

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF KYLE, TEXAS, DISANNEXING APPROXIMATELY 242.2 ACRES OF LAND LOCATED IN THE CITY OF KYLE, HAYS COUNTY, TEXAS AND TO REMOVE SUCH PROPERTIES, AS SHOWN IN THE ATTACHED EXHIBITS, FROM THE CORPORATE LIMITS OF THE CITY OF KYLE; MAKING FINDINGS OF FACT; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE; AND PROVIDING FOR OPEN MEETINGS AND OTHER RELATED MATTERS.

WHEREAS, the City of Kyle, Texas, (herein the "City") is a home rule municipality authorized by Chapter 43 of the Texas Local Government Code and Section 2.01 of the City Charter to disannex territory within its current boundary; and

WHEREAS, the property owners (herein the "Petitioners"), being the owners of approximately 242.2 acres of land located within Hays County, Texas have petitioned the City for disannexation of said tracts; and

WHEREAS, the property petitioned to be disannexed is currently within the present city limits; and

WHEREAS, a public hearing was conducted prior to consideration of this Ordinance; and

WHEREAS, the City Council heard and has decided to grant the owner's request that the City remove said properties from the City's jurisdiction; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF KYLE, TEXAS:

SECTION 1. That all of the above premises and findings of fact are found to be true and correct and are incorporated into the body of this Ordinance as if copied in their entirety.

SECTION 2. That the following described properties (hereinafter referred to as the "Disannexed Property"), are hereby removed from the corporate limits of the City of Kyle: All those certain tracts or parcels being approximately 242.2 acres of land, located in Hays County, Texas, and being more particularly described in Exhibit "A" and shown in Exhibit "B", attached hereto and incorporated herein for all purposes.

SECTION 3. That the official map and boundaries of the City, heretofore adopted and amended, be hereby amended so as to not include the Disannexed Properties as part of the City but to properly reflect the property in the City's extraterritorial jurisdiction.

SECTION 4. That if any provision of this Ordinance or the application of any provision to any person or circumstance is held invalid, the invalidity shall not affect other provisions or

applications of the Ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this Ordinance are declared to be severable.

SECTION 5. That this Ordinance shall take effect immediately from and after its passage in accordance with the provisions of the *Tex. Loc. Gov't. Code.*

SECTION 6. That it is hereby officially found and determined that the meeting at which this Ordinance is passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, *Chapter 551, Tex. Gov't. Code.*

PASSED AND APPROVED on First Reading the ___ day of _____, 2017.

FINALLY PASSED AND APPROVED on Second Reading this ___ day of _____, 2017.

ATTEST:

CITY OF KYLE, TEXAS

Jennifer Vetrano, City Secretary

R. Todd Webster, Mayor

EXHIBIT "A"

Property Descriptions of areas to be removed from the City of Kyle's corporate limits

COORDINATES AND BASIS OF BEARINGS: ALL COORDNATES AND BEARINGS FOR THESE DESCRIPTIONS ARE BASED ON THE TEXAS COORDINATE SYSTEM, NAD83, SOUTH CENTRAL ZONE.

Metes & Bounds for Tract 1

Beginning at a point whose Northing is 13916665.52 and whose Easting is 2317882.658;
Thence a line bearing S40°21'31"W a distance of 1003.81 feet;
Thence a line bearing N46°31'30"W a distance of 5183.293 feet;
Thence a line bearing N43°28'30"E a distance of 994.835 feet;
Thence a line bearing S46°21'03"E a distance of 699.163 feet;
Thence a line bearing S46°29'25"E a distance of 578.631 feet;
Thence a line bearing S46°13'10"E a distance of 408.711 feet;
Thence a line bearing S47°03'10"E a distance of 405.151 feet;
Thence a line bearing S47°52'44"E a distance of 296.194 feet;
Thence a line bearing S47°19'33"E a distance of 499.57 feet;
Thence a line bearing S46°53'37"E a distance of 359.907 feet;
Thence a line bearing S46°17'05"E a distance of 1881.575 feet to the point of beginning, containing a total of approximately 118.4 acres.

