

CITY OF LAREDO

SPECIAL CITY COUNCIL MEETING

A-2015-SC-04
CITY COUNCIL CHAMBERS
1110 HOUSTON STREET
LAREDO, TEXAS 78040
APRIL 27, 2015
12:00 NOON



DISABILITY ACCESS STATEMENT



Persons with disabilities who plan to attend this meeting and who may need auxiliary aid or services are requested to contact Gustavo Guevara, City Secretary at (956) 791-7308 at least two working days prior to the meeting so that appropriate arrangements can be made. The accessible entrance and accessible parking spaces are located at City Hall, 1100 Victoria Ave.

Out of consideration for all attendees of the City Council meetings, please turn off all cellular phones and pagers, or place on inaudible signal. Thank you for your consideration.

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

IV. PUBLIC HEARINGS

1. **Second public hearing** on the voluntary annexation of the Majestic Realty Tract (Tract 1) being 1,992.92 acres, more or less, located east of Unitec Industrial Park.
2. **Second public hearing** on the voluntary annexation of the 4V Holdings Tract (Tract 2) being 83.4979 acres, more or less, located east of Cuatro Vientos Road and south of Wormser Road.
3. **Second public hearing** on the voluntary annexation of the Union Pacific Tract (Tract 4) being 29.435 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard.

4. **Second public hearing** on the voluntary annexation of the Killam Ranch Properties Ltd., Port Drive R.O. W. Extension Tract (Tract 5) being 7.753 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard.
5. **Second public hearing** on the voluntary annexation of the Laredo Town Center Tract (Tract 6) being 9.457 acres, more or less, located east of Loop 20 (Bob Bullock Loop) and north of El Ranchito Road (RR 6078A).

V. STAFF REPORT

6. Discussion with possible action regarding Ordinance No. 2014-O-064, the "Plastic Bag" ordinance, with possible amendments thereto, and any related matters.

VI. EXECUTIVE SESSION

The City Council hereby reserves the right to go into executive session at any time during this public meeting, if such is requested by the City Attorney or other legal counsel for the City, pursuant to his or her duty under Section 551.071(2) of the Government Code, to consult privately with his or her client on an item on the agenda, or on a matter arising out of such item.

7. Request for Executive Session pursuant to Texas Government Code Section 551.071(1)(a) to consult with attorney on pending/contemplated/and motioned for litigation in what was Cause No. 2015CVQ001077-D3; Laredo Merchants Association v. City of Laredo; in the 341st Judicial District Court, Webb County, Texas; and return to open session for possible action.

VII. ADJOURNMENT

This notice was posted at the Municipal Government Offices, 1110 Houston Street, Laredo, Texas, at a place convenient and readily accessible to the public at all times. Said notice was posted on Friday, April 24, 2015 at 11:30 a.m.

Gustavo Guevara, Jr.
City Secretary

Public Hearings (also Intro Ord)

City Council-Special

Meeting Date: 04/27/2015

Initiated By: Majestic Realty (Owner)

Staff Source: Nathan R. Bratton, Planning Director

SUBJECT

Second public hearing on the voluntary annexation of the Majestic Realty Tract (Tract 1) being 1,992.92 acres, more or less, located east of Unitec Industrial Park.

PREVIOUS COUNCIL ACTION

On January 20, 2015, the City Council adopted a schedule of hearings and proceedings for voluntary annexations for the calendar year 2015 and, on February 20, 2015, directed staff to prepare a service plan for this proposed annexation . On April 20, 2015 City Council held the first public hearing on the proposed annexation of this tract.

BACKGROUND

This is the first of two statutorily required hearings prior to the institution of proceedings. This hearing was noticed on April 3, 2015. The second public hearing is scheduled for April 27, 2015. Voluntary Annexations: Tract 1: Majestic Realty Tract - 1,992.92 acres, more or less, located east of Unitec Industrial Park. Tract 2: 4V Holdings Tract - 83.4979 acres, more or less, located east of Cuatro Vientos Road and south of Wormser Road. Tract 4: Union Pacific Tract - 29.435 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard. Tract 5: Port Drive R.O. W. Extension Tract - 7.753 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard. Tract 6: Laredo Town Center Tract - 9.457 acres, more or less, located east of Loop 20 (Bob Bullock Loop) and north of El Ranchito Road (RR 6078A).

COMMITTEE RECOMMENDATION

Not applicable.

STAFF RECOMMENDATION

To conduct a public hearing for this tract.

Attachments

[Tract 1 Majestic Realty \(aerial\)](#)

[Tract 1 Majestic Realty Map](#)

[Tract 1 Majestic Realty Survey](#)

[Tract 1 Majestic Realty Legal Description \(metes and bounds\)](#)



DISCLAIMER
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1 inch = 100 feet
Scale: 1:100,000

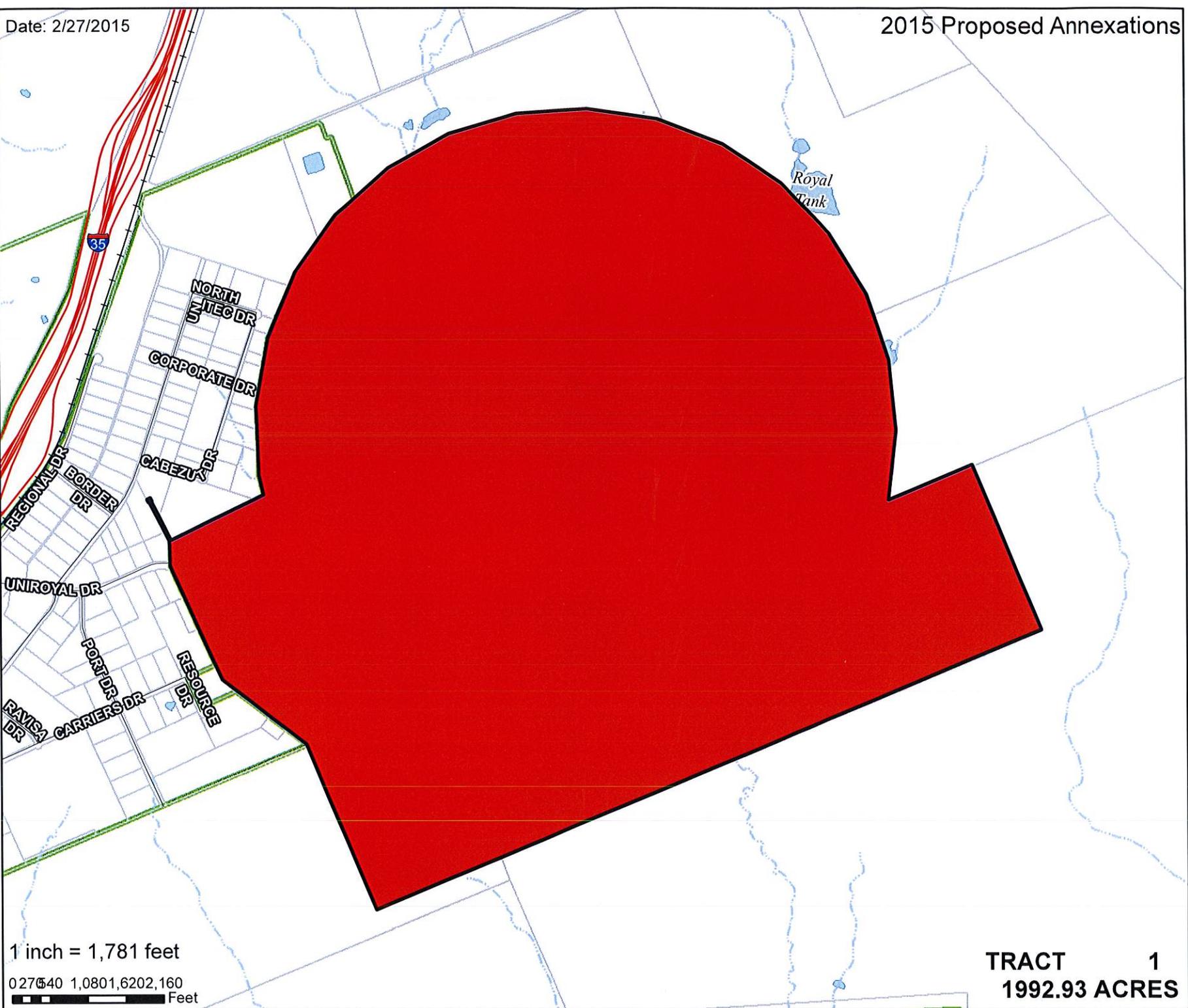
TRACT 1
1992.93 ACRES



Date: 2/27/2015

2015 Proposed Annexations

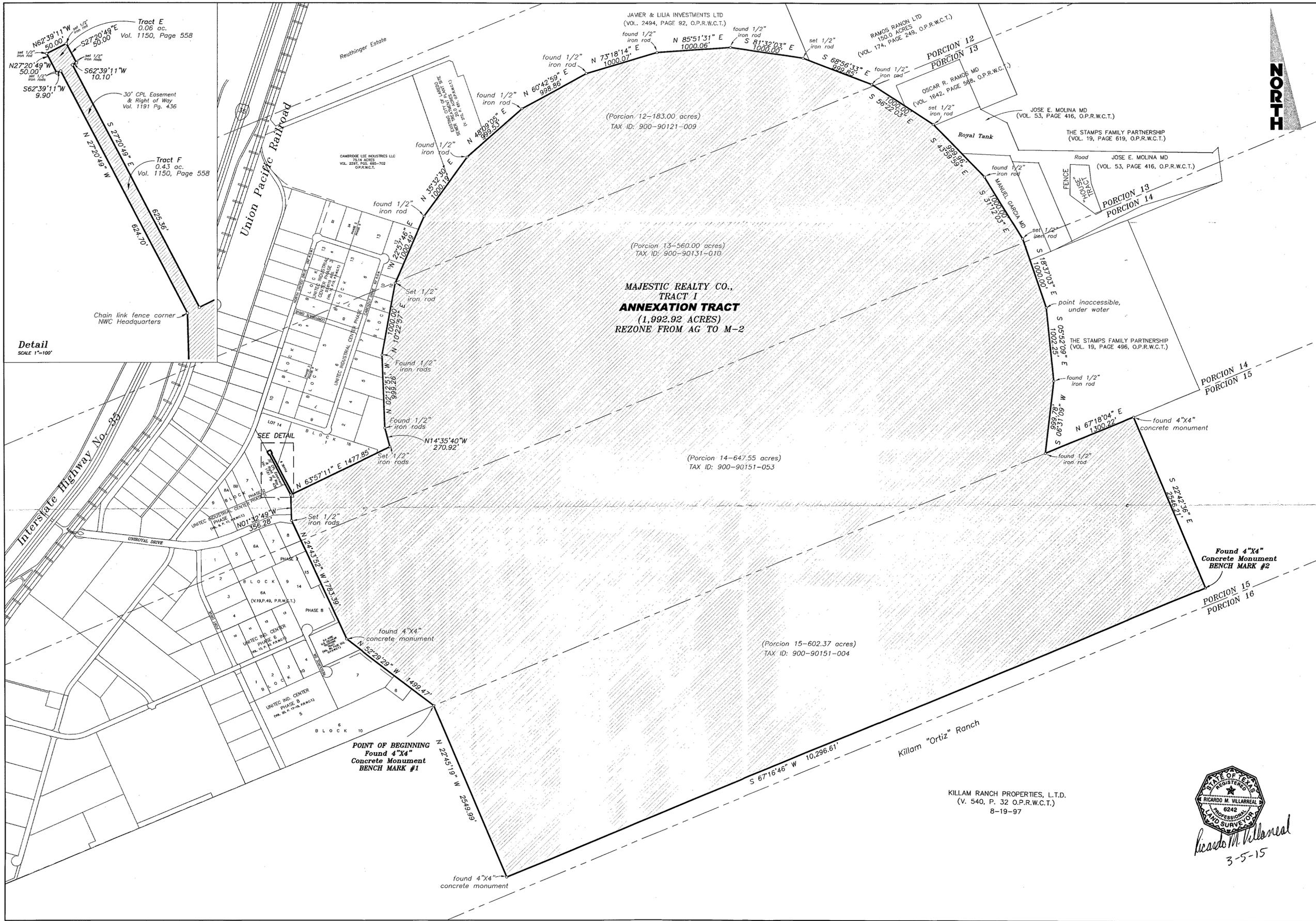
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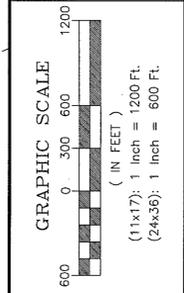
1 inch = 1,781 feet

027640 1,0801,6202,160
Feet

TRACT 1
1992.93 ACRES

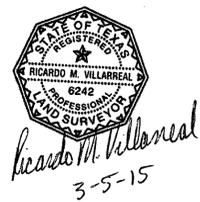


HOWLAND
 ENGINEERING AND SURVEYING CO.
 TPBE Firm Registration No. F-40971 TPBLS Firm Registration No. 100464-00
 7615 N. Bartlett Avenue (P.O. Box 451128) / Laredo, TX. 78041
 P. 956.722.4411 F. 956.722.5414
 www.howlandcompanies.com



MAJESTIC REALTY CO.
 TRACT 1
ANNEXATION TRACT
 REZONE 1,992.92 ACRES
 FROM AG TO M-2

DRAWN BY:	J.C.R.
CHECKED BY:	R.M.V.
DRAWN DATE:	02/09/2015
PLOTTED DATE:	
JOB No.	
FILE NAME:	
STATUS:	
AS-BUILT:	
REVISED DATE:	
SCALE: (24"x36") SHEET	
HOR: 1"=600' VER.	
SCALE: (11"x17") SHEET	
HOR: 1"=1200' VER.	
SHEET TOTAL:	1 OF 1



Revised 3-6-15

LEGAL DESCRIPTION

MAJESTIC REALTY CO.

