

ORDINANCE NO. 20220901-100

AN ORDINANCE ANNEXING APPROXIMATELY 50.9 ACRES OF LAND OUT OF THE SANTIAGO DEL VALLE GRANT, LOCATED IN TRAVIS COUNTY, TEXAS, AND REFERRED TO AS THE “PILOT KNOB MUNICIPAL UTILITY DISTRICT NO. 4, TRACTS N, O, AND P” FOR THE LIMITED PURPOSES OF PLANNING AND ZONING IN ACCORDANCE WITH THE STRATEGIC PARTNERSHIP AGREEMENT BETWEEN THE CITY OF AUSTIN AND THE PILOT KNOB MUNICIPAL UTILITY DISTRICT NO. 4.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. The Council makes the following findings.

- (A) The City of Austin and the Pilot Knob Municipal Utility District No. 4 (“District”) entered into a Consent Agreement and Strategic Partnership Agreement (“Agreement”) specifying the terms for limited and full-purpose annexation of territory within the District.
- (B) Under the terms of the Agreement, additional land located within the defined Project Area may be added to the District and the City’s limited purpose jurisdiction when the developer acquires fee simple title to those tracts of land.
- (C) The City received documentation that the developer purchased the territory described in **Exhibit A**, referred to as the Pilot Knob Municipal Utility District No. 4, Tracts N, O, and P (collectively “Annexation Area”).
- (D) All procedural requirements imposed by state law and the Agreements for the limited purpose annexation of territory described in **Exhibit A** have been met.
- (E) The limited purpose annexation of this territory serves the interests of the current and future residents of the City of Austin.
- (F) This ordinance extends the City limits to include the Pilot Knob Municipal Utility District No. 4, Tracts N, O and P, in accordance with City Charter Article I, Section 7.

PART 2. As provided by the Agreements, the present boundary limits of the City are amended to include the territory described in **Exhibit A** for the limited purposes of

planning and zoning. The territory is within the extraterritorial jurisdiction of the City of Austin in Travis County, Texas.

PART 3. The City Council declares that its purpose is to annex to the City of Austin each part of the area described in **Exhibit A** as provided in this ordinance, whether any other part of the described area is effectively annexed to the City. If this ordinance is held invalid as to any part of the area annexed to the City of Austin, that invalidity does not affect the effectiveness of this ordinance as to the remainder of the area.

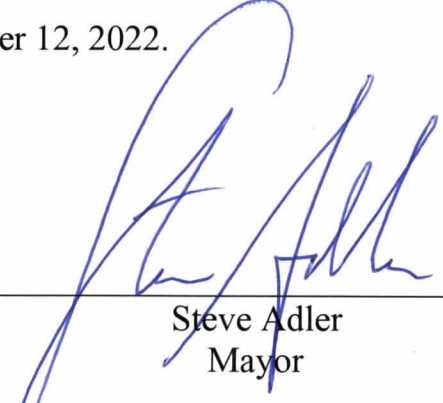
If any area or lands included within the description of the area set out in **Exhibit A** are: (1) presently part of and included within the general limits of the City of Austin; (2) presently part of and included within the limits of any other city, town, or village; or (3) are not within the jurisdiction or power of the City of Austin to annex, then that area is excluded and excepted from the area annexed under this ordinance.

PART 4. This ordinance takes effect on September 12, 2022.

PASSED AND APPROVED


_____, September 1, 2022

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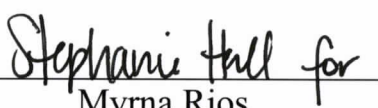
Steve Adler
Mayor

APPROVED:



Anne L. Morgan
City Attorney

ATTEST:



Myrna Rios
City Clerk

EXHIBIT A

C7L-2022-0001

Area to be annexed for
Limited Purposes.

(Approximately 50.908 Acres
out of the Santiago Del Valle
Grant, Abstract No. 24 in
Travis County, Texas)
(Unplatted Land)

LEGAL DESCRIPTION

LEGAL DESCRIPTION FOR THREE TRACTS OF LAND,
THE TRACT HEREINAFTER DESCRIBED AS TRACT N
CONTAINING APPROXIMATELY 2.756 ACRES OF LAND
OUT OF THE SANTIAGO DEL VALLE GRANT,
ABSTRACT NO. 24 IN TRAVIS COUNTY, TEXAS, THE
TRACT HEREINAFTER DESCRIBED AS TRACT O
CONTAINING APPROXIMATELY 18.774 ACRES OF
LAND OUT OF THE SANTIAGO DEL VALLE GRANT,
ABSTRACT NO. 24 IN TRAVIS COUNTY, TEXAS, AND
THE TRACT HEREINAFTER DESCRIBED AS TRACT P
CONTAINING APPROXIMATELY 29.378 ACRES OF
LAND OUT OF THE SANTIAGO DEL VALLE GRANT,
ABSTRACT NO. 24 IN TRAVIS COUNTY, TEXAS; OF
WHICH APPROXIMATELY 50.908 ACRES OF LAND ARE
TO BE MADE PART OF THE CITY OF AUSTIN, SAID
APPROXIMATELY 50.908 ACRES BEING MORE
PARTICULARLY DESCRIBED AS FOLLOWS:

TRACT N

BEING all of that called 2.756 acre tract of land conveyed to
Carma Easton LLC by General Warranty Deed recorded in Document
No. 2021196245 of the Official Public Records of Travis County,
Texas.

TRACT O

BEING all of that called 18.774 acre tract of land conveyed to
Carma Easton LLC by General Warranty Deed recorded in Document
No. 2021120256 of the Official Public Records of Travis County,
Texas.

TRACT P

BEING all of that called 29.378 acre tract of land conveyed to Carma Easton LLC by General Warranty Deed recorded in Document No. 2021229216 of the Official Public Records of Travis County, Texas.

"This document was prepared under 22 TAC 663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared".

LEGAL DESCRIPTION: Mary P. Hawkins
06-27-2022

Mary P. Hawkins 6/28/22

APPROVED: Mary P. Hawkins, RPLS No. 4433
Quality Management Division
Department of Public Works
City of Austin

REFERENCES

Austin Grid J-10, J-11, K-10, K-11
TCAD Map 3-4801