

**Resolution directing the City’s Planning Department to prepare a service plan for the annexation of properties in Industrial Districts No. 1, 2, and 4 in Nueces County that have not executed a new 15-year Industrial District Agreement effective January 1, 2025; and authorizing an Agricultural Development Agreement with owners of ag-exempt property within Industrial Districts No. 1, 2, and 4.**

**WHEREAS**, on or about September 17, 2013, the City Council authorized the execution of 10-year Industrial District Agreements with property owners within Industrial Districts No. 1 and 2, with a term from January 1, 2015, to December 31, 2024;

**WHEREAS**, on or about March 26, 2019, the City Council created Industrial District No. 4 and authorized the execution of 10-year Industrial District Agreements with property owners within Industrial District No. 4, with a term from January 1, 2015, to December 31, 2024;

WHEREAS,

**WHEREAS**, pursuant to the current Industrial District Agreements, if the Agreement is not extended or replaced with a similar agreement, on or before March 31, 2024, then the immunity from annexation terminates, and the effective date and time of annexation shall be no earlier than midnight of December 31, 2024;

**WHEREAS**, on or about September 3, 2024, the City Council authorized the execution of new 15-year Industrial District Agreements with property owners within Industrial Districts No. 1,2, and 4 with a term from January 1, 2025, to December 31, 2039;

**WHEREAS**, properties in Industrial Districts No. 1, 2, and 4 where the property owner has failed to execute the new industrial district agreement are subject to annexation per Texas Local Government Code §43.0116;

**WHEREAS**, Texas Local Government Code §43.065 requires the City Council to direct its planning department to prepare a service plan that provides for the extension of full municipal services to the areas to be annexed;

**WHEREAS**, Texas Local Government Code, Section 43.016 requires a municipality to offer each property owner in the annexation area with an agricultural or wildlife management or timber land exemption on their property a Development Agreement to be excluded from the municipal annexation; and

**WHEREAS**, the agreement provides that the property will not be annexed by the City of Corpus Christi so long as 1) the property continues to receive an agricultural exemption and 2) no action is taken by the Owner or his assigns to file a subdivision plat or any related development document regarding the property. If one or more of the above circumstances occur, the City is authorized to commence proceedings to annex all or some of the property,

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CORPUS CHRISTI, TEXAS, THAT:**

**SECTION 1.** The City Council directs the City’s Planning Department to prepare a service plan that provides for the extension of full municipal services to the properties in Industrial Districts No.1, 2, and 4, to be annexed where the property owner does not execute an Industrial District Agreement. Industrial District No. 1, 2, and 4 are as shown in **Exhibit A**, attached.

**SECTION 2.** The City Manager or designee is authorized to enter into a Development Agreement under Texas Local Government Codes §43.016 and §212.172 with the property owners within Industrial Districts No.1, 2, and 4.