1,992.92 ACRE TRACT

A TRACT OF LAND CONTAINING 1,992.92 ACRES (86,811,398 SF), being 183.20 acres situated in Porcion 12, Santiago Sanchez, Original Grantee, Abstract 278; 560.12 acres situated in Porcion 13, Jose Miguel Garcia, Original Grantee, Abstract 51; 647.19 acres situated in Porcion 14, J. Guajardo, Original Grantee, Abstract 56; and 602.44 acres situated in Porcion 15, J.P. Garcia, Original Grantee, Abstract 53, City of Laredo, Webb County, Texas. This 1,992.86 acre tract being more particularly described as follows to-wit:

BEGINNING at a found concrete monument being on the most eastern corner of Lot 6, Block 10, of Unitec Industrial Center, Phase 8, as recorded in Volume 20, Pages 17-18 of the Map Records of Webb County, Texas; This point being on the common division line of Porcion 14 & Porcion 15, for an exterior corner hereof;

THENCE, N52°29'29"W, along the east boundary of said Unitec Industrial Center, Phase 8, a distance of 1264.42 FEET, over and across a 5.0 acre tract owned by U.S. Cellular as recorded in Volume 80, Page 332, of the Official Public Records of Webb County, Texas a distance of 235.05 FEET for a total distance of **1,499.47 FEET** to a found concrete monument, for a point of deflection right;

THENCE, N24°43'52"W, along said 5.0 acre tract a distance of 250.57 FEET over an across said Unitec Industrial Center, Phase 8 a distance of 1,069.49 FEET over and across Unitec Industrial Center, Phase 2 as recorded in Volume 8, Page 18, of the Plat Records of Webb County, Texas, a distance of 413.34 FEET, over and across Unitec Industrial Center, Phase 1 as recorded in Volume 8, Page 17, of the Map Records of Webb County, Texas, along the end of Uniroyal Drive boundary, a distance of 49.99 FEET, also being the most southeastern boundary of a 4.66 acre tract known as Uniroyal Goodrich Headquarters Area Laredo Proving Ground as recorded in Volume 12, Page 3 of the Map Records of Webb County, Texas, for a total distance of **1,783.39 FEET** to a set 1/2" iron rod, for a point of deflection right;

THENCE, N01°32'49"W, along the end of Uniroyal Drive boundary and the west boundary of said 4.66 acre tract, a distance of 83.98 FEET to a point on the north right of way of Uniroyal Drive also, being the southeast corner of Lot 5, Block 1, of said Unitec Industrial Center Phase I, and continuing along same path, a distance of 272.30 FEET for a total distance of **356.28 FEET** to a set 1/2" iron rod, for the northwest corner of said 4.66 acre tract and a point of deflection left;

THENCE, N27°20'49"W, along the east boundary of Lot 5, Block 1, of said Unitec Industrial Center Phase 1 and the west boundary of a 0.43 acre tract identified as "Tract F" as per deed recorded in Volume 1150, Page 558, of the Official Public Records of Webb County, Texas, a distance of 165.69 FEET, over and across Lot 6, Block 1, of said Unitec Industrial Center Phase 2, a distance of 458.98 FEET for a total distance of **624.70 FEET** to a set 1/2" iron rod, being on the northwest corner of said "Tract F" also, being an interior corner of a 0.06 acre tract identified as "Tract E" as per deed recorded in Volume 1150, Page 558, of the Official Public Records of Webb County, Texas, for a point of deflection left;

THENCE, S62°39'11"W along a the south boundary of said "Trace E", a distance of **9.90 FEET** to a set 1/2" iron rod, for a point of deflection right;

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THENCE, N27°20'49"W along the east boundary of Lot 6, Block 1, of said Unitec Industrial Center Phase 2, and a west boundary of said "Tract E", a distance of **50.00 FEET** to a set 1/2" iron rod, being a point on the west exterior corner of Lot 14, Block 16, of Unitec Industrial Center Phase 9, as recorded in Volume 20, Pages 94-95, of the Map Records of Webb County, Texas, for a point of deflection right;

THENCE, N62°39'11"E along the north boundary of said "Trace E", a distance of **50.00 FEET** to a set 1/2" iron rod, being an interior corner of Unitec Industrial Center Phase 9, for a point of deflection right;

THENCE, S27°20'49"E along the east boundary of said "Trace E", a distance of **50.00 FEET** to a set 1/2" iron rod, being an interior corner of Unitec Industrial Center Phase 9, for a point of deflection right;

THENCE, S62°39'11"W along the south line of said "Tract E", a distance of **10.10 FEET** to a set 1/2" iron rod, being an exterior corner of Unitec Industrial Center Phase 9 also, being the northeast corner of said "Tract F", for a point of deflection left;

THENCE, S27°20'49"E along the west boundary of said Unitec Industrial Center Phase 9 and the east boundary of said "Tract F", a distance of **625.36 FEET** to a set 1/2" iron rod, being the south corner of Lot 1, Block 16, of said Unitec Industrial Center Phase 2, for a point of deflection left;

THENCE, N63°57'11"E along the south boundary Lot 1, Block 16, of Unitec Industrial Center Phase 9, a distance of **1,477.85 FEET** to a set 1/2" iron rod, for a point of deflection left;

THENCE, N14°35'40"W along the east boundary Lot 3, Block 16, of Unitec Industrial Center Phase 9, a distance of **270.92 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, N02°12'51"W along the east boundary of Unitec Industrial Center Phase 9, a distance of **999.26 FEET** to a found 1/2" iron rod, being a deflection point on Lot 7, Block 16, of said Unitec Industrial Center Phase 9, for a point of deflection right;

THENCE, N10°22'57"E along the east boundary of Unitec Industrial Center Phase 9, a distance of **1,000.00 FEET** to a set 1/2" iron rod, being a deflection point on Lot 10, Block 16, of said Unitec Industrial Center Phase 9, for a point of deflection right;

THENCE, N22°57'46"E along the east boundary of Unitec Industrial Center Phase 9, a distance of 803.63 FEET over and across a 75.11 acre tract owned by Cambridge-Lee Industries LLC., as per deed recorded in Volume 2297, Pages 695-702 of the Public Records of Webb County Texas, and continuing along same path a distance of 196.86 FEET for a total distance of **1,000.49 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, N35°32'30"E along the southeastern boundary of said 75.11 acre tract a distance of 580.80 FEET over and across a 20.0 acre Sewer Treatment Plant site as per deed recorded in Volume 272, Page 651, of the Official Public Records of Webb County, Texas, and continuing along same path, a distance of 419.39 FEET for a total distance of **1,000.19 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, N48°09'05"E along the southeastern boundary of said 75.11 acre tract a distance of 344.08 FEET over and across a 117.97 acre tract owned by Javier and Lilia Investments, LTD., as per deed recorded in Volume 2494, Page 92, of the Official Public Records of Webb County, Texas, and continuing along same path, a distance of 655.45 FEET for a total distance of **999.53 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, N60°42'59"E along the southern boundary of said 117.97 acre tract a distance of 228.02 FEET to an existing 15' wide utility easement as per deed recorded in Volume 3541, Pages 823-830 of the Official Public Records of Webb County, Texas. and continuing along same path a distance of 15.00 FEET to the end of said 15' wide utility easement and continuing along same path, a distance of 755.84 FEET for a total distance of **998.86 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, N73°18'14"E along the southern boundary of said 117.97 acre tract a distance of **1,000.07 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, N85°51'31"E along the southern boundary of said 117.97 acre tract a distance of **1,000.06 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, S81°32'03"E along the southern boundary of said 117.97 acre tract a distance of **1,000.00 FEET** to a set 1/2" iron rod, for a point of deflection right;

THENCE, S68°56'33"E along the southern boundary of said 117.97 acre tract a distance of 91.60 FEET over and across a 150.00 acre tract owned by Ramos Ranon LTD., as per deed recorded in Volume 174, Page 249, of the Official Public Records of Webb County, Texas, and continuing along same path, a distance of 908.25 FEET for a total distance of **999.85 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, S56°22'03"E along said 150.00 acre tract, a distance of 537.11 FEET over and across a 12.18 acre tract owned by Oscar R. Ramos as per deed recorded in Volume 1642, Page 568 of the Official Public Records of Webb County, Texas, a distance of 462.89 FEET for a total distance of **1,000.00 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, S43°59'59"E along said 12.18 acre tract a distance of 18.20 FEET over and across a 48.74 acre tract owned by Jose E. Molina MD., as per deed recorded in Volume 1642, Page 572 of the Official Public Records of Webb County, Texas, and continuing along same path, a distance of 532.96 FEET over and across a 12.18 acre tract owned by Manuel Garcia MD., as per deed recorded in Volume 1642, Page 548, of the Official Public Records of Webb County, Texas and continuing along same path, a distance of 448.80 FEET for a total distance of **999.96 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, S31°12'03"E along said 12.18 acre tract a distance of **1,000.00 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, S18°37'03"E along said 12.18 acre tract a distance of 307.10 FEET over and across a 100.02 acre tract owned by The Stamps Family Partnership as recorded in Volume 19, Page 496 of the Official Public Records of Webb County, Texas and continuing along same path a distance of 692.90 FEET for a total distance of **1,000.00 FEET** to an inaccessible point being under an existing pond, for a point of deflection right;

THENCE, S05°52'09"E along said 100.00 acre tract a distance of **1,002.25 FEET** to a found 1/2" iron rod, for a point of deflection right;

THENCE, S06°31'09"W along said 100.00 acre tract a distance of **999.78 FEET** to a found 1/2" iron rod, for a point of deflection left;

THENCE, N67°18'04"E along the south boundary of said 100.00 acre tract and the common division line of Porcion 14 and Porcion 15, a distance of **1,300.22 FEET** to a found concrete monument, for a point of deflection right;

THENCE, S22°42'36"E a distance of **2,546.21 FEET** to a found concrete monument, for a point of deflection right;

THENCE, S67°16'46"W along the south boundary of this tract, a distance of **10,296.61 FEET** to a found concrete monument, for a point of deflection right;

THENCE, N22°45'19"W a distance of **2,549.99 FEET** to the **POINT OF BEGINNING** and containing 1,992.92 acres of land, more or less.

BASIS OF BEARING: NAD27 Texas State Planes, South Zone (4205), US Foot

"The Property is the same as the property described in the Special Warranty Deed, recorded as Book 622, Page 590, as filed on April 16, 1998, in the Office of the County Recorded of Webb County, Texas."

Ricardo M. Villarreal
RICARDO M. VILLARREAL RPLS #6242

2/16/15
DATE



**BOUNDARY CLOSURE
MAJESTIC REALTY CO., TRACT I
1,992.92 ACRE ANNEXATION**

Course: N 52-29-29 W	Distance: 1499.47
Course: N 24-43-52 W	Distance: 1783.39
Course: N 01-32-49 W	Distance: 356.28
Course: N 27-20-49 W	Distance: 624.70
Course: S 62-39-11 W	Distance: 9.90
Course: N 27-20-49 W	Distance: 50.00
Course: N 62-39-11 E	Distance: 50.00
Course: S 27-20-49 E	Distance: 50.00
Course: S 62-39-11 W	Distance: 10.10
Course: S 27-20-49 E	Distance: 625.36
Course: N 63-57-11 E	Distance: 1477.85
Course: N 14-35-40 W	Distance: 270.92
Course: N 02-12-51 W	Distance: 999.26
Course: N 10-22-57 E	Distance: 1000.00
Course: N 22-57-45 E	Distance: 1000.49
Course: N 35-32-28 E	Distance: 1000.18
Course: N 48-09-05 E	Distance: 999.53
Course: N 60-42-59 E	Distance: 998.86
Course: N 73-18-14 E	Distance: 1000.07
Course: N 85-51-31 E	Distance: 1000.06
Course: S 81-32-03 E	Distance: 1000.00
Course: S 68-56-33 E	Distance: 999.85
Course: S 56-22-03 E	Distance: 1000.00
Course: S 43-59-58 E	Distance: 999.96
Course: S 31-12-03 E	Distance: 1000.00
Course: S 18-37-03 E	Distance: 1000.00
Course: S 05-52-09 E	Distance: 1002.25
Course: S 06-31-09 W	Distance: 999.78
Course: N 67-18-04 E	Distance: 1300.22
Course: S 22-42-36 E	Distance: 2546.21
Course: S 67-16-46 W	Distance: 10296.60
Course: N 22-45-18 W	Distance: 2549.99

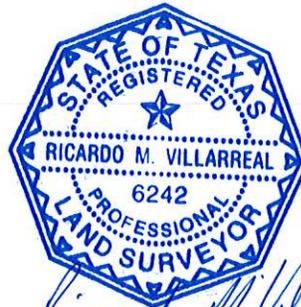
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Area: 86811397.79

