

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE DECLARING CERTAIN FINDINGS; PROVIDING FOR THE EXTENSION OF CERTAIN BOUNDARY LIMITS OF THE CITY OF FORT WORTH; PROVIDING FOR FULL-PURPOSE ANNEXATION OF A CERTAIN 69.2 ACRES (0.108 SQUARE MILES) OF LAND, MORE OR LESS, OUT OF THE ALBRIGHT, ALEXANDER F. SURVEY, ABSTRACT NO. 1849, TRACTS 13C, 13C02, 13C02A and 13C03, IN TARRANT COUNTY, TEXAS (CASE NO. AX-14-004) WHICH SAID TERRITORY LIES ADJACENT TO AND ADJOINS THE PRESENT CORPORATE BOUNDARY LIMITS OF FORT WORTH, TEXAS; PROVIDING THAT THIS ORDINANCE SHALL AMEND EVERY PRIOR ORDINANCE IN CONFLICT HEREWITH; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL PRIOR ORDINANCES NOT IN DIRECT CONFLICT; PROVIDING FOR SEVERABILITY; AND NAMING AN EFFECTIVE DATE.**

**WHEREAS**, the territory hereinafter described and proposed for annexation is less than one-half mile in width; and,

**WHEREAS**, a notice of the availability of the Service Plan and notice of the first and second hearings were published in a newspaper of general circulation in the City of Fort Worth and in the area proposed for annexation on October 31 and November 7, 2014 and the City made the plan available to the public in the City's Planning and Development Department and on the City's Internet website; and

**WHEREAS**, the City conducted two public hearings at which members of the public who wished to present testimony or evidence regarding the Regulatory Plan and Full-Purpose Annexation were given the opportunity to do so, in accordance with the procedural requirements of Section 43.124 of the Local Government Code on November 11, 2014 at 7:00 p.m., on November 18, 2014, at 10:00 a.m., at the City Council Chamber; and

**WHEREAS**, the City's population is in excess of 100,000 inhabitants; and

**WHEREAS**, the hereinafter described territory is in the City's exclusive extraterritorial jurisdiction and is adjacent to and adjoins the City; and

**WHEREAS**, the hereinafter described territory contains 69.2 acres (0.108 square miles) of land, more or less;

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FORT WORTH, TEXAS:**

being the southeast corner of that certain 237.528 acres annexed by The City of Fort Worth under Ordinance Number 8846;

**THENCE** North along the westerly line of said 77.635 acre tract, the easterly City Limit Line per said Ordinance Number 8846, at 339.69 feet passing the northeast corner of Lot 79, Block 14 of said Addition, and further 294.32 feet passing the most northeast corner of Lot 21, Block 18, Remington Point Phase II according to plat recorded in Cabinet A, Slide 6957 of the Plat Records of Tarrant County, Texas, continuing in all 1,861 feet to the southwest corner of that certain 6.015 acre tract of land conveyed to Tarrant County by deed recorded in Volume 3566, Page 135 of the Deed Records of Tarrant County, Texas, being the western most northwest corner of said Tract 1;

**THENCE EAST** along the common line between Tract 1 and said 6.015 acre tract, 400 feet to the southeast corner of said 6.015 acre tract, an interior ell corner of said Tract 1;

**THENCE NORTH** along the common line between said Tract 1 and said 6.015 acre tract, 655 feet to the south right-of-way line of said Longhorn Road, being the northeast corner of said 6.015 acre tract, the northern most northwest corner of said Tract 1;

**THENCE EAST** along the southerly right-of-way line of said road, 904.70 feet to the Place of Beginning and containing 69.2 acres of land.

## **SECTION 2.**

The above described territory is shown on Map Exhibit A attached hereto and expressly incorporated herein by reference for the purpose of depicting the location of the hereinabove described territory.

## **SECTION 3.**

That the above described territory hereby annexed shall be part of the City of Fort Worth, Texas, and the property so added hereby shall bear its pro rata part of the taxes levied by the City of Fort Worth, Texas, and the inhabitants thereof shall be entitled to all of the rights and privileges of all the citizens in accordance with the Service Plan and shall be bound by the acts, ordinances, resolutions and regulations of the City of Fort Worth, Texas.

## **SECTION 4.**

That the Service Plan attached hereto as Exhibit B was made available for inspection by and explanation to the inhabitants of the area to be annexed and is approved and incorporated into this ordinance for all purposes.

**SECTION 1.**

The following described land and territory lying adjacent to and adjoining the City of Fort Worth, Texas is hereby added to and annexed to the City of Fort Worth, Texas, for full purposes, and said territory hereinafter described shall hereafter be included within the boundary limits of the City of Fort Worth, Texas, and the present corporate boundary limits of said City, at the various points contiguous to the area hereinafter described, are altered and amended so as to include said area within the corporate limits of the City of Fort Worth, Texas, to-wit:

**BEING** All that certain lot, tract or parcel of land lying and situated in the A. Albright Survey, Abstract No. 1849, Tarrant County, Texas, being all of that certain tract described as Tract 1 in the deed to Northwest Pipe Company per deed recorded in Volume 15110, Page 328 of the Deed Records of Tarrant County, Texas, all of that certain tract of land conveyed to the City of Fort Worth according to the deed recorded in Volume 4779, Page 720 of the Deed Records of Tarrant County, Texas, and being a portion of that certain 77.635 acres conveyed to Tarrant County Water Control and Improvement District No. One per deed recorded in Volume 2866, Page 186 of the Deed Records of Tarrant County, Texas, and being more particularly described as follows:

**BEGINNING** in the south right-of-way line of Longhorn Rd. (called 80.0' right-of-way, formerly known as County Road No. 4001) at the northeast corner of said Tract 1, the northwest corner of that certain tract of land conveyed to SMB Holdings, LLP per deed recorded in Instrument Number D206205706 of the Deed Records of Tarrant County, Texas, being the southeast corner of that certain tract of land described as 2.396 acres in the Right-of-way Deed to Tarrant County, recorded in Volume 3566, Page 134 of the Deed Records of Tarrant County, Texas, and being the northwest corner of that certain 101.03 acres annexed by The City of Fort Worth under Ordinance Number 6118;

**THENCE SOUTH** along the westerly line of said City limit line per said Ordinance No. 6118, at 825.66 feet passing the northwest corner of Lot 1, Block 1, Longhorn Addition according to the plat recorded in Instrument Number D210114281 of the Deed Records of Tarrant County, Texas, and further 916.83 feet passing the southwest corner of said Addition, the northwest corner of that certain tract of land conveyed to Hartman-RPC, LLP according to the deed recorded at Instrument Number D208207491 of the Deed Records of Tarrant County, Texas, continuing in all 2,508 feet to the southeast corner of said 77.635 acre tract, being the southwest corner of said Hartman tract and lying on the northerly right-of-way line of a called 75.0' easement to Texas Electric Service Company according to the deed recorded in Volume 2037, Page 277 of the Deed Records of Tarrant County, Texas, and being the southwest corner of said tract annexed by the City of Fort Worth under Ordinance Number 6118;

**THENCE** along the common line between said easement and said 77.635 acre tract, South 89 degrees 41 minutes West 1,304.70 feet to the southwest corner of said 77.635 acre tract, being the southeast corner of the Remington Point Addition according to plat recorded in Cabinet A, Slide 8393 of the Plat Records of Tarrant County, Texas, and

**SECTION 5.**

This ordinance amends every prior ordinance in conflict herewith, but as to all other ordinances or sections of ordinances not in direct conflict, this ordinance shall be, and the same is hereby made cumulative.

**SECTION 6.**

It is hereby declared to be the intent of the City Council that the sections, paragraphs, sentences, clauses and phrases of this ordinance are severable, and if any phrase, clause, sentence, paragraph or section of this ordinance shall be declared unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this ordinance, since the same would have been enacted by the City Council without the incorporation in this ordinance of any unconstitutional phrase, clause, sentence, paragraph or section.

**SECTION 7.**

The City Council hereby declares it to be its purpose to annex to the City of Fort Worth every part of the area described in Section 1 of this ordinance, regardless of whether any part of such described area is hereby not effectively annexed to the City. Should this ordinance for any reason be ineffective as to any part or parts of the area hereby annexed to the City of Fort Worth for full purposes, the ineffectiveness of this ordinance as to any such part or parts shall not affect the effectiveness of this ordinance as to the remainder of such area.

**SECTION 8.**

This ordinance shall take effect upon adoption.

APPROVED AS TO FORM AND LEGALITY:

\_\_\_\_\_  
Melinda Ramos,  
Assistant City Attorney

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Mary Kayser,  
City Secretary

ADOPTED AND EFFECTIVE: \_\_\_\_\_