Metes & Bounds for FM 150 ROW

Beginning at a point whose Northing is 13916931.236 and whose Easting is 2311539.602;
Thence a line bearing S80°58'00"E distance of 9.8 feet;
Thence a line bearing S09°01'56"W a distance of 80.0 feet;
Thence along a curve to the left with radius 50.0 feet, a delta angle of 88°11'51" and whose long chord bears S54°56'12"W;
Thence along a curve to the right with radius 1000 feet, a delta angle of 17°59'23" and whose long chord bears S19°50'11"W;
Thence a line bearing S28°49'53"W a distance of 684.2 feet;
Thence along a curve to the left with radius 1975 feet, a delta angle of 16°13'13" and whose long chord bears S20°43'16"W;
Thence a line bearing S12°36'39"W a distance of 834.1 feet;
Thence along a curve to the right with radius 2275 feet, a delta angle of 09°23'14" and whose long chord bears S17°18'16"W;
Thence a line bearing S21°59'53"W a distance of 506.7 feet;
Thence along a curve to the left with radius 950 feet, a delta angle of 33°51'35" and whose long chord bears S05°04'05"W;

Thence along a curve to the left with radius 50 feet, a delta angle of $88^{\circ}03'17''$ and whose long chord bears $S55^{\circ}53'24''E$;
Thence a line bearing $N80^{\circ}04'55''E$ a distance of 24.5 feet;
Thence a line bearing $S09^{\circ}55'05''E$ a distance of 80.0 feet;
Thence along a curve to the left with radius 50 feet, a delta angle of $103^{\circ}32'02''$ and whose long chord bears $S28^{\circ}19'05''W$;
Thence along a curve to the left with radius 1110.0 feet, a delta angle of $36^{\circ}29'43''$ and whose long chord bears $S43^{\circ}34'28''E$
Thence a line bearing $S67^{\circ}37'13''E$ a distance of 540.357 feet;
Thence a line bearing $S61^{\circ}37'51''W$ a distance of 318.712 feet;
Thence a line bearing $N85^{\circ}16'11''W$ a distance of 405.373 feet;
Thence along a curve to the right with radius 1000 feet, a delta angle of $70^{\circ}24'37''$ and whose long chord bears $N50^{\circ}02'25''W$;
Thence along a curve to the left with radius 50 feet, a delta angle of $85^{\circ}04'45''$ and whose long chord bears $N57^{\circ}22'36''W$;
Thence a line bearing $N09^{\circ}55'05''W$ a distance of 80.0 feet;
Thence along a curve to the left with radius 50 feet, a delta angle of $85^{\circ}04'46''$ and whose long chord bears $N37^{\circ}32'25''E$;
Thence along a curve to the right with radius 1000 feet, a delta angle of $25^{\circ}39'45''$ and whose long chord bears $N07^{\circ}49'48''E$;
Thence a line bearing $N20^{\circ}39'41''E$ a distance of 502.5 feet;
Thence along a curve to the left with radius 1975 feet, a delta angle of $15^{\circ}30'44''$ and whose long chord bears $N12^{\circ}54'19''E$;
Thence a line bearing $N05^{\circ}08'57''E$ a distance of 580.3 feet;
Thence along a curve to the right with radius 1450 feet, a delta angle of $41^{\circ}40'20''$ and whose long chord bears $N25^{\circ}59'07''E$;
Thence a line bearing $N46^{\circ}49'17''E$ a distance of 510.2 feet;
Thence along a curve to the left with radius 950 feet, a delta angle of $32^{\circ}03'01''$ and whose long chord bears $N30^{\circ}47'47''E$;
Thence along a curve to the left with radius 50.066 feet, a delta angle of $95^{\circ}41'28''$ and whose long chord bears $N33^{\circ}04'33''W$;
Thence a line bearing $N09^{\circ}01'56''E$ a distance of 80.0 feet;
Thence along a curve to the left with radius 50 feet, a delta angle of $95^{\circ}44'09''$ and whose long chord bears $N51^{\circ}09'44''E$;
Thence along a curve to the left with radius 950 feet, a delta angle of $32^{\circ}18'36''$ and whose long chord bears $N12^{\circ}51'44''W$;
Thence a line bearing $N29^{\circ}01'02''W$ a distance of 3603.3 feet;
Thence a line bearing $N58^{\circ}48'00''E$ a distance of 150.1 feet;
Thence a line bearing $S29^{\circ}01'02''E$ a distance of 3759.5 feet;
Thence along a curve to the right with radius 1000 feet, a delta angle of $30^{\circ}00'37''$ and whose long chord bears $S14^{\circ}00'44''E$;
Thence along a curve to the left with radius 50 feet, a delta angle of $81^{\circ}57'39''$ and whose long chord bears $S39^{\circ}59'16''E$ to the point of beginning, containing a total of approximately 75.5 acres.