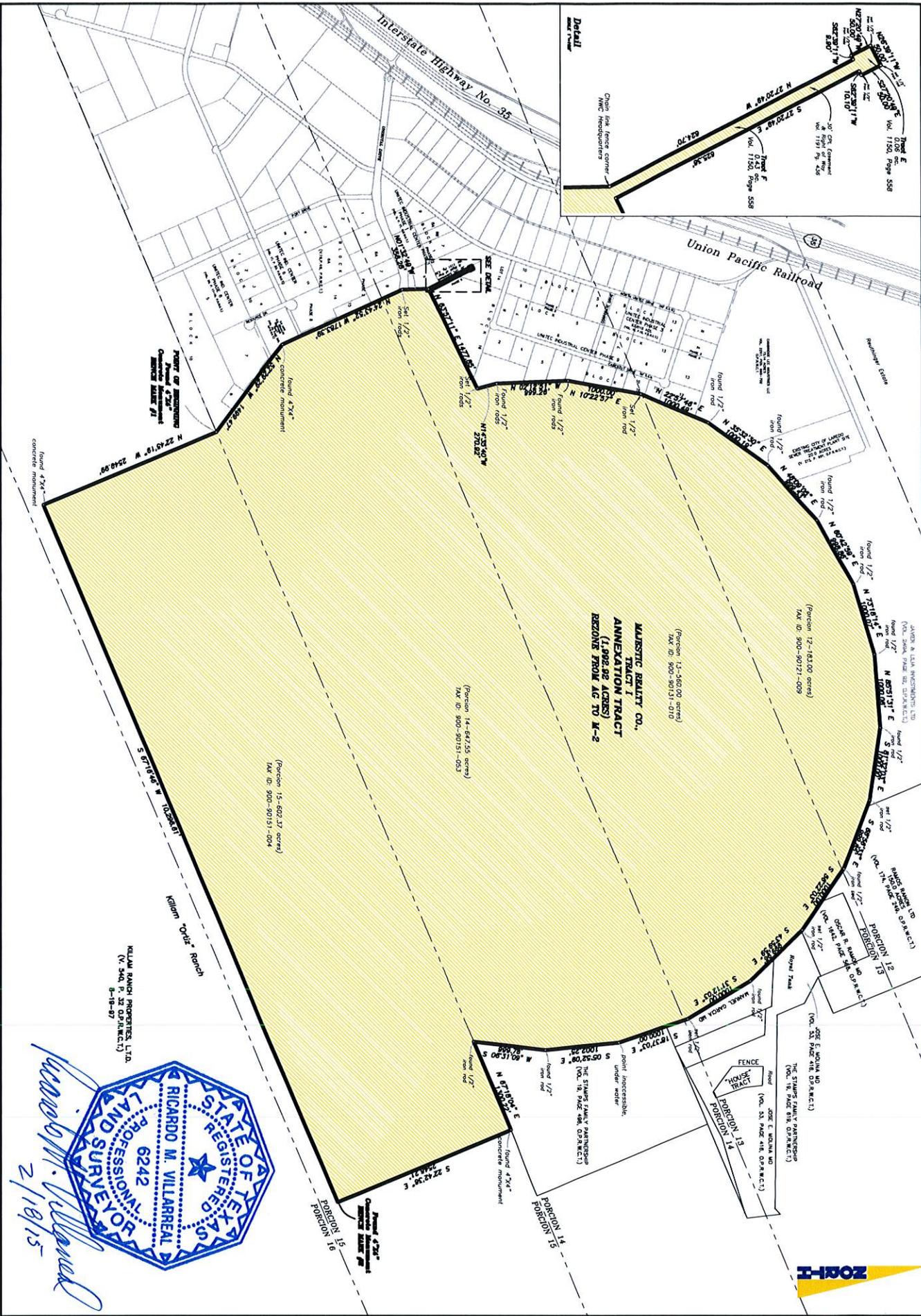
1992.92 acres

Error of Closure: 0.030
Precision 1: 1310839.70

Course: N 17-54-49 W



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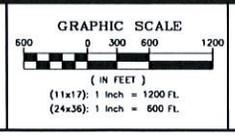


Ricardo M. Villarreal
2/18/15

STATE OF TEXAS
REGISTERED
LAND SURVEYOR
6242
RICARDO M. VILLARREAL

OWNER	MAJESTIC REALTY CO.
PROJECT	ANNEXATION TRACT
DATE	02/09/2015
SCALE	1" = 200'
STATUS	AS-BUILT
REVISION	
DATE	
SHEET	1 OF 1

MAJESTIC REALTY CO.
TRACT I
ANNEXATION TRACT
REZONE 1,992.92 ACRES
FROM AG TO M-2



HOWLAND
ENGINEERING AND SURVEYING CO.

TBPE Firm Registration No. F-4097 | TBPLS Firm Registration No. 100464-00
7815 N. Bartlett Avenue | P.O. Box 451128 | Laredo, TX 78041
P. 956.722.4411 | F. 956.722.5414
www.howlandcompanies.com

Public Hearings (also Intro Ord)

City Council-Special

Meeting Date: 04/27/2015

Initiated By: 4V Holdings Ltd. (Landowner)

Staff Source: Nathan R. Bratton, Planning Director

SUBJECT

Second public hearing on the voluntary annexation of the 4V Holdings Tract (Tract 2) being 83.4979 acres, more or less, located east of Cuatro Vientos Road and south of Wormser Road.

PREVIOUS COUNCIL ACTION

On January 20, 2015, the City Council adopted a schedule of hearings and proceedings for voluntary annexations for the calendar year 2015 and, on February 20, 2015, directed staff to prepare a service plan for this proposed annexation. On April 20, 2015 City Council held the first public hearing on the proposed annexation of this tract.

BACKGROUND

This is the first of two statutorily required hearings prior to the institution of proceedings. This hearing was noticed on April 3, 2015. The second public hearing is scheduled for April 27, 2015. Voluntary Annexations: Tract 1: Majestic Realty Tract - 1,992.92 acres, more or less, located east of Unitec Industrial Park. Tract 2: 4V Holdings Tract - 83.4979 acres, more or less, located east of Cuatro Vientos Road and south of Wormser Road. Tract 4: Union Pacific Tract - 29.435 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard. Tract 5: Port Drive R.O. W. Extension Tract - 7.753 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard. Tract 6: Laredo Town Center Tract - 9.457 acres, more or less, located east of Loop 20 (Bob Bullock Loop) and north of El Ranchito Road (RR 6078A).

COMMITTEE RECOMMENDATION

N/A

STAFF RECOMMENDATION

To conduct a public hearing for this tract.

Fiscal Impact

Fiscal Year:

Budgeted Y/N?:

Source of Funds:

Account #:

Change Order: Exceeds 25% Y/N:

FINANCIAL IMPACT:

N/A

Attachments

Tract 2 4V Holding (aerial)

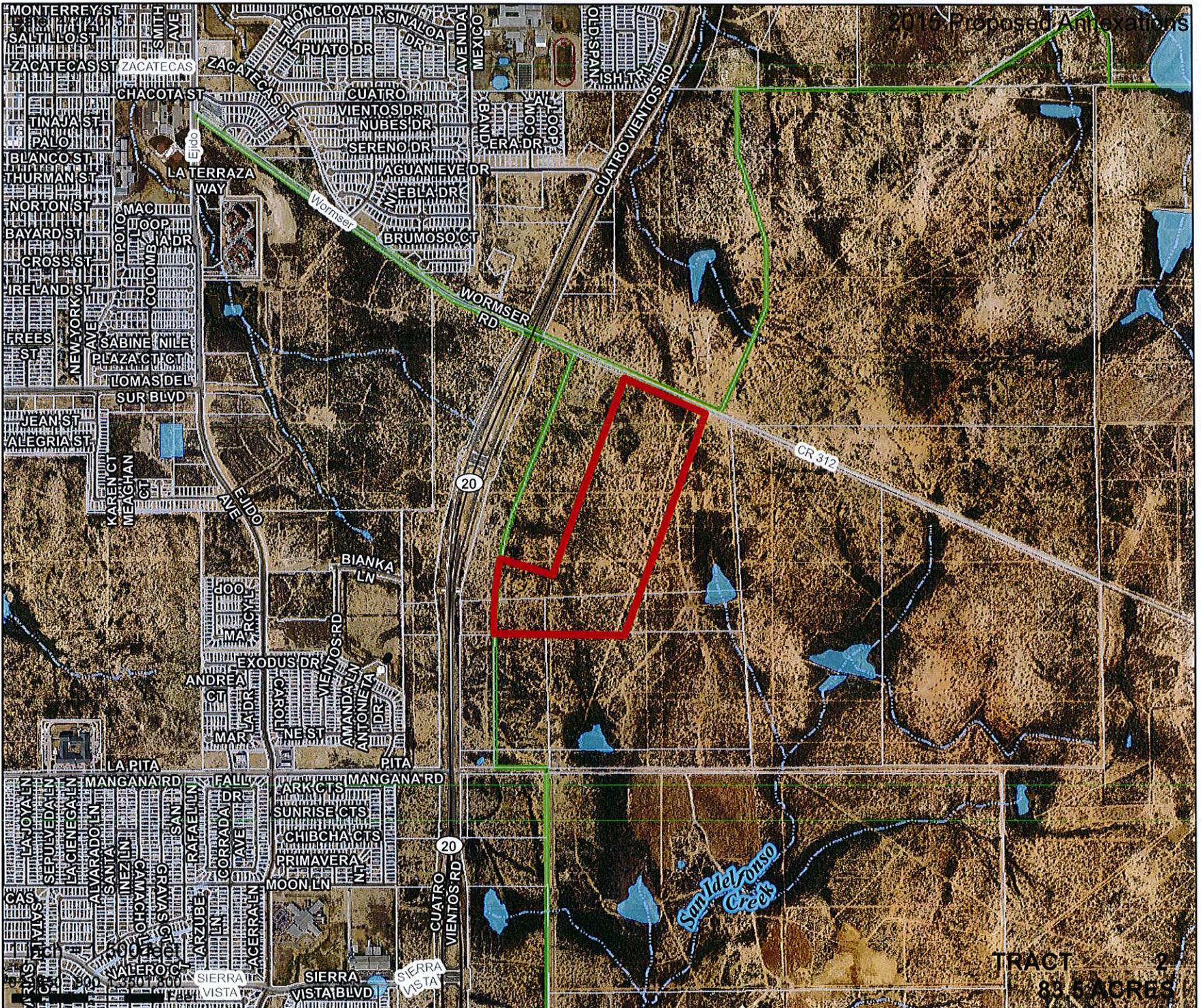
Tract 2 4V Holding Map

Tract 2 4V Holding Survey

Tract 2 4V Holding Legal Description (metes and Bounds)



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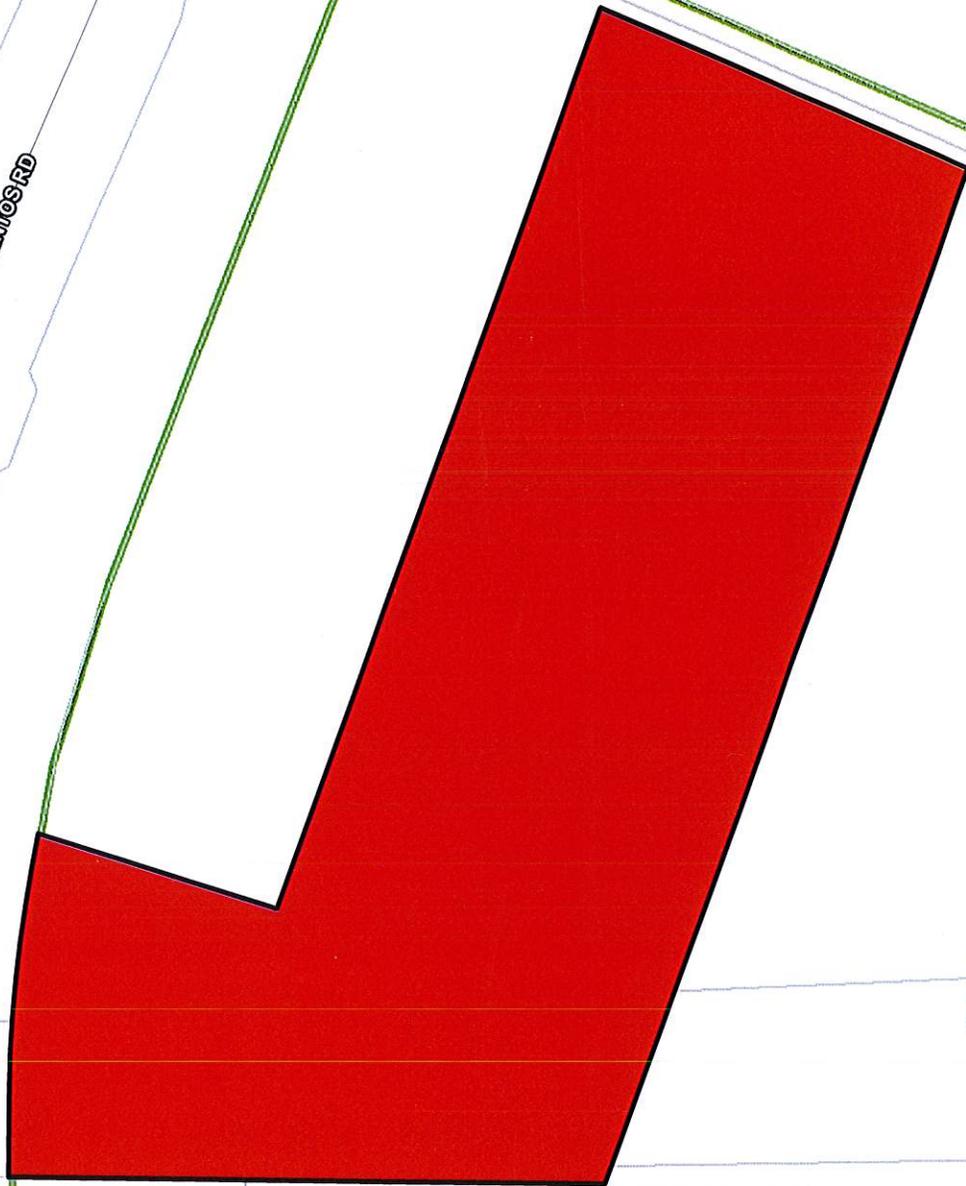


