhibit A and B**, is abandoned and vacated by the City of Corpus Christi ("City"). "Exhibit A," which is a Metes and Bounds description and field notes, and "Exhibit B," which is the graphical representation of the legal description, are attached to and incorporated into this ordinance. The maintenance responsibilities for the vacated easement revert to the Owner of the property.

**SECTION 2.** The abandonment and vacation of the utility easement described in Section 1 of this ordinance is expressly conditioned upon the Owner's compliance with the following requirement:

- a. Upon approval by the City Council and issuance of the ordinance, all grants of easement closure and specified conditions must be recorded at the Owners' expense in the Official Deed and Map Records of Nueces County, Texas, in which the affected property is located, with a copy of the recording provided to the City.

Introduced and voted on the \_\_\_\_ day of \_\_\_\_\_, 2025.

PASSED and APPROVED on the \_\_\_\_ day of \_\_\_\_\_, 2025.

ATTEST:

\_\_\_\_\_  
Paulette Guajardo, Mayor

\_\_\_\_\_  
Rebecca Huerta, City Secretary



Project No. 250108  
January 30, 2025

**100' CENTERLINE**  
**SEWER EASEMENT**

**STATE OF TEXAS §**  
**COUNTY OF NUECES §**

**FIELDNOTES**, for a 100' Centerline Sewer Easement, being over and across Lot 5 and Lot 6, Water Block SIX (6), Bay Front Water Beach Portion, as shown by Plat recorded in Volume 9, Pages 38-41, of the Map Records of Nueces County, Texas, being the same Easement as described in a Deed from Magnolia Petroleum Company to the City of Corpus Christi, recorded in Volume 249, Page 174, of the Deed Records of Nueces County, Texas; said 100' Centerline Sewer Easement being more fully described by metes and bounds as follows:

**Commencing**, at the Southwest corner of the said Lot 5, on the East Right-of-Way of North Water Street;

**Thence**, South 89°43'39" East, with the South boundary of the said Lot 5, 112.00 Feet, to the **Point of Beginning** of this Centerline description, **from whence** the Southeast corner of the said Lot 5 bears, South 89°43'39" East, 38.00 Feet;

**Thence**, North 00°44'21" East, over and across the said Lot 5 and Lot 6, 100.00 Feet, to the South Right-of-Way of Starr Street and the North boundary of the said Lot 6, to the **Point of Terminus** of this Centerline description, **from whence** a Drill Hole Found for the Northeast corner of the said Lot 6 bears, South 89°43'39" East, 38.04 Feet, also **from whence** the Northwest corner of the said Lot 6 bears, Northwest 89°43'39" West, 112.00 Feet;

Grid bearings and distances herein are referenced to the Texas Coordinate System of 1983, Texas South Zone 4205, and are based on the North American Datum of 1983(2011) Epoch 2010.00.

Unless the fieldnote description, including preamble, seal and signature, appears in its entirety, in its original form, surveyor assumes no responsibility for its accuracy. Also reference accompanying sketch of Easement described herein.

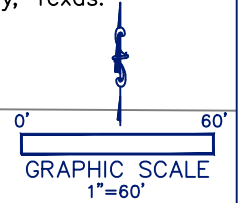
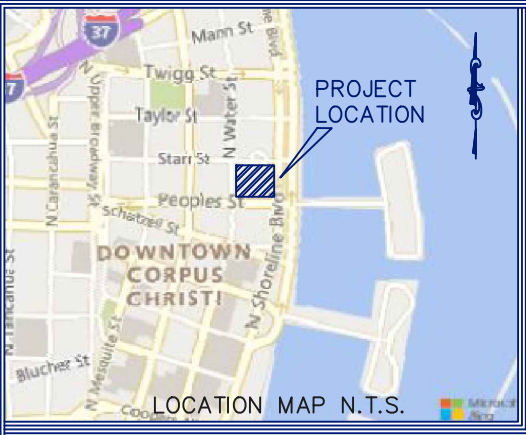