Metes & Bounds for Loop Road East

Beginning at a point whose Northing is 13916850.72 and whose Easting is 2311536.71;
Thence a line bearing N 09°01'55.4" E a distance of 80.0 feet;
Thence a line bearing S 80°58'04.6" E a distance of 286.1 feet;
thence along a curve to the LEFT, having a radius of 710 feet, a delta angle of 25° 00' 30.89",
and whose long chord bears N 86°31'39.954" E a distance of 307.45 feet;
Thence a line bearing N 74°01'24.507" E a distance of 527.0 feet;
thence along a curve to the RIGHT, having a radius of 1040 feet, a delta angle of 29° 53' 46.19",
and whose long chord bears N 88°58'17.600" E a distance of 536.52 feet;
Thence a line bearing S 76°04'49.307" E a distance of 535.2 feet;
thence along a curve to the LEFT, having a radius of 635 feet, a delta angle of 51 ° 02' 30.44",
and whose long chord bears N 78°23'55.473" E a distance of 547.17 feet;
Thence a line bearing N 52°52'40.253" E a distance of 926.9 feet;
thence along a curve to the RIGHT, having a radius of 815 feet, a delta angle of 142° 32' 43 .23",
and whose long chord bears S 55°50'58.131" E a distance of 1543.70 feet;
Thence a line bearing S 15°25'23.486" W a distance of 477.2 feet;
thence along a curve to the LEFT, having a radius of 1960 feet, a delta angle of 28° 52' 56.13",
and whose long chord bears S 00°58'55.418" W a distance of 977.59 feet;
Thence a line bearing S 13°27'32.649" E a distance of 795.0 feet;
thence along a curve to the LEFT, having a radius of 50 feet, a delta angle of 93° 06' 28.52", and
whose long chord bears S 60°00'46.908" E a distance of 72.60 feet;
thence along a curve to the LEFT, having a radius of 1710 feet, a delta angle of 33° 36' 42.01 ",
and whose long chord bears N 56°37'37.828" E a distance of 988.82 feet;
Thence a line bearing N 39°49'16.823" E a distance of 845.3 feet;
Thence a line bearing S 50°10'43.177" E a distance of 80.0 feet;
Thence a line bearing S 39°49'16.823" W a distance of 845.3 feet;
thence along a curve to the RIGHT, having a radius of 1790 feet, a delta angle of 74° 25' 21.87",
and whose long chord bears S 77°01'57.760" W a distance of 2165.03 feet;
Thence a line bearing N 65°45'21.304" W a distance of 1095.9 feet;
thence along a curve to the LEFT, having a radius of 1210 feet, a delta angle of 81° 20' 23.73 ",
and whose long chord bears S 73°34'26.832" W a distance of 1577.12 feet;
Thence a line bearing S 32°54'14.969" W a distance of 802.7 feet;
thence along a curve to the RIGHT, having a radius of 1290 feet, a delta angle of 47° 10' 39.71 ",
and whose long chord bears S 56°29'34.823" W a distance of 1032.44 feet;
Thence a line bearing S 80°04'54.677" W a distance of 930.1 feet;
Thence a line bearing N 09°55'5.323" W a distance of 80.0 feet;
Thence a line bearing N 80°04'54.677" E a distance of 930.1 feet;
thence along a curve to the LEFT, having a radius of 1210 feet, a delta angle of 47° 10' 39.71",
and whose long chord bears N 56°29'34.823" E a distance of 968.41 feet;
Thence a line bearing N 32°54'14.969" E a distance of 802.7 feet;
thence along a curve to the RIGHT, having a radius of 1290 feet, a delta angle of 81° 20' 23.73",
and whose long chord bears N 73°34'26.832" E a distance of 1681.39 feet;
Thence a line bearing S 65°45'21.304" E a distance of 1095.9 feet;
thence along a curve to the LEFT, having a radius of 1710 feet, a delta angle of 34° 35' 42.83 ",