Date: 2/27/2015

2015 Proposed Annexations

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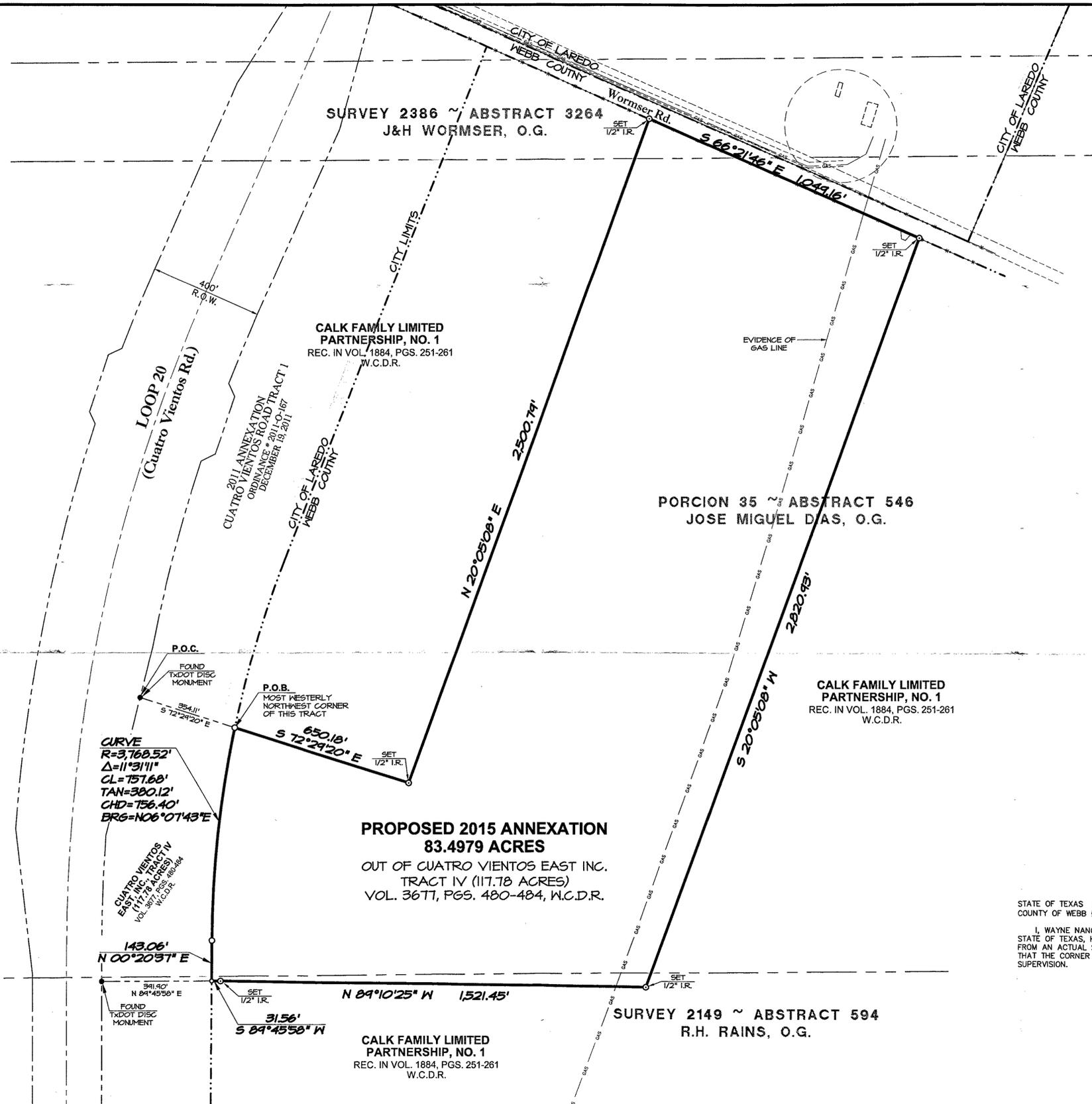
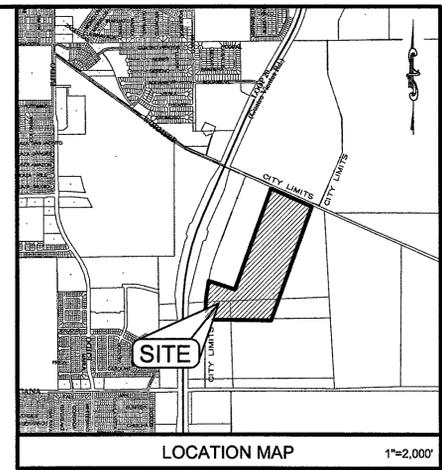
CUATRO VIENTOS RD



1 inch = 480 feet

0 70 140 280 420 560 Feet

TRACT 2
83.5 ACRES



NOTES:
 1. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE COMMITMENT.
 2. THIS PROPERTY IS LOCATED IN ZONE "X" AREA WHICH IS NOT WITHIN THE 100-YR FLOOD PLAIN ACCORDING TO FEMA FLOOD INSURANCE RATE MAP NO. 40470C0300C, DATED APRIL 2, 2009.
 3. BASIS OF BEARINGS: GPS NAD 83 (2011 ADJ.) TEXAS STATE PLANE, 4205 SOUTH ZONE.
 4. THE POSITION OF SURVEY AND PORCION LINES SHOWN ON THIS MAP ARE SOLELY FOR REPRESENTATION IT DOES NOT ATTEMPT TO REESTABLISH OR CONFIRM THE LOCATION OF ANY OF THESE LINES.
 5. THE WESTERLY BOUNDARY LINE OF THIS TRACT REPRESENTS THE UNDERSTOOD EASTERLY BOUNDARY LINE OF THE 141.9223 ACRE CITY LIMITS ANNEXATION TRACT DESCRIBED IN THE CITY OF LAREDO ORDINANCE 2011-0-167

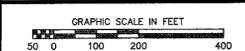
PROPOSED 2015 ANNEXATION
83.4979 ACRES
 OUT OF CUATRO VIENTOS EAST INC.
 TRACT IV (117.78 ACRES)
 VOL. 3677, PGS. 480-484, W.C.D.R.

CERTIFICATE OF SURVEYOR

STATE OF TEXAS §
 COUNTY OF WEBB §
 I, WAYNE NANCE, THE UNDERSIGNED REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY PERSONAL SUPERVISION.



Wayne Nance
 WAYNE NANCE
 REGISTERED PROFESSIONAL LAND SURVEYOR
 TEXAS REG. NO. 6235
 2-18-15
 DATE



VERTICAL SCALE	: —
HORIZONTAL SCALE	: 1"=200'
DRAWN	: R.B.
CHECKED	: T.P.N./W.N.
APPROVED	: R.B./W.N.
FIELD BOOK	: —

LEGEND:	
R.O.W.	RIGHT OF WAY
P.O.B.	POINT OF BEGINNING
W.C.P.R.	WEBB COUNTY PLAT RECORDS
W.C.D.R.	WEBB COUNTY DEED RECORDS
B.S.	BUILDING SETBACK
U.E.	UTILITY EASEMENT
W.L.	WATER LINE
S.S.L.	SANITARY SEWER LINE
D.E.	DRAINAGE EASEMENT



P.O. BOX 1670
 LAREDO, TEXAS 78044
 TEXAS SURVEYING
 FIRM 101888
 OFFICE (956) 724-3097
 FAX (956) 724-9208

OWNER:
 CUATRO VIENTOS EAST, INC.
 3302 CUATRO VIENTOS DR.
 SUITE 23B
 LAREDO, TEXAS 78046
 (956) 718-2892 OFF.
 (956) 718-2057 FAX

ENGINEER/SURVEYOR:
 PORRAS NANCE ENGINEERING
 304 E. CALTON RD.
 P.O. BOX 1670
 LAREDO, TEXAS 78044
 (956) 724-3097 PH
 (956) 724-9208 FX

PROJECT DATA:	
ACRES	: 83.4979 ACRES
LOTS	: 1 TRACT
R.O.W.	: N/A
B/B	: N/A

PROPOSED 2015 ANNEXATION PLAN
CUATRO VIENTOS EAST
83.4979 ACRE TRACT
 OUT OF CUATRO VIENTOS EAST, INC. — TRACT IV (117.78 ACRES)
 SURVEY 2386, ABSTRACT 3264 & PORCION 35, ABSTRACT 546
 REC. IN VOLUME 3677, PAGES 480-484 OF WEBB COUNTY DEED RECORDS
 WEBB COUNTY, TEXAS

SHEET:
 1 OF 1

83.4979 ACRE TRACT

Being out and part of
Survey 2386 ~ Abstract 3264 ~ J&H Wormser Original Grantee
Porcion 35 ~ Abstract 546 ~ Jose Miguel Dias, Original Grantee
Webb County, Texas
Survey Date 12-08-14

Being a tract of land found to contain 83.4979 Acres, more or less, situated in Survey 2386, Abstract 3264, J&H Wormser, Original Grantee and Porcion 35, Abstract 546, Jose Miguel Dias, Original Grantee in Webb County, Texas, said 83.4979 Acre tract being out and part of the Cuatro Vientos East, Inc. Tract IV (117.78 Acres), as recorded in Volume 3677, Pages 480-484 of the Webb County Deed Records, and more particularly described by metes and bounds as follows, to-wit;

COMMENCING at a found TxDOT right-of-way disc monument for a point of reference, being the point of intersection between the Easterly right-of-way line of Loop 20 (Cuatro Vientos Rd.) and the Northerly boundary line of said Tract IV (117.78 Acres); THENCE South 72°29'20" East, 354.11-feet, to the most Westerly Northwest corner of the herein described tract and the **POINT OF BEGINNING;**

THENCE along the Northerly boundary line of said Tract IV and the Northerly boundary line of the herein described tract, as follows:

South 72°29'20" East, 650.18 feet, to a set ½" iron rod for an interior deflection corner to the left of this tract;

North 20°05'08" East, 2500.79 feet, to a set ½" iron rod for an exterior deflection corner to the right of this tract;

South 66°21'46" East, 1049.16 feet, to a set ½" iron rod for the Northeast corner of this tract;

THENCE South 20°05'08" West, 2,820.93 Feet, along the Easterly boundary line of said Tract IV and Easterly boundary line of the herein described tract, to a set ½" iron rod for the Southeast corner of this tract;

THENCE along the Southerly boundary line of said Tract IV and the Southerly boundary line of the herein described tract, as follows:

North 89°10'25" West, 1521.45 feet, to a set ½" iron rod for an interior deflection corner to the left of this tract;

South 89°45'58" West, 31.56 feet, to the Southwest corner of this tract;

THENCE along the Westerly boundary line of the herein described tract also being the understood Easterly boundary line of the 149.9323 Acre City Limits Annexation tract (City of Laredo Ordinance 2011-O-167) as follows:

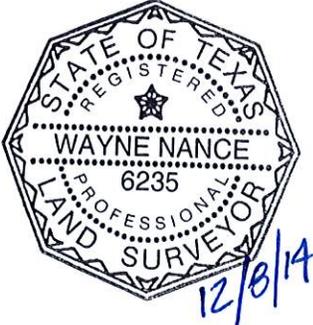
North 00°20'37" East, 143.06 feet, to a point of curvature to the right;

A curvilinear distance of 757.68 feet, with said curve having the following characteristics:
Central Angle=11°31'11", R=3,768.52 feet, CL=757.68 feet, TAN=380.12 feet, CHD=756.40 feet,
CHD. Bearing = N 06°07'43" E, to the most Westerly Northwest corner of this tract and the
POINT OF BEGINNING.

Basis of Bearings:

GPS NAD 83 (2011 Adj.), Texas State Plane, 4205 South Zone

I, Wayne Nance, the undersigned Registered Professional Land Surveyor, Number 6235, do hereby certify that the metes and bounds description shown hereon is true and correct to my best knowledge and belief and that it was prepared from an actual survey made on the ground and from office records available, without the benefit of a complete title examination report.



Witness my Hand and Seal

[Handwritten Signature]

Wayne Nance, R.P.L.S

**PROPOSED 2015 ANNEXATION
CUATRO VIENTOS EAST
83.4979 ACRE TRACT**

Parcel name: 83-49 AC ANNEX

North:	17056844.7776	East :	675901.2057
Line Course:	S 72-29-20 E	Length:	650.18
North:	17056649.1445	East :	676521.2555
Line Course:	N 20-05-08 E	Length:	2500.79
North:	17058997.8386	East :	677380.0841
Line Course:	S 66-21-46 E	Length:	1049.16
North:	17058577.1839	East :	678341.2222
Line Course:	S 20-05-08 W	Length:	2820.93
North:	17055927.8204	East :	677372.4501
Line Course:	N 89-10-25 W	Length:	1521.45
North:	17055949.7639	East :	675851.1584
Line Course:	S 89-45-58 W	Length:	31.56
North:	17055949.6350	East :	675819.5986
Line Course:	N 00-20-37 E	Length:	143.06
North:	17056092.6924	East :	675820.4566
Curve Length:	757.67	Radius:	3768.52
Delta:	11-31-10	Tangent:	380.12
Chord:	756.40	Course:	N 06-07-43 E
Course In:	S 89-37-52 E	Course Out:	N 78-06-42 W
RP North:	17056068.4297	East :	679588.8985
End North:	17056844.7634	East :	675901.2096
Line Course:	N 90-00-00 W	Length:	0.00
North:	17056844.7634	East :	675901.2096

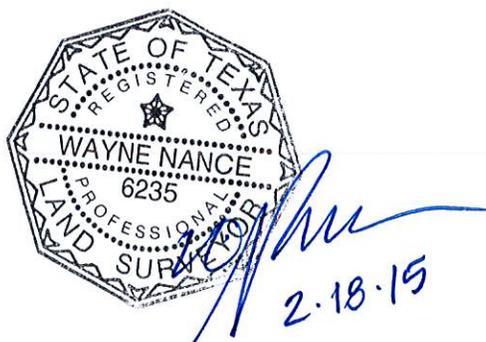
Perimeter: 9474.80 Area: 3,637,167.64 sq. ft. 83.4979 acres

