

Ordinance abandoning and vacating a 925-square foot portion of an existing 10-foot wide utility easement out of a part of Lot 32A, Block 16, Rancho Vista Subdivision Unit 8, located east of and at the dead-end of the Lands End Drive public street right-of-way; and requiring the owner, Yorktown Oso Joint Venture, to comply with the specified conditions.

WHEREAS, Yorktown Oso Joint Venture (Owner) is requesting the abandonment and vacation of a 925-square foot portion of an existing 10-foot wide utility easement out of a part of Lot 32A, Block 16, Rancho Vista Subdivision Unit 8;

WHEREAS, it has been determined that it is feasible and advantageous to the City of Corpus Christi to abandon and vacate a 925-square foot portion of an existing 10-foot wide utility easement, subject to compliance by the Owners with the conditions specified in this ordinance.

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

SECTION 1. Pursuant to the request of Yorktown Oso Joint Venture (“Owner”), a 925-square foot portion of an existing 10-foot wide utility easement out of a part of Lot 32A, Block 16, Rancho Vista Subdivision Unit 8, located east of and at the dead-end of the Lands End Drive public street right-of-way, as recorded in Volume 68, Pages 17-18, of the Official Deed and Map Records of Nueces County, Texas, is abandoned and vacated by the City of Corpus Christi (“City”), subject to the Owners’ compliance with the conditions specified in Section 2 of this ordinance. Exhibit “A,” which is a metes and bounds description of the subject portion, and Exhibit “B,” which is a field notes map, are attached to and incorporated in this ordinance by reference as if each were fully set out herein in their entirety.

SECTION 2. The abandonment and vacation of the utility easement described in Section 1 of this ordinance is expressly conditioned upon the Owners’ compliance with the following requirements:

- a. Owner must dedicate new utility easements of equal or greater value than the property being released by the City in this easement closure action, in accordance with City of Corpus Christi, Code of Ordinance Section 49-12, within 180 days of Council approval so that the requirement of paying fair market value for the property can be waived.
- b. 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.
- c. Prior to the approval of the building permit and the permitting of any construction on the affected property, the Owners must submit up-to-date surveys, abstracted for all easements and items of record, to the Director of Development Services, or his designee.

- d. Owners must comply with all specified conditions of the ordinance within 180 days of City Council approval.
- e. Failure to comply with all the conditions outlined in this Ordinance within the specified time frame will hereby make the Ordinance null and void.

The foregoing ordinance was read for the first time and passed to its second reading on this the _____ day of _____, 20____, by the following vote:

Nelda Martinez	_____	Chad Magill	_____
Carolyn Vaughn	_____	Colleen McIntyre	_____
Rudy Garza	_____	Lillian Riojas	_____
Lucy Rubio	_____	Mark Scott	_____
Brian Rosas	_____		

The foregoing ordinance was read for the second time and passed finally on this the _____ day of _____, 20____, by the following vote:

Nelda Martinez	_____	Chad Magill	_____
Carolyn Vaughn	_____	Colleen McIntyre	_____
Rudy Garza	_____	Lillian Riojas	_____
Lucy Rubio	_____	Mark Scott	_____
Brian Rosas	_____		

PASSED AND APPROVED this the _____ day of _____, 20____.

ATTEST:

Rebecca Huerta
City Secretary

Nelda Martinez
Mayor

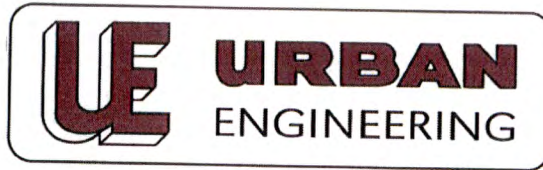


Exhibit A
0.021 Acres

STATE OF TEXAS
COUNTY OF NUECES

Fieldnotes, for a 0.021 Acre Tract, 10.00 foot wide utility easement closure (not based on an on-the-ground survey), more or less, out of Lot 32A, Block 16, Rancho Vista Unit 8, a map of which is recorded in Volume 68, Pages 17-18, Map Records of Nueces County, Texas; said 0.021 Acre Tract being more fully described by metes and bounds as follows:

Commencing, at a 5/8 inch iron rod, with red plastic cap stamped "URBAN ENGR C.C. TX" found, on the South Right-of-Way of Lands End Drive, a public roadway, the West corner of the said Lot 32A;

Thence, South 61°17'28" East, with the Southwest line of the said Lot 32A, 10.00 feet, to the Point of Beginning and the West corner of this tract;

Thence, North 28°42'32" East, 10.00 feet, for the North corner of this tract;

Thence, South 61°17'28" East, 92.50 feet, for the East corner of this tract;

Thence, South 28°42'32" West, 10.00 feet, to the Southwest line of the said Lot 32A and for the South corner of this tract;

Thence, North 61°17'28" West, with the Southwest line of the said Lot 32A, 92.50 feet, to the Point of Beginning, containing 0.021 acres (925 Square Feet) of land, more or less.

Bearings are based on GPS, NAD83, State Plane Coordinates, Texas South Zone 4205.

Unless this fieldnotes description, including preamble, seal and signature, appears in its entirety, in its original form, surveyor assumes no responsibility for its accuracy. This description was prepared from fieldwork performed in June of 2013 and does not represent a current on the ground survey.

Also reference accompanying sketch of tract described herein.

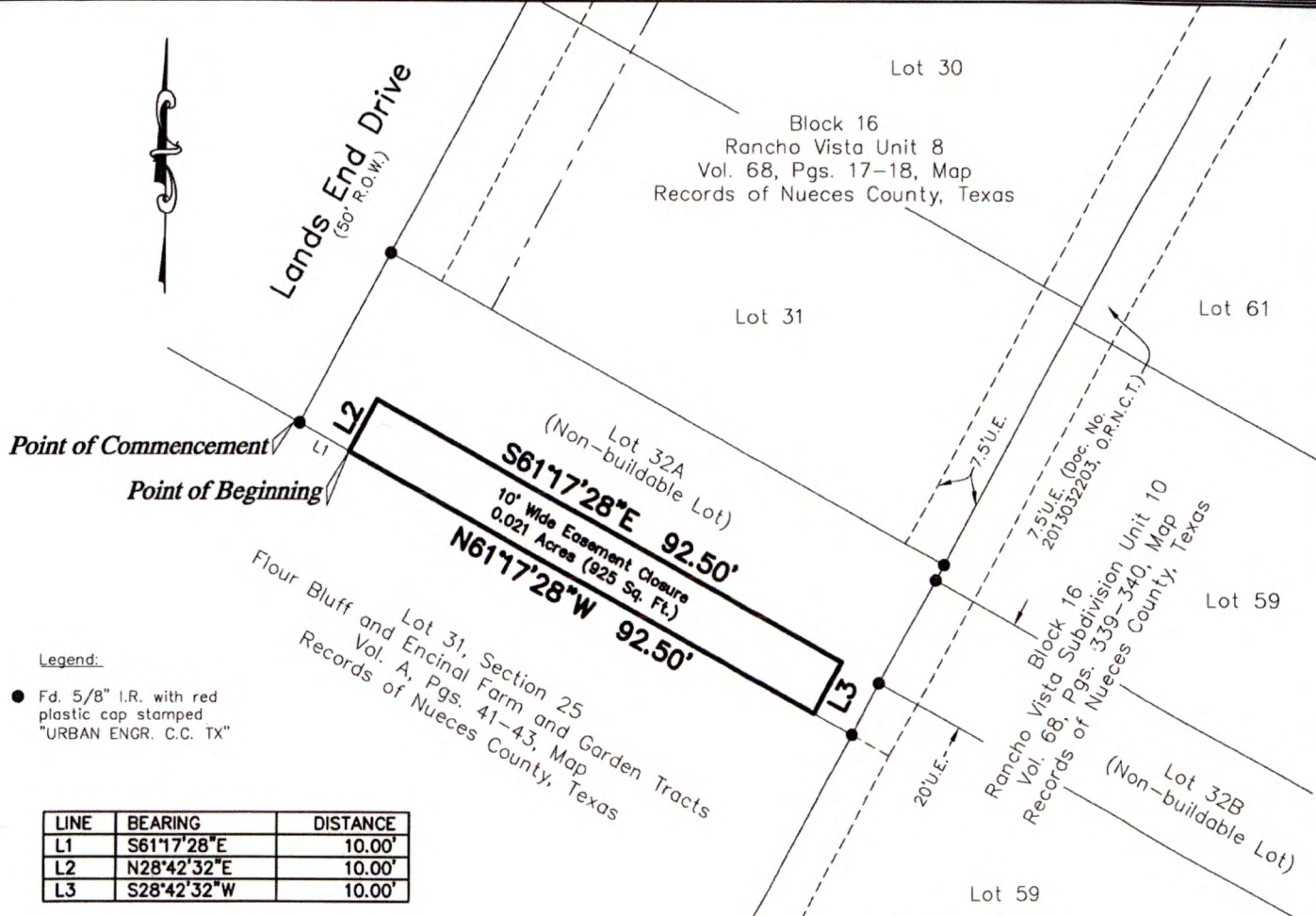
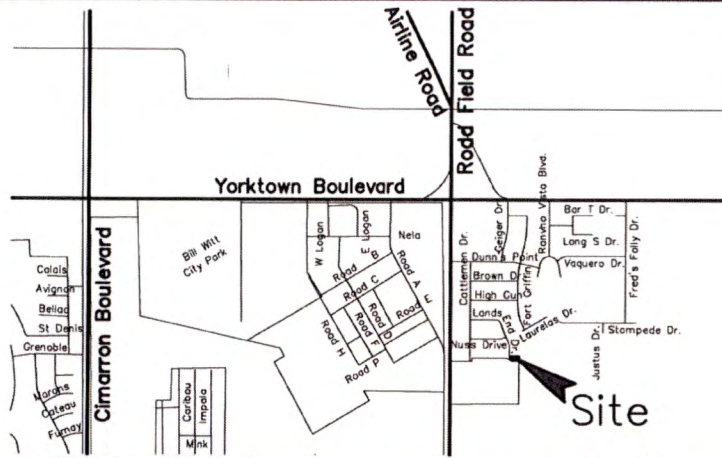


URBAN ENGINEERING

Dan L. Urban, R.P.L.S.
License No. 4710

Corpus Christi, Texas

Location Map N.T.S.

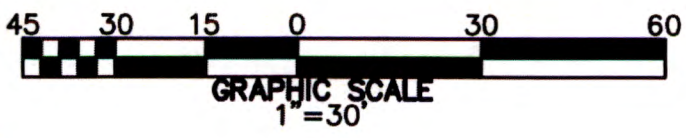


Point of Commencement
Point of Beginning

Legend:
● Fd. 5/8" I.R. with red plastic cap stamped "URBAN ENGR. C.C. TX"

LINE	BEARING	DISTANCE
L1	S61°17'28"E	10.00'
L2	N28°42'32"E	10.00'
L3	S28°42'32"W	10.00'

Exhibit B
Sketch to Accompany



FIELDNOTES for 0.021 Acres, 10.00 foot wide utility easement closure (not based on an on-the-ground survey), more or less, out of Lot 32A, Block 16, Rancho Vista Unit 8, a map of which is recorded in Volume 68, Pages 17-18, Map Records of Nueces County, Texas.

DATE: Dec. 10, 2014
SCALE: 1"=30'
JOB NO.: 39319.B4.07
SHEET: 1 of 1
DRAWN BY: RLG
urbansurvey1@urbaneng.com
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