and whose long chord bears S 83°03'12.718" E a distance of 1016.89 feet;
thence along a curve to the LEFT, having a radius of 50 feet, a delta angle of 93 ° 06' 28.52", and
whose long chord bears N 33°05'41.610" E a distance of 72.60 feet;
Thence a line bearing N 13°27'32.649" W a distance of 795.0 feet;
thence along a curve to the RIGHT, having a radius of 2040 feet, a delta angle of 28° 52' 56.13",
and whose long chord bears N 00°58'55.418" E a distance of 1017.49 feet;
Thence a line bearing N 15°25'23.486 E a distance of 477.2 feet;
thence along a curve to the LEFT, having a radius of 735 feet, a delta angle of 142° 32' 43.23",
and whose long chord bears N 55°50'58.131" W a distance of 1392.17 feet;
Thence a line bearing S 52°52'40.253" W a distance of 926.9 feet;
thence along a curve to the RIGHT, having a radius of 715 feet, a delta angle of 51 ° 02' 30.44",
and whose long chord bears S 78°23'55.473" W a distance of 616.10 feet;
Thence a line bearing N 76°04'49.307" W a distance of 535.2 feet;
thence along a curve to the LEFT, having a radius of 960 feet, a delta angle of 29° 53' 46.19",
and whose long chord bears S 88°58'17.600" W a distance of 495.25 feet;
Thence a line bearing S 74°01'24.507" W a distance of 527.0 feet;
thence along a curve to the RIGHT, having a radius of 790 feet, a delta angle of 25° 00' 30.89",
and whose long chord bears S 86°31'39.954" W a distance of 342.09 feet;
Thence a line bearing N 80°58'04.600" W a distance of 286.1 feet to the point of beginning,
containing a total of approximately 30.8 acres.