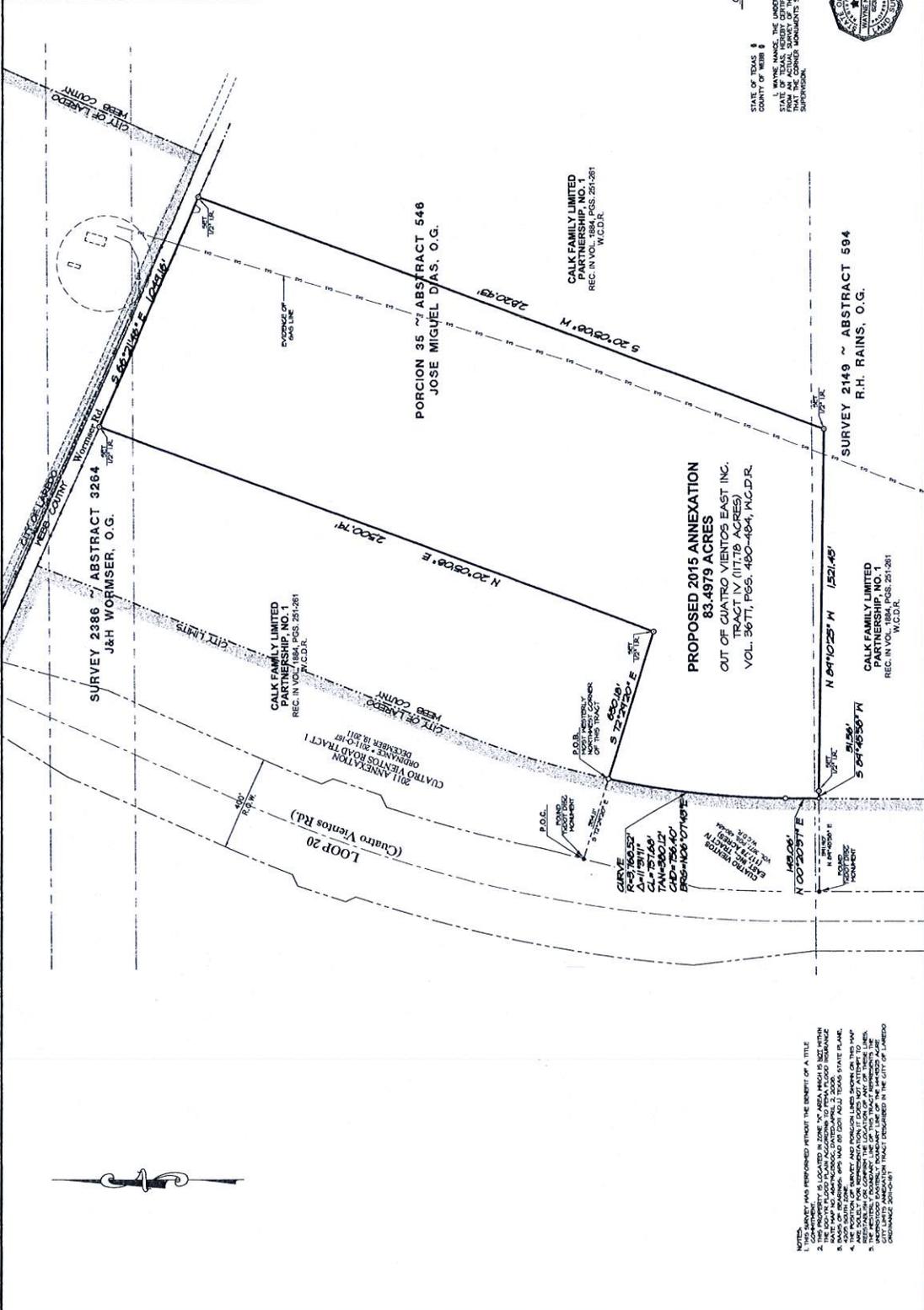
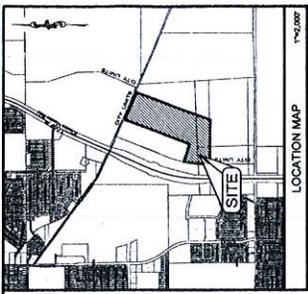
Mapcheck Closure - (Uses listed courses, radii, and deltas)

Error Closure: 0.0148 Course: S 15-20-27 E

Error North: -0.01424 East : 0.00391

Precision 1: 640,189.19





CERTIFICATE OF SURVEYOR

STATE OF TEXAS
COUNTY OF WEBB

I, WAYNE NANCE, THE UNDERSIGNED REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HAVE PERSONALLY EXAMINED THE SURVEY AND THE INSTRUMENTS THEREON AND FROM AN ACTUAL SURVEY OF THE PROPERTY AND UNDER MY SUPERVISION AND CONTROL, I HAVE FOUND THAT THE INSTRUMENTS SHOW THEREON WERE PROPERLY PLACED UNDER MY SUPERVISION.

WAYNE NANCE
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REG. NO. 1832
DATE: 2-18-12



SHEET: 1 OF 1	PROPOSED 2015 ANNEXATION PLAN CUATRO VIENTOS EAST 83.4979 ACRE TRACT OUT OF CUATRO VIENTOS EAST INC. TRACT N (017.78 ACRES) VOL. 36 TT, PGS. 480-484, M.C.D.R. REC. IN VOLUME 36 TT, PAGES 480-484, COUNTY DEED RECORDS
PROJECT DATA: OWNER: J&H WORMSER, O.G. SURVEY: SURVEY 2386 ~ ABSTRACT 3264 DATE: 08/17/10	PROJECT DATA: OWNER: R.H. RAINS, O.G. SURVEY: SURVEY 2149 ~ ABSTRACT 594 DATE: 08/17/10
DRAINAGE/SURVEYOR: NAME: WAYNE NANCE, INC. ADDRESS: 3001 E. LANTANA RD. LAREDO, TEXAS 78044 PHONE: (361) 724-3007 FAX: (361) 724-3007	DRAINAGE/SURVEYOR: NAME: WAYNE NANCE, INC. ADDRESS: 3001 E. LANTANA RD. LAREDO, TEXAS 78044 PHONE: (361) 724-3007 FAX: (361) 724-3007
OWNER: J&H WORMSER, O.G. ADDRESS: 3001 E. LANTANA RD. LAREDO, TEXAS 78044 PHONE: (361) 724-3007 FAX: (361) 724-3007	OWNER: R.H. RAINS, O.G. ADDRESS: 3001 E. LANTANA RD. LAREDO, TEXAS 78044 PHONE: (361) 724-3007 FAX: (361) 724-3007
LEGEND: 1. BOUNDARY OF CITY OF LAREDO 2. BOUNDARY OF SURVEY 3. BOUNDARY OF TRACT 4. BOUNDARY OF SECTION 5. BOUNDARY OF COUNTY	LEGEND: 1. BOUNDARY OF CITY OF LAREDO 2. BOUNDARY OF SURVEY 3. BOUNDARY OF TRACT 4. BOUNDARY OF SECTION 5. BOUNDARY OF COUNTY
VERTICAL SCALE: 1" = 400' HORIZONTAL SCALE: 1" = 400' DRAWN BY: JLN CHECKED BY: JLN APPROVED BY: JLN DATE: 11-23-14 SHEET NO.: 1 OF 1	VERTICAL SCALE: 1" = 400' HORIZONTAL SCALE: 1" = 400' DRAWN BY: JLN CHECKED BY: JLN APPROVED BY: JLN DATE: 11-23-14 SHEET NO.: 1 OF 1

PORRAS NANCE
ENGINEERING

NOTES:
 1. THIS SURVEY WAS PERFORMED FOR THE BENEFIT OF A TITLE.
 2. THIS PROPERTY IS LOCATED IN SOME OF AREA 1831 IS SET WITHIN THE CITY OF LAREDO, TEXAS.
 3. THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE TEXAS SURVEYING ACT AND THE TEXAS PROFESSIONAL LAND SURVEYOR ACT.
 4. THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE TEXAS SURVEYING ACT AND THE TEXAS PROFESSIONAL LAND SURVEYOR ACT.
 5. THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE TEXAS SURVEYING ACT AND THE TEXAS PROFESSIONAL LAND SURVEYOR ACT.
 6. THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE TEXAS SURVEYING ACT AND THE TEXAS PROFESSIONAL LAND SURVEYOR ACT.
 7. THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE TEXAS SURVEYING ACT AND THE TEXAS PROFESSIONAL LAND SURVEYOR ACT.
 8. THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE TEXAS SURVEYING ACT AND THE TEXAS PROFESSIONAL LAND SURVEYOR ACT.
 9. THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE TEXAS SURVEYING ACT AND THE TEXAS PROFESSIONAL LAND SURVEYOR ACT.
 10. THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH THE TEXAS SURVEYING ACT AND THE TEXAS PROFESSIONAL LAND SURVEYOR ACT.

Public Hearings (also Intro Ord)

City Council-Special

Meeting Date: 04/27/2015

Initiated By: Union Pacific (Landowner)

Staff Source: Nathan R. Bratton

SUBJECT

Second public hearing on the voluntary annexation of the Union Pacific Tract (Tract 4) being 29.435 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard.

PREVIOUS COUNCIL ACTION

On January 20, 2015, the City Council adopted a schedule of hearings and proceedings for voluntary annexations for the calendar year 2015 and, on February 20, 2015, directed staff to prepare a service plan for this proposed annexation. On April 20, 2015, City Council held the first public hearing on the proposed annexation of this proposed annexation tract.

BACKGROUND

This is the first of two statutorily required hearings prior to the institution of proceedings. This hearing was noticed on April 3, 2015. The second public hearing is scheduled for April 27, 2015. Voluntary Annexations: Tract 1: Majestic Realty Tract - 1,992.92 acres, more or less, located east of Unitec Industrial Park. Tract 2: 4V Holdings Tract - 83.4979 acres, more or less, located east of Cuatro Vientos Road and south of Wormser Road. Tract 4: Union Pacific Tract - 29.435 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard. Tract 5: Port Drive R.O. W. Extension Tract - 7.753 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard. Tract 6: Laredo Town Center Tract - 9.457 acres, more or less, located east of Loop 20 (Bob Bullock Loop) and north of El Ranchito Road (RR 6078A).

COMMITTEE RECOMMENDATION

N/A

STAFF RECOMMENDATION

To conduct a public hearing for this tract.

Fiscal Impact

Fiscal Year:	2015
Budgeted Y/N?:	N/A

Source of Funds: N/A

Account #: N/A

Change Order: Exceeds 25% Y/N: N/A

FINANCIAL IMPACT:

N/A

Attachments

Tract 4 Union Pacific (aerial)

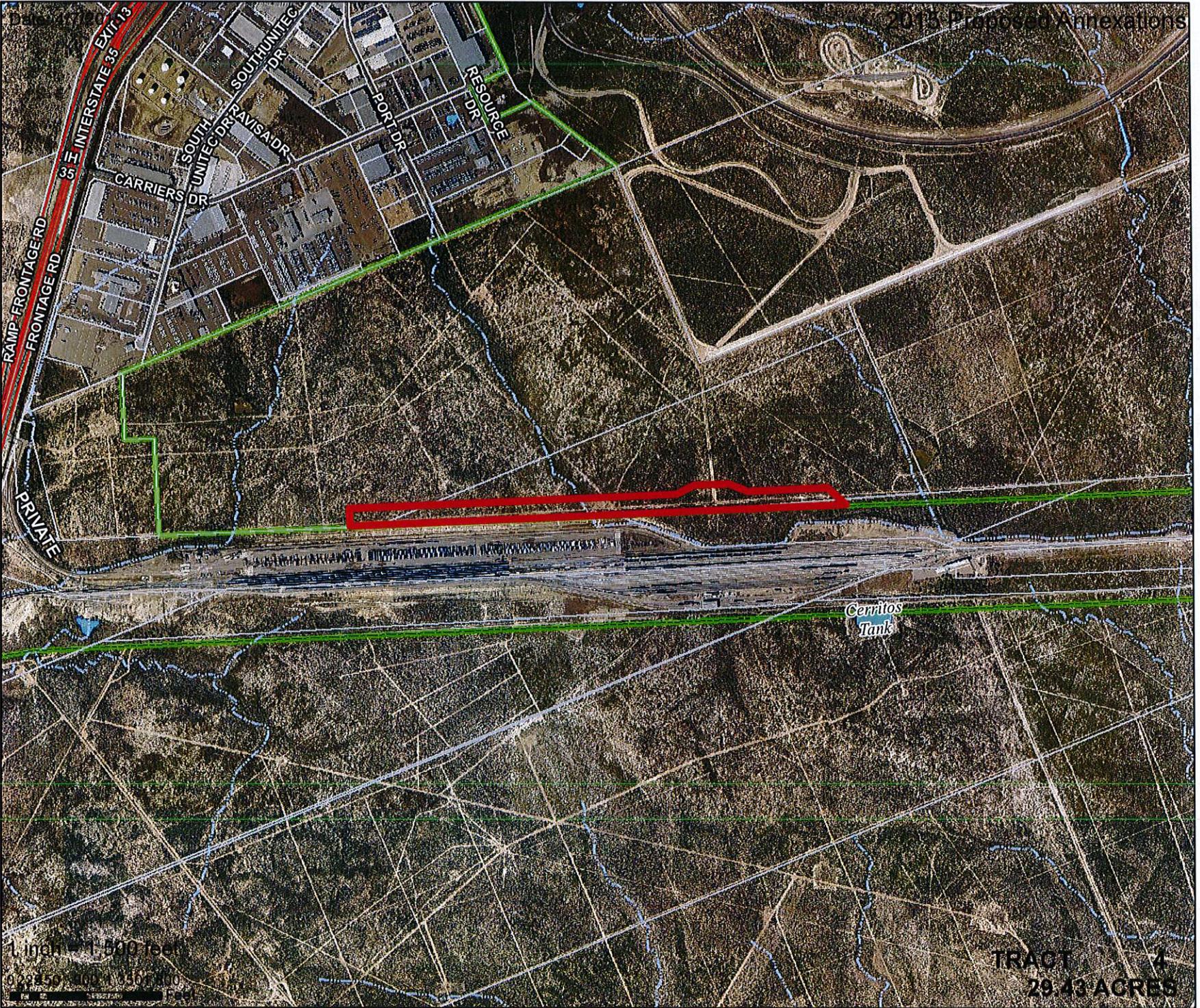
Tract 4 Union Pacific Map

Tract 4 Union Pacific Survey

Tract 4 Union Pacific Legal Description (metes and bounds)



DISCLAIMER
 The information provided in this map was submitted to, gathered by and/or developed by the City of Laredo from various sources. Geographic information has a high probability of becoming outdated from the time it is collected and therefore, at-present/ground conditions should be assessed to determine the accuracy of provided information. The City of Laredo assumes no liability for any decisions made or actions taken or not taken by the user of this data in reliance upon any data furnished herewith. The use of this data indicates your unconditional acceptance of all risks associated with the use of this data.