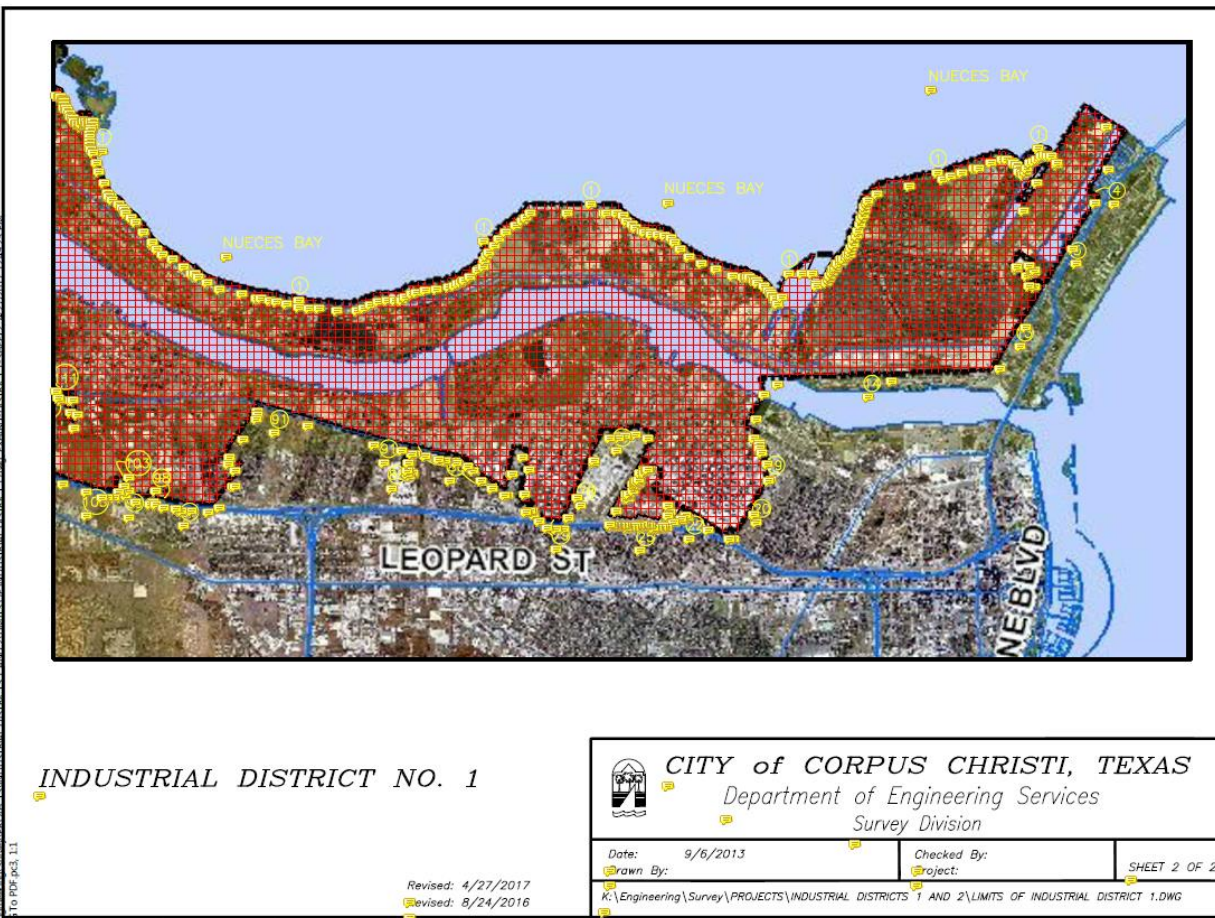
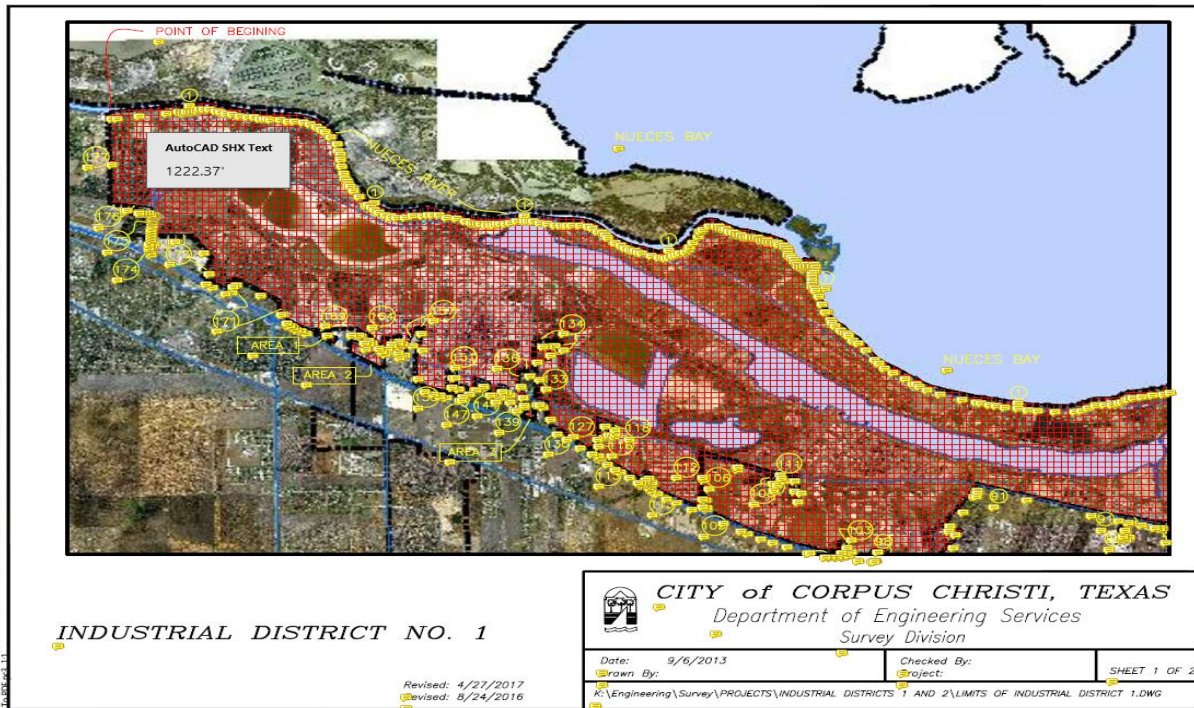
PASSED and APPROVED on the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

ATTEST:

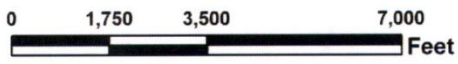
\_\_\_\_\_  
Paulette Guajardo, Mayor

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

# Exhibit A – Industrial Districts No. 1, 2, and 4



LINE	BEARING	DISTANCE
L1	N 0-30-56 W	8,785'
L2	N 89-24-30 E	5,144'
L3	N 9-27-6 E	5,958'
L4	S 56-34-14 E	21,757'
L5	S 1-16-47 E	645'
L6	S 88-28-39 W	18,100'



1 inch = 2,500 feet  
 DATE: MAY 9, 2019  
 DRAWN BY: A. OLT