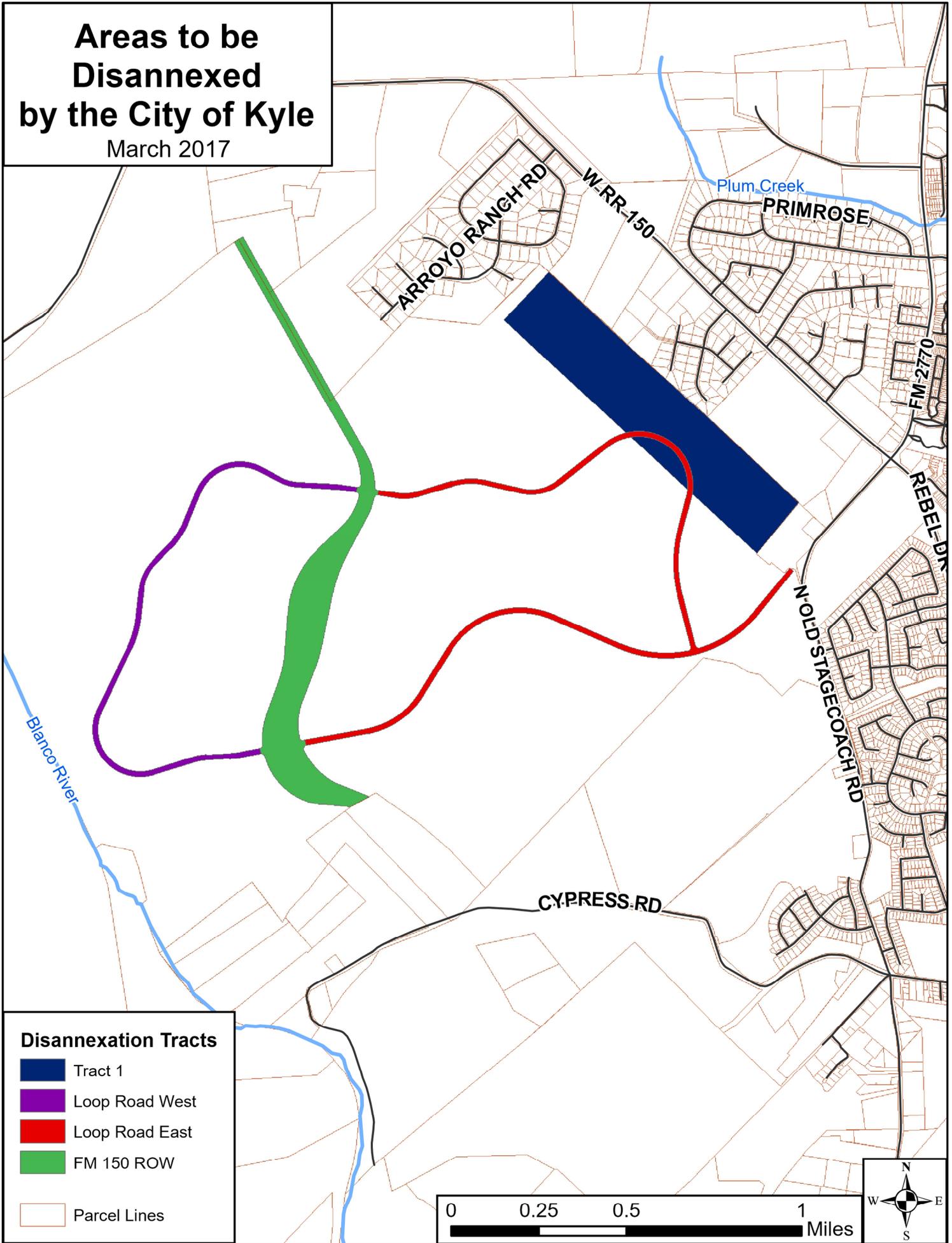
Metes & Bounds for Loop Road West

Beginning at a point whose Northing is 13916980.82 and whose Easting is 2311227.84;
Thence a line bearing S 09°01'55.400" W a distance of 80.0 feet;
Thence a line bearing N 80°58'04.600" W a distance of 190.4 feet;
thence along a curve to the LEFT, having a radius of 1460 feet, a delta angle of 05° 05' 40.47",
and whose long chord bears N 83°30'54.833" W a distance of 129.78 feet;
Thence a line bearing N 86°03'45.067" W a distance of 575.0 feet;
thence along a curve to the RIGHT, having a radius of 675 feet, a delta angle of 25° 24' 23.19",
and whose long chord bears N 73°21'33.473" W a distance of 296.87 feet;
Thence a line bearing N 60°39'21.879" W a distance of 312.6 feet;
thence along a curve to the LEFT, having a radius of 635 feet, a delta angle of 96° 09' 05.05",
and whose long chord bears S 71°16'05.597" W a distance of 944.92 feet;
Thence a line bearing S 23°11'33.072" W a distance of 478.5 feet;
thence along a curve to the RIGHT, having a radius of 1290 feet, a delta angle of 22° 00' 08.39",
and whose long chord bears S 34°11'37.265" W a distance of 492.34 feet;
Thence a line bearing S 45°11'41.459" W a distance of 317.3 feet;
thence along a curve to the LEFT, having a radius of 635 feet, a delta angle of 38° 18' 34.75",
and whose long chord bears S 26°02'24.082" W a distance of 416.71 feet;
Thence a line bearing S 06°53'06.705" W a distance of 413.8 feet;
thence along a curve to the RIGHT, having a radius of 1540 feet, a delta angle of 19° 18' 46.98",