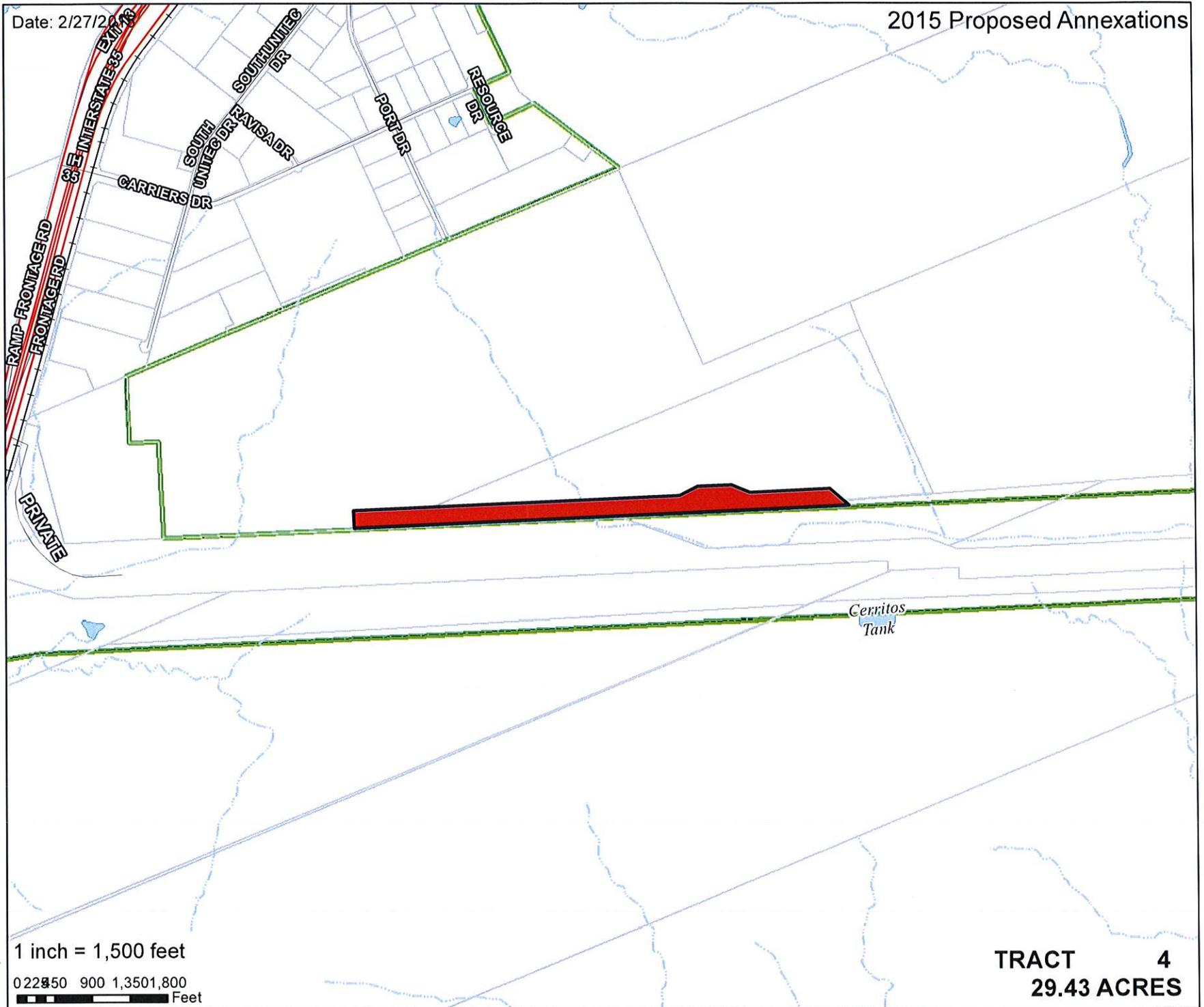




Date: 2/27/20

2015 Proposed Annexations

DISCLAIMER
The information provided in this map was submitted to, gathered by and/or developed by the City of Laredo from various sources. Geographic information has a high probability of becoming outdated from the time it is collected and therefore, at-presentground conditions should be assessed to determine the accuracy of provided information. The City of Laredo assumes no liability for any decisions made or actions taken or not taken by the user of this data in reliance upon any data furnished herewith. The use of this data indicates your unconditional acceptance of all risks associated with the use of this data.



1 inch = 1,500 feet

022850 900 1,3501,800
Feet

TRACT 4
29.43 ACRES

LEGAL DESCRIPTION
OF A
29.435 ACRE TRACT

BEING A 29.435 ACRE TRACT OF LAND, OUT OF THE 43,878.5855 ACRE CONVEYANCE OF REMAINDER INTEREST TRACT DATED AUGUST 18, 1997, EFFECTIVE AUGUST 19, 1997, FROM DAVID WINFIELD KILLAM, ADRIAN KATHLEEN KILLAM AND TRACY LEIGH KILLAM-DILEO, AND DAVID W. KILLAM, AS TRUSTEE, TO KILLAM RANCH PROPERTIES, LTD. RECORDED IN VOLUME 540, PAGE 632, DEED RECORDS OF WEBB COUNTY, TEXAS (D.R.W.C.T.). SAID 43,878.5855 ACRE CONVEYANCE OF REMAINDER INTEREST TRACT BEING A PORTION OF THAT CERTAIN 44,142.45 ACRE TRACT, MORE PARTICULARLY DESCRIBED AS TRACT K-1 IN THAT CERTAIN CLARIFICATION CONVEYANCE AND CONFIRMATION OF OWNERSHIP UNTO KILLAM OIL COMPANY DATED FEBRUARY 9, 1987, EFFECTIVE DECEMBER 31, 1981, RECORDED IN VOLUME 1219, PAGES 762-785, D.R.W.C.T., SAID 29.435 ACRE TRACT BEING SITUATED IN PORCION 15, ABSTRACT 53, JOSE P. GARCIA, ORIGINAL GRANTEE, AND PORCION 16, ABSTRACT 46, DOLORES GARCIA, ORIGINAL GRANTEE, WEBB COUNTY, TEXAS. THIS 29.435 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND 2 1/2" DIAMETER ALUMINUM PIPE IN CONCRETE STAMPED "UP NO. 4 CVH 305" BEING THE MOST NORTHEASTERLY CORNER OF THAT CERTAIN 529.95 ACRE TRACT AS DESCRIBED IN JUDGEMENT WARRANTY DEED RECORDED IN VOLUME 1351, PAGE 392, QUIT CLAIM DEED RECORDED IN VOLUME 1351, PAGE 409, QUIT CLAIM DEED RECORDED IN VOLUME 1351, PAGE 414, QUIT CLAIM DEED RECORDED IN VOLUME 1351, PAGE 419, AND QUIT CLAIM DEED RECORDED IN VOLUME 1351, PAGE 424 ALL IN D.R.W.C.T. THENCE S 87° 24' 46" W, ALONG THE NORTHERLY LINE OF SAID 529.95 ACRE TRACT, A DISTANCE OF 6,578.88 FEET TO THE SOUTHEASTERLY CORNER OF THIS TRACT AND THE POINT OF BEGINNING HEREOF;

THENCE S 87° 24' 46" W, CONTINUING ALONG SAID NORTHERLY LINE OF SAID CERTAIN 529.95 ACRE TRACT, A DISTANCE OF 5,914.70 FEET TO A POINT FOR A DEFLECTION TO THE RIGHT HEREOF;

THENCE N 02° 35' 14" W, A DISTANCE OF 210.00 FEET TO A POINT FOR A DEFLECTION TO THE RIGHT HEREOF;

THENCE N 87° 24' 46" E, A DISTANCE OF 3,889.10 FEET TO A POINT FOR A DEFLECTION TO THE LEFT HEREOF;

THENCE N 62° 37' 33" E, A DISTANCE OF 238.52 FEET TO A POINT FOR A DEFLECTION TO THE RIGHT HEREOF;

THENCE N 87° 24' 46" E, A DISTANCE OF 410.69 FEET TO A POINT FOR A DEFLECTION TO THE RIGHT HEREOF;

THENCE S 68° 24' 50" E, A DISTANCE OF 244.20 FEET TO A POINT FOR A DEFLECTION TO THE LEFT HEREOF;

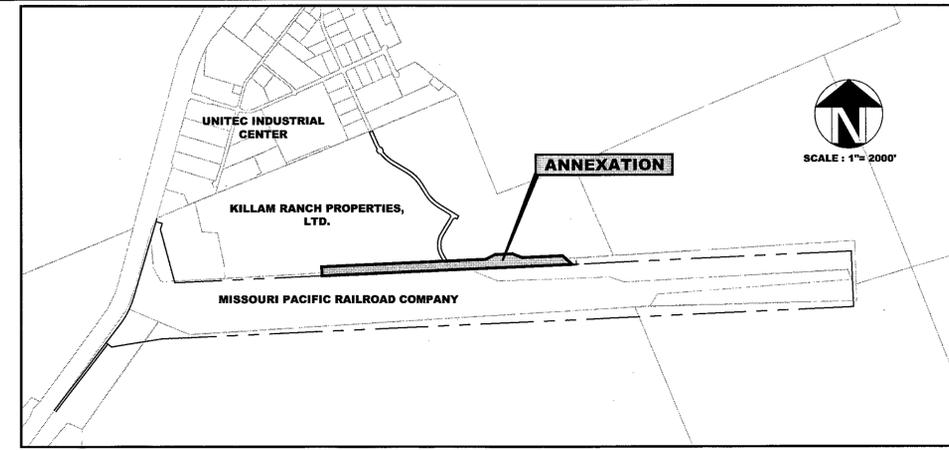
THENCE N 87° 24' 46" E, A DISTANCE OF 957.10 FEET TO A POINT FOR A DEFLECTION TO THE RIGHT HEREOF;

THENCE S 48° 43' 15" E, A DISTANCE OF 303.04 FEET TO THE SAID NORTHERLY LINE OF SAID CERTAIN 529.95 ACRE TRACT AND POINT OF BEGINNING AND CONTAINING 29.435 ACRES OF LAND, MORE OR LESS.

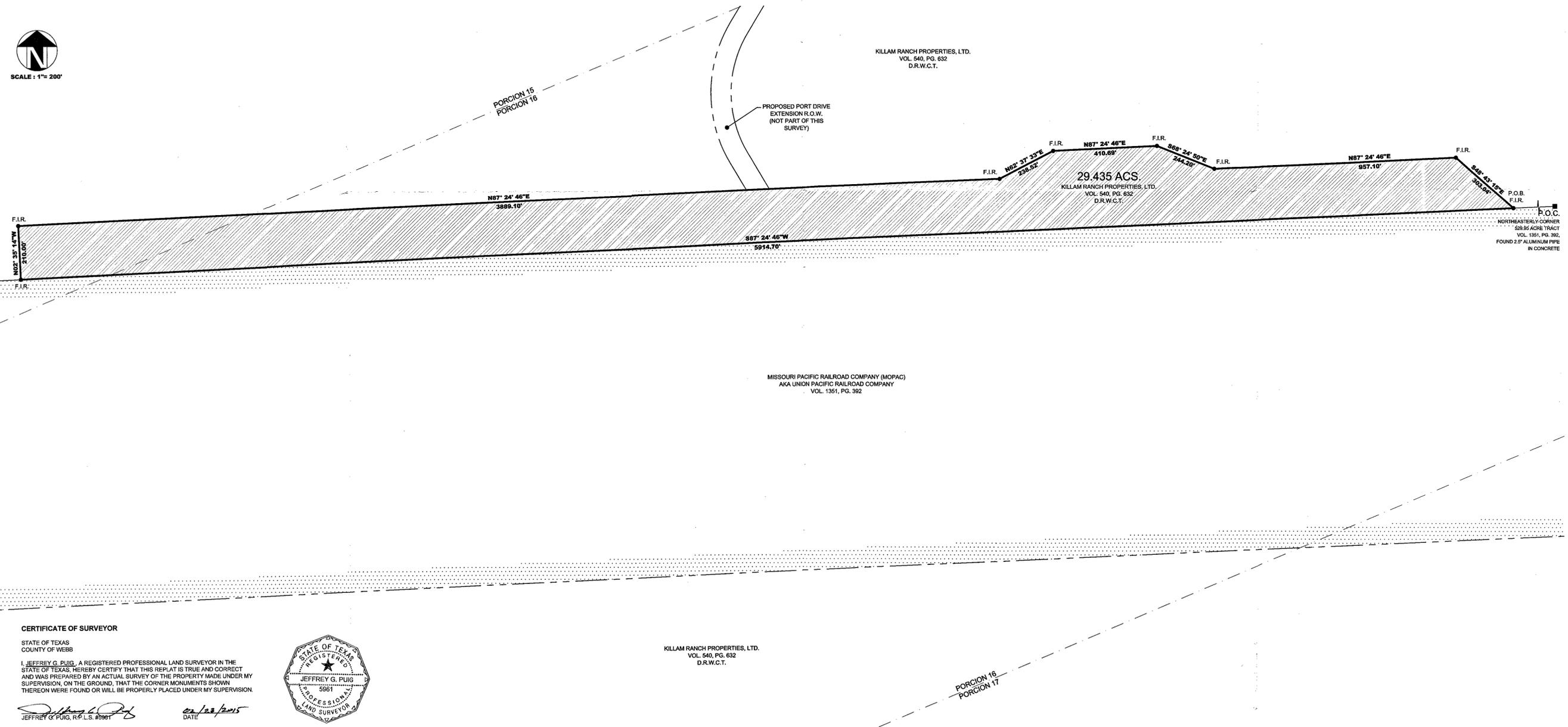
BASIS OF BEARING: BASED FROM MISSOURI PACIFIC COMPANY RAIL YARD FACILITIES SUBDIVISION PHASE 1 PLAT RECORDED IN VOL. 9, PG. 51, PUBLIC RECORDS OF WEBB COUNTY, AND A 532.25 ACRE "MOPAC RAIL YARD TRACT" ANNEXED BY THE CITY OF LAREDO, TEXAS AS PER CITY ORDINANCE NO. 80-9-2-16 DATED OCT. 15, 1990 AND RECORDED IN VOL. 1453, PAGES 433-440, REAL PROPERTIES OF WEBB COUNTY, TEXAS.

LEGEND

	POINT OF COMMENCING FOUND 2.5" ALUMINUM PIPE IN CONCRETE
	FOUND IRON ROD
	ANNEXATION LINE
	PROPERTY LINE
	PORCION LINE
	INDICATES PRESENT LAREDO CITY LIMITS LINE



LOCATION MAP



CERTIFICATE OF SURVEYOR

STATE OF TEXAS
COUNTY OF WEBB

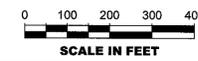
I, JEFFREY G. PUIG, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS REPLAT IS TRUE AND CORRECT AND WAS PREPARED BY AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION, ON THE GROUND, THAT THE CORNER MONUMENTS SHOWN THEREON WERE FOUND OR WILL BE PROPERLY PLACED UNDER MY SUPERVISION.

Jeffrey G. Puig
JEFFREY G. PUIG, R.P.L.S. #5901
DATE: *02/22/2015*



KILLAM RANCH PROPERTIES, LTD.
VOL. 540, PG. 632
D.R.W.C.T.

MISSOURI PACIFIC RAILROAD COMPANY (MOPAC)
AKA UNION PACIFIC RAILROAD COMPANY
VOL. 1351, PG. 392



PROJECT	E0453200	
PLOT DATE/TIME	2/23/2015 11:22 AM	
STATUS	FINAL	
DRAWN BY	F.R.	
CHECKED BY	J.P.	
NO.	DATE	REVISION DESCRIPTION
1		FILE
2		REF 1
3		REF 2

CEC
CIVIL ENGINEERING CONSULTANTS
9652 McPherson Road, Ste. 700
Laredo, Texas 78040
TEL: 956-729-7864 FAX: 956-729-7864
TBP# F-2214 TBP# 100410-00

**2015 ANNEXATION
UNION PACIFIC RAILROAD YARD TRACT SURVEY
29.435 ACRES**

S:\Data\PE Projects\E0453200-UPRR Port Laredo Intermodal Facility - LAR\drawing\cadd\E0453200-ANNEXATION.dwg



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

**2015 ANNEXATION
UNION PACIFIC RAILROAD YARD TRACT**

**METES AND BOUNDS DESCRIPTION
29.435 ACRE TRACT**

BEING A 29.435 ACRE TRACT OF LAND, OUT OF THE 43,878.5855 ACRE CONVEYANCE OF REMAINDER INTEREST TRACT DATED AUGUST 18, 1997, EFFECTIVE AUGUST 19, 1997, FROM DAVID WINFIELD KILLAM, ADRIAN KATHLEEN KILLAM AND TRACY LEIGH KILLAM-DILEO, AND DAVID W. KILLAM, AS TRUSTEE, TO KILLAM RANCH PROPERTIES, LTD. RECORDED IN VOLUME 540, PAGE 632, DEED RECORDS OF WEBB COUNTY, TEXAS (D.R.W.C.T.), SAID 43,878.5855 ACRE CONVEYANCE OF REMAINDER INTEREST TRACT BEING A PORTION OF THAT CERTAIN 44,142.45 ACRE TRACT, MORE PARTICULARLY DESCRIBED AS TRACT K-1 IN THAT CERTAIN CLARIFICATION CONVEYANCE AND CONFIRMATION OF OWNERSHIP UNTO KILLAM OIL COMPANY DATED FEBRUARY 9, 1987, EFFECTIVE DECEMBER 31, 1981, RECORDED IN VOLUME 1219, PAGES 762-785, D.R.W.C.T., SAID 29.435 ACRE TRACT BEING SITUATED IN PORCION 15, ABSTRACT 53, JOSE P. GARCIA, ORIGINAL GRANTEE, AND PORCION 16, ABSTRACT 46, DOLORES GARCIA, ORIGINAL GRANTEE, WEBB COUNTY, TEXAS. THIS 29.435 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND 2½" DIAMETER ALUMINUM PIPE IN CONCRETE STAMPED "UP NO. 4 CVH 305" BEING THE MOST NORTHEASTERLY CORNER OF THAT CERTAIN 529.95 ACRE TRACT AS DESCRIBED IN JUDGEMENT WARRANTY DEED RECORDED IN VOLUME 1351, PAGE 392, QUIT CLAIM DEED RECORDED IN VOLUME 1351, PAGE 409, QUIT CLAIM DEED RECORDED IN VOLUME 1351, PAGE 414, QUIT CLAIM DEED RECORDED IN VOLUME 1351, PAGE 419, AND QUIT CLAIM DEED RECORDED IN VOLUME 1351, PAGE 424 ALL IN D.R.W.C.T. THENCE **SOUTH 87° 24' 46" WEST**, ALONG THE NORTHERLY LINE OF SAID 529.95 ACRE TRACT, A DISTANCE OF **6,578.88 FEET** TO THE SOUTHEASTERLY CORNER OF THIS TRACT AND THE **POINT OF BEGINNING** HEREOF;

THENCE, **SOUTH 87° 24' 46" WEST**, CONTINUING ALONG SAID NORTHERLY LINE OF SAID CERTAIN 529.95 ACRE TRACT, A DISTANCE OF **5,914.70 FEET** TO A POINT FOR A DEFLECTION TO THE RIGHT HEREOF;

THENCE, **NORTH 02° 35' 14" WEST**, A DISTANCE OF **210.00 FEET** TO A POINT FOR A DEFLECTION TO THE RIGHT HEREOF;

THENCE, **NORTH 87° 24' 46" EAST**, A DISTANCE OF **3,889.10 FEET** TO A POINT FOR A DEFLECTION TO THE LEFT HEREOF;

THENCE, **NORTH 62° 37' 33" EAST**, A DISTANCE OF **238.52 FEET** TO A POINT FOR A DEFLECTION TO THE RIGHT HEREOF;

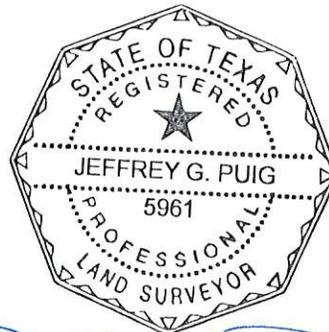
THENCE, **NORTH 87° 24' 46" EAST**, A DISTANCE OF **410.69 FEET** TO A POINT FOR A DEFLECTION TO THE RIGHT HEREOF;

THENCE, **SOUTH 68° 24' 50" EAST**, A DISTANCE OF **244.20 FEET** TO A POINT FOR A DEFLECTION TO THE LEFT HEREOF;

THENCE, **NORTH 87° 24' 46" EAST**, A DISTANCE OF **957.10 FEET** TO A POINT FOR A DEFLECTION TO THE RIGHT HEREOF;

THENCE, **SOUTH 48° 43' 15" EAST**, A DISTANCE OF **303.04 FEET** TO THE SAID NORTHERLY LINE OF SAID CERTAIN 529.95 ACRE TRACT AND **POINT OF BEGINNING** CONTAINING 29.435 ACRES OF LAND, MORE OR LESS.

BASIS OF BEARINGS: BEARINGS BASED ON THE NORTH LINE OF MISSOURI PACIFIC COMPANY RAIL YARD FACILITIES SUBDIVISION, PHASE 1 PLAT RECORDED IN VOLUME 9, PAGE 51, PUBLIC RECORDS OF WEBB COUNTY, AND A 532.25 ACRE "MOPAC RAIL YARD TRACT" ANNEXED BY THE CITY OF LAREDO, TEXAS, AS PER CITY ORDINANCE NO. 90-0-216 DATED OCTOBER 15, 1990 AND RECORDED IN VOLUME 1453, PAGES 433-440, REAL PROPERTY RECORDS OF WEBB COUNTY, TEXAS.



Jeffrey G. Puig
02/25/2015

**BOUNDARY
CLOSURE CALCULATIONS**

UNION PACIFIC RAILROAD YARD ANNEXATION – 29.435 ACRES

Being a 29.435 acre tract of land, out of the 43,878.5855 acre tract conveyed to Killam Ranch Properties, LTD., recorded in Volume 540, Page 632, Deed Records of Webb County, Texas, situated in Porcion 15, Jose P. Garcia original grantee, Abstract 53, and Porcion 16, Dolores Garcia original grantee, Abstract 46, Webb County, Texas.

Course: S 87°24'46" W	Distance: 5,914.70'
Course: N 02°35'14" W	Distance: 210.00'
Course: N 87°24'46" E	Distance: 3889.10
Course: N 62°37'33" E	Distance: 238.52'
Course: N 87°24'46" E	Distance: 410.69'
Course: S 68°24'50" E	Distance: 244.20'
Course: N 87°24'46" E	Distance: 957.10'
Course: S 48°43'15" E	Distance: 303.04'

Perimeter: 12,167.35

Area: 1,282,180.0105 sq.ft. 29.435 acres, more or less

Error of Closure: 0.0019' Course: N 41°12'53" W



SAN ANTONIO . LAREDO . BRYAN/COLLEGE STATION

Public Hearings (also Intro Ord)

City Council-Special

Meeting Date: 04/27/2015

Initiated By: Killam Ranch Properties, Ltd.(Landowner)

Staff Source: Nathan R. Bratton, Planning Director

SUBJECT

Second public hearing on the voluntary annexation of the Killam Ranch Properties Ltd., Port Drive R.O. W. Extension Tract (Tract 5) being 7.753 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard.

PREVIOUS COUNCIL ACTION

On January 20, 2015, the City Council adopted a schedule of hearings and proceedings for voluntary annexations for the calendar year 2015 and, on February 20, 2015, directed staff to prepare a service plan for this proposed annexation. On April 20, 2015, City Council held the first public hearing for the proposed annexation of this tract.

BACKGROUND

This is the first of two statutorily required hearings prior to the institution of proceedings. This hearing was noticed on April 3, 2015. The second public hearing is scheduled for April 27, 2015. Voluntary Annexations: Tract 1: Majestic Realty Tract - 1,992.92 acres, more or less, located east of Unitec Industrial Park. Tract 2: 4V Holdings Tract - 83.4979 acres, more or less, located east of Cuatro Vientos Road and south of Wormser Road. Tract 4: Union Pacific Tract - 29.435 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard. Tract 5: Port Drive R.O. W. Extension Tract - 7.753 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard. Tract 6: Laredo Town Center Tract - 9.457 acres, more or less, located east of Loop 20 (Bob Bullock Loop) and north of El Ranchito Road (RR 6078A).

COMMITTEE RECOMMENDATION

N/A

STAFF RECOMMENDATION

To conduct a public hearing for this tract.

Fiscal Impact

Fiscal Year:	2015
Budgeted Y/N?:	N/A
Source of Funds:	N/A

Account #: N/A

Change Order: Exceeds 25% Y/N: N/A

FINANCIAL IMPACT:

N/A

Attachments

Tract 5 Killam Port Dr (aerial)

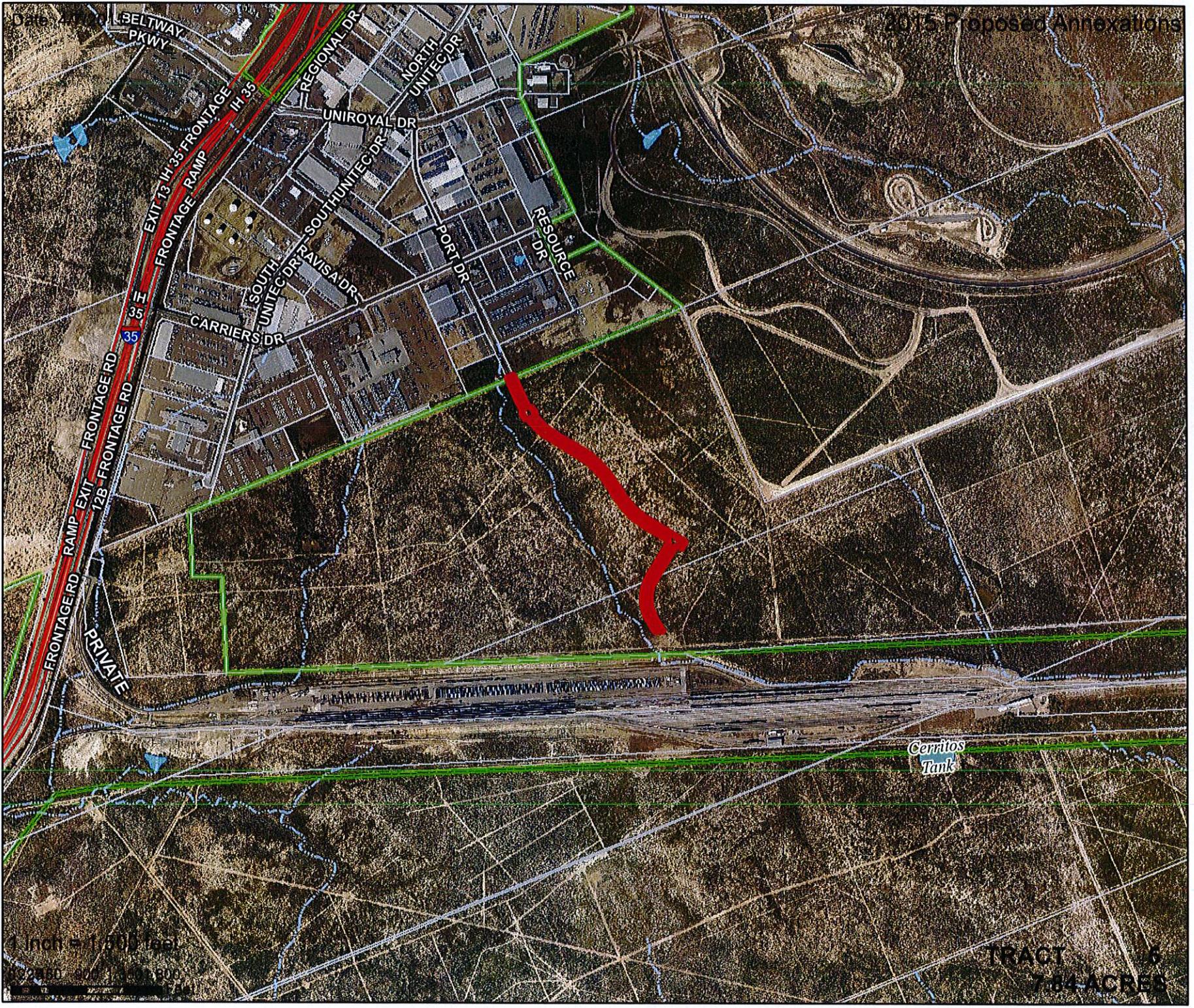
Tract 5 Killam Port Dr Map

Tract 5 Killam Port Dr Survey

Tract 5 Killam Port Dr Legal Description (metes and bounds)



DISCLAIMER
 The information provided in this map was submitted to, gathered by and/or developed by the City of Laredo from various sources. Geographic information has a high probability of becoming outdated from the time it is collected and therefore, at-present/ground conditions should be assessed to determine the accuracy of provided information. The City of Laredo assumes no liability for any decisions made or actions taken or not taken by the user of this data in reliance upon any data furnished herewith. The use of this data indicates your unconditional acceptance of all risks associated with the use of this data.