*James D. Carr*

James D. Carr, RPLS  
TX License No. 6458  
January 30, 2025

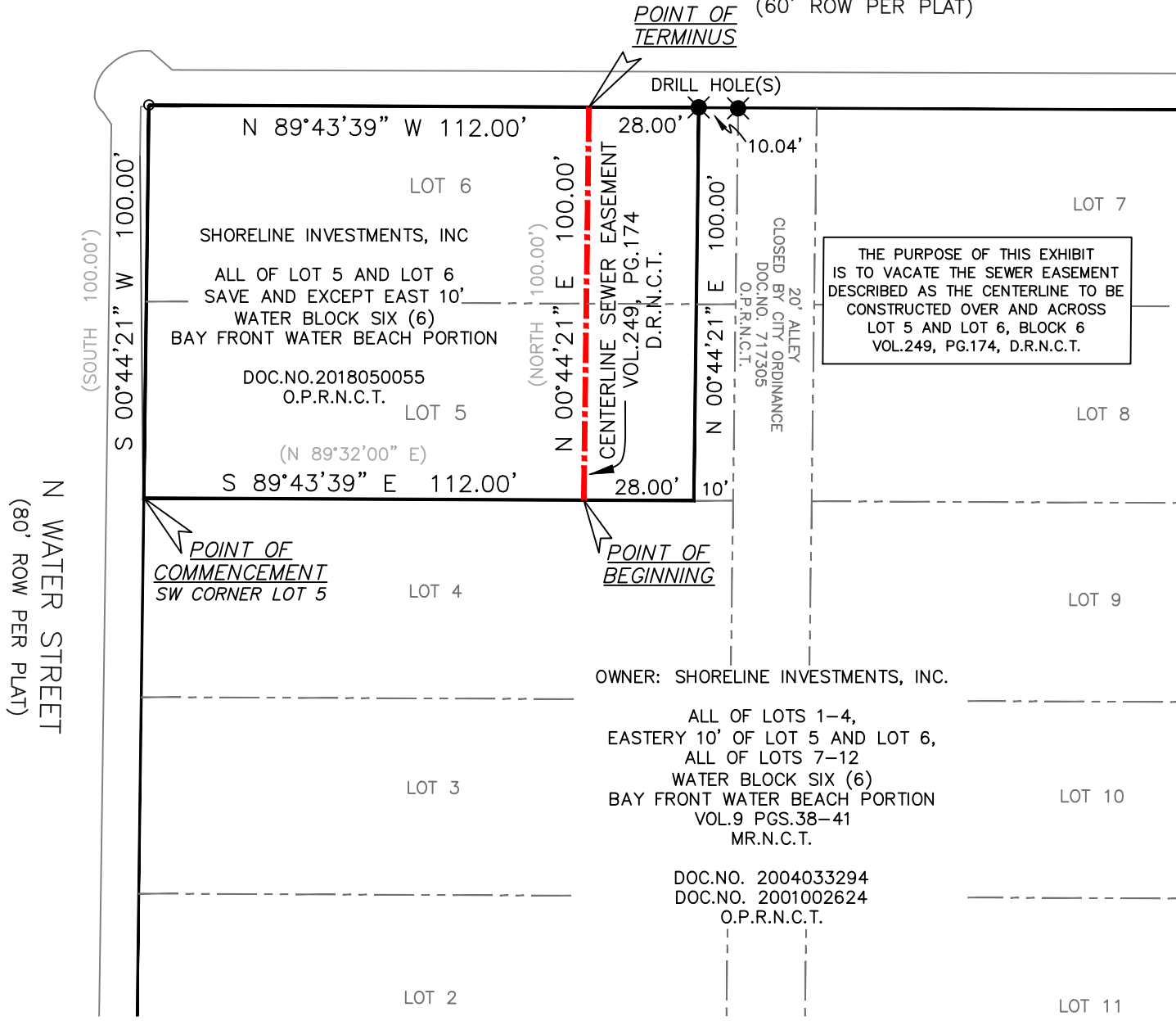
# Sketch to Accompany

FIELDNOTES, for a 100' Centerline Sewer Easement, being over and across Lot 5 and Lot 6, Water Block SIX (6), Bay Front Water Beach Portion, as shown by Plat recorded in Volume 9, Pages 38-41, of the Map Records of Nueces County, Texas, being the same 100' Centerline Sewer Easement as described in a Deed from Magnolia Petroleum Company to the City of Corpus Christi, recorded in Volume 249, Page 174, of the Deed Records of Nueces County, Texas.



COUNTY OF NUECES  
CITY OF CORPUS CHRISTI

STARR STREET  
(60' ROW PER PLAT)



### SURVEYOR'S NOTES:

- 1.) Grid bearings and distances hereon are referenced to the Texas Coordinate System of 1983, Texas South Zone 4205, and are based on the North American Datum of 1983(2011) Epoch 2010.00. (Deed/Plat Record Bearing/Distance)
- 2.) Some features shown on this Exhibit may be out of scale for clarity.

DRAWN BY: JDC | SCALE: 1"=60' | JOB NO: 250108 | DATE: 30JAN2025 | 1 of 1



**J.CARR**  
LAND SURVEYING

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