and whose long chord bears S 16°32'30.195" W a distance of 516.64 feet;
Thence a line bearing S 26°11'53.685" W a distance of 1033.6 feet;
thence along a curve to the LEFT, having a radius of 635 feet, a delta angle of 132° 47' 08.05",
and whose long chord bears S 40°11'40.341" E a distance of 1163.72 feet;
Thence a line bearing N 73°24'45.633" E a distance of 606.5 feet;
thence along a curve to the RIGHT, having a radius of 1000 feet, a delta angle of 14° 00' 27.23",
and whose long chord bears N 80°24'59.247" E a distance of 243.87 feet;
Thence a line bearing N 87°25'12.861" E a distance of 323.9 feet;
thence along a curve to the LEFT, having a radius of 1460 feet, a delta angle of 07° 20' 18.18",
and whose long chord bears N 83°45'03.769" E a distance of 186.87 feet;
Thence a line bearing N 80°04'54.677" E a distance of 288.7 feet;
Thence a line bearing S 09°55'05.323" E a distance of 80.0 feet;
Thence a line bearing S 80°04'54.677" W a distance of 288.7 feet;
thence along a curve to the RIGHT, having a radius of 1540 feet, a delta angle of 07° 20' 18.18",
and whose long chord bears S 83°45'03.769" W a distance of 197.11 feet;
Thence a line bearing S 87°25'12.861" W a distance of 314.1 feet;
thence along a curve to the LEFT, having a radius of 1000 feet, a delta angle of 14° 00' 27.23",
and whose long chord bears S 80°24'59.247" W a distance of 243.87 feet;
Thence a line bearing S 73°24'45.633" W a distance of 596.6 feet;
thence along a curve to the RIGHT, having a radius of 715 feet, a delta angle of 40° 50' 30.98",
and whose long chord bears N 86°09'58.878" W a distance of 498.95 feet;
thence along a curve to the RIGHT, having a radius of 715 feet, a delta angle of 91° 56' 37.07",
and whose long chord bears N 19°46'24.852" W a distance of 1028.17 feet;
Thence a line bearing N 26°11'53.685" E a distance of 1033.6 feet;
thence along a curve to the LEFT, having a radius of 1460 feet, a delta angle of 19° 18' 46.98",
and whose long chord bears N 16°32'30.195" E a distance of 489.80 feet;
Thence a line bearing N 06°53'6.705" E a distance of 413.8 feet;
thence along a curve to the RIGHT, having a radius of 715 feet, a delta angle of 38° 18' 34.75",
and whose long chord bears N 26°02'24.082" E a distance of 469.21 feet;
Thence a line bearing N 45°11'41.459" E a distance of 150.4 feet;
Thence a line bearing N 45°11'41.459" E a distance of 167.0 feet;
thence along a curve to the LEFT, having a radius of 1210 feet, a delta angle of 22° 00' 08.39",
and whose long chord bears N 34°11'37.265" E a distance of 461.81 feet;
Thence a line bearing N 23°11'33.072" E a distance of 478.5 feet;
thence along a curve to the RIGHT, having a radius of 715 feet, a delta angle of 96° 09' 05.05",
and whose long chord bears N 71°16'05.597" E a distance of 1063.96 feet;
Thence a line bearing S 60°39'21.879" E a distance of 294.6 feet;
thence along a curve to the LEFT, having a radius of 675 feet, a delta angle of 25° 24' 23.19",
and whose long chord bears S 73°21'33.473" E a distance of 296.87 feet;
Thence a line bearing S 86°03'45.067" E a distance of 557.0 feet;
thence along a curve to the RIGHT, having a radius of 1540 feet, a delta angle of 05° 05' 40.47",
and whose long chord bears S 83°30'54.833" E a distance of 136.89 feet;
Thence a line bearing S 80°58'04.600" E a distance of 190.4 feet to the point of beginning,
containing a total of approximately 17.5 acres.

Areas to be Disannexed by the City of Kyle

March 2017



Disannexation Tracts

- Tract 1
- Loop Road West
- Loop Road East
- FM 150 ROW

Parcel Lines