2015 Proposed Annexations

Date: 2/1/15

1 inch = 1,500 feet
 0 300 600
 Feet

TRACT 16
 764 ACRES



SCALE
1" = 200'

UNITEC INDUSTRIAL CENTER PHASE 8
VOL. 20, PG. 17
M.R.W.C.T.

UNITEC INDUSTRIAL CENTER PHASE 7
VOL. 19, PG. 9
M.R.W.C.T.

P.O.B.
POINT OF BEGINNING
FOUND 1/2" IRON ROD

R: 900.00
L: 107.79
CH: S27° 12' 21"E, 107.73'

R: 1040.00
L: 122.19
CH: N27° 21' 19"W, 122.12'

R: 900.00
L: 348.29
CH: S48° 30' 58"E, 344.42'

R: 1040.00
L: 380.97
CH: N48° 22' 01"W, 378.45'

R: 1040.00
L: 473.45
CH: S45° 47' 51"E, 469.76'

R: 900.00
L: 437.40
CH: N45° 47' 51"W, 433.63'

R: 1040.00
L: 426.34
CH: S45° 34' 27"E, 426.34'

R: 1040.00
L: 466.07
CH: N45° 34' 58"W, 462.18'

R: 900.00
L: 426.34
CH: S45° 34' 27"E, 426.34'

R: 1040.00
L: 473.45
CH: S45° 47' 51"E, 469.76'

R: 900.00
L: 437.40
CH: N45° 47' 51"W, 433.63'

R: 1040.00
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CH: S45° 47' 51"E, 469.76'

R: 900.00
L: 437.40
CH: N45° 47' 51"W, 433.63'

R: 1040.00
L: 426.34
CH: S45° 34' 27"E, 426.34'

7.753 ACRES
KILLAM RANCH PROPERTIES, LTD.
VOL. 540, PG. 632
D.R.W.C.T.

KILLAM RANCH PROPERTIES, LTD.
VOL. 540, PG. 632
D.R.W.C.T.

KILLAM RANCH PROPERTIES, LTD.
VOL. 540, PG. 632
D.R.W.C.T.

MISSOURI PACIFIC RAILROAD COMPANY (MOPAC) AKA UNION
PACIFIC RAILROAD COMPANY
VOL. 1351, PG. 392

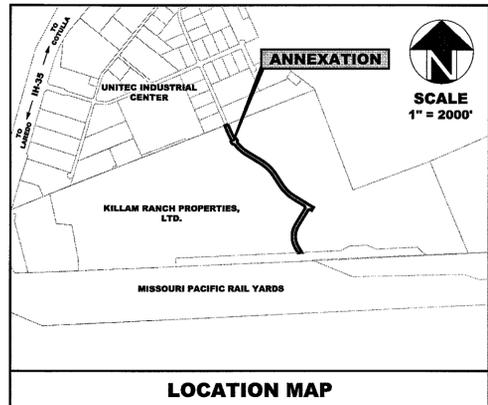
PROPOSED UNION PACIFIC
RAILROAD ANNEXATION TRACT
(NOT PART OF THIS SURVEY)



SCALE IN FEET

LEGEND

- FIR FOUND IRON ROD
- SIR SET IRON ROD
- ANNEXATION LINE
- PROPERTY LINE
- PORCION LINE
- INDICATES PRESENT LAREDO CITY LIMITS LINE



SCALE
1" = 2000'

LINE #	LENGTH	BEARING
L1	80.05'	N67° 58' 54"E
L2	303.43'	S23° 59' 22"E
L3	41.31'	S77° 48' 38"E
L4	70.00'	S34° 18' 09"E
L5	41.31'	S09° 12' 19"W
L6	389.48'	S58° 51' 00"E
L7	238.79'	S32° 44' 41"E
L8	513.02'	S58° 50' 51"E

LINE #	LENGTH	BEARING
L9	80.00'	S31° 09' 09"W
L10	40.71'	N58° 50' 51"W
L11	49.51'	S78° 10' 20"W
L12	451.28'	S31° 11' 31"W
L13	167.63'	S30° 44' 21"E
L14	90.73'	S87° 24' 46"W
L15	124.82'	N30° 44' 21"W
L16	451.23'	N31° 11' 31"E

LINE #	LENGTH	BEARING
L17	49.48'	N13° 49' 40"W
L18	322.61'	N58° 50' 51"W
L19	238.79'	N32° 44' 41"W
L20	389.48'	N58° 51' 00"W
L21	43.43'	N80° 40' 48"W
L22	70.00'	N34° 18' 09"W
L23	43.43'	N12° 04' 30"E
L24	306.18'	N23° 59' 22"W

CERTIFICATE OF SURVEYOR

STATE OF TEXAS
COUNTY OF WEBB
I, JEFFREY G. PUIG, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS SURVEY MAP IS TRUE AND CORRECT AND WAS PREPARED BY AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION, ON THE GROUND, THAT THE CORNER MONUMENTS SHOWN THEREON WERE FOUND OR WILL BE PROPERLY PLACED UNDER MY SUPERVISION.

JEFFREY G. PUIG, R.P.L.S. #5961
03/13/2015
DATE



PROJECT	E0453200	
PLOT DATE/TIME	3/12/2015 10:31 PM	
STATUS	FINAL	
DRAWN BY	F.R.	
CHECKED BY	J.P.	
NO.	DATE	REVISION DESCRIPTION
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CEC
CIVIL ENGINEERING CONSULTANTS
9852 McPherson Road, Ste. 700
TEL: 956-726-7844 FAX: 956-726-7854
TBPE # F-2214 TBPS # 100410-00

**2015 ANNEXATION
PORT DRIVE R.O.W. EXTENSION TRACT
SURVEY OF
7.753 ACRE TRACT**

Revised 3-16-15



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

**2015 ANNEXATION
PORT DRIVE R.O.W. EXTENSION TRACT**

**METES AND BOUNDS DESCRIPTION
7.753 ACRE TRACT**

BEING A 7.753 ACRES TRACT OF LAND, OUT OF A 43,878.5855 ACRE CONVEYANCE OF REMAINDER INTEREST TRACT DATED AUGUST 18, 1997, EFFECTIVE AUGUST 19, 1997, FROM DAVID WINDFIELD KILLAM, ADRIAN KATHLEEN KILLAM AND TRACY LEIGH KILLAM-DILEO, AND DAVID W. KILLAM, AS TRUSTEE TO KILLAM RANCH PROPERTIES, LTD. RECORDED IN VOLUME 540, PAGE 632, DEED RECORDS OF WEBB COUNTY, TEXAS (D.R.W.C.T.), SAID 43,878,5855 ACRE CONVEYANCE OF REMAINDER INTEREST TRACT BEING A PORTION OF THAT CERTAIN 44,142.45 ACRE TRACT, MORE PARTICULARLY DESCRIBED AS TRACT K-1 IN THAT CERTAIN CLARIFICATION CONVEYANCE AND CONFIRMATION OF OWNERSHIP UNTO KILLAM OIL COMPANY DATED FEBRUARY 9, 1987, EFFECTIVE DECEMBER 31, 1981, RECORDED IN VOLUME 1219, PAGES 762-785, D.R.W.C.T., SAID 7.753 ACRE TRACT BEING SITUATED IN PORCION 15, ABSTRACT 53, JOSE P. GARCIA, ORIGINAL GRANTEE, AND PORCION 16, ABSTRACT 46, DOLORES GARCIA, ORIGINAL GRANTEE, WEBB COUNTY, TEXAS. THIS 7.753 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A FOUND 1/2" IRON ROD ON THE SOUTHEAST CORNER OF LOT 11 OF UNITEC INDUSTRIAL CENTER, PHASE 8, RECORDED IN VOLUME 20, PAGE 17, MAP RECORDS OF WEBB COUNTY TEXAS;

THENCE, **NORTH 67° 58' 54" EAST**, ALONG THE SOUTH BOUNDARY LINE OF SAID UNITEC INDUSTRIAL CENTER, PHASE 8, A DISTANCE OF **80.05 FEET** TO A FOUND 1/2" IRON ROD AT THE SOUTHWEST CORNER OF LOT 6 OF SAID UNITEC INDUSTRIAL CENTER, PHASE 8, BEING THE MOST NORTHERN CORNER AND POINT OF DEFLECTION TO THE RIGHT HEREOF;

THENCE, **SOUTH 23° 59' 22" EAST**, A DISTANCE OF **303.43 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT OF A CURVE TO THE LEFT HEREOF;

THENCE, ALONG SAID CURVE HAVING A RADIUS OF **960.00 FEET**, AN ARCH LENGTH OF **107.79 FEET**, A CHORD BEARING OF **SOUTH 27° 12' 21" EAST**, AND A CHORD DISTANCE OF **107.73 FEET** TO A SET 1/2" IRON ROD, BEING AN INTERIOR CORNER AND POINT OF DEFLECTION TO THE LEFT HEREOF;

THENCE, **SOUTH 77° 48' 36" EAST**, A DISTANCE OF **41.31 FEET** TO A SET 1/2" IRON ROD, BEING AN EXTERIOR CORNER AND POINT OF DEFLECTION TO THE RIGHT HEREOF;

THENCE, **SOUTH 34° 18' 09" EAST**, A DISTANCE OF **70.00 FEET** TO A SET 1/2" IRON ROD, BEING AN EXTERIOR CORNER AND POINT OF DEFLECTION TO THE RIGHT HEREOF;

THENCE, **SOUTH 09° 12' 19" WEST**, A DISTANCE OF **41.31 FEET** TO A SET 1/2" IRON ROD, BEING A NON-TANGENT POINT OF A CURVE TO THE LEFT, AND BEING AN INTERIOR CORNER AND POINT OF DEFLECTION TO THE LEFT HEREOF;

THENCE, ALONG SAID CURVE HAVING A RADIUS OF **960.00 FEET**, AN ARCH LENGTH OF **346.29 FEET**, A CHORD BEARING OF **SOUTH 48° 30' 58" EAST**, AND A CHORD DISTANCE OF **344.42 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT HEREOF;

THENCE, **SOUTH 58° 51' 00" EAST**, A DISTANCE OF **389.48 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT OF A CURVE TO THE RIGHT HEREOF;

THENCE, ALONG SAID CURVE HAVING A RADIUS OF **1,040.00 FEET**, AN ARCH LENGTH OF **473.85 FEET**, A CHORD BEARING OF **SOUTH 45° 47' 51" EAST**, AND A CHORD DISTANCE OF **469.76 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT HEREOF;

THENCE, **SOUTH 32° 44' 41" EAST**, A DISTANCE OF **238.79 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT OF A CURVE TO THE LEFT HEREOF;

THENCE, ALONG SAID CURVE HAVING A RADIUS OF **960.00 FEET**, AN ARCH LENGTH OF **429.93 FEET**, A CHORD BEARING OF **SOUTH 45° 34' 27" EAST**, AND A CHORD DISTANCE OF **426.34 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT HEREOF;

THENCE, **SOUTH 58° 50' 51" EAST**, A DISTANCE OF **513.02 FEET** TO A SET 1/2" IRON ROD, BEING THE MOST EASTERN CORNER AND POINT OF DEFLECTION TO THE RIGHT HEREOF;

THENCE, **SOUTH 31° 09' 09" WEST**, A DISTANCE OF **80.00 FEET** TO A SET 1/2" IRON ROD, BEING AN EXTERIOR CORNER AND POINT OF DEFLECTION TO THE RIGHT HEREOF;

THENCE, **NORTH 58° 50' 51" WEST**, A DISTANCE OF **40.71 FEET** TO A SET 1/2" IRON ROD, BEING AN INTERIOR CORNER AND POINT OF DEFLECTION TO THE LEFT HEREOF;

THENCE, **SOUTH 76° 10' 20" WEST**, A DISTANCE OF **49.51 FEET** TO A SET 1/2" IRON ROD, BEING AN INTERIOR CORNER AND POINT OF DEFLECTION TO THE LEFT HEREOF;

THENCE, **SOUTH 31° 11' 31" WEST**, A DISTANCE OF **451.28 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT OF A CURVE TO THE LEFT HEREOF;

THENCE, ALONG SAID CURVE HAVING A RADIUS OF **460.00 FEET**, AN ARCH LENGTH OF **497.21 FEET**, A CHORD BEARING OF **SOUTH 00° 13' 35" WEST**, AND A CHORD DISTANCE OF **473.36 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT HEREOF;

THENCE, **SOUTH 30° 44' 21" EAST**, A DISTANCE OF **167.63 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT OF A CURVE TO THE LEFT HEREOF;

THENCE, **SOUTH 87° 24' 46" WEST**, ALONG THE NORTH PROPERTY LINE OF SAID 29.435 ACRE TRACT, A DISTANCE OF **90.73 FEET** TO A SET 1/2" IRON ROD AT THE NORTH PROPERTY LINE OF SAID 29.435 ACRE TRACT, BEING AN EXTERIOR CORNER AND POINT OF DEFLECTION TO THE RIGHT HEREOF;

THENCE, **NORTH 30° 44' 21" WEST**, A DISTANCE OF **124.82 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT OF A CURVE TO THE RIGHT HEREOF;

THENCE, ALONG SAID CURVE HAVING A RADIUS OF **540.00 FEET**, AN ARCH LENGTH OF **583.69 FEET**, A CHORD BEARING OF **NORTH 00° 13' 35" WEST**, AND A CHORD DISTANCE OF **555.68 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT HEREOF;

THENCE, **NORTH 31° 11' 31" EAST**, A DISTANCE OF **451.23 FEET** TO A SET 1/2" IRON ROD, BEING AN INTERIOR CORNER AND POINT OF DEFLECTION TO THE LEFT HEREOF;

THENCE, **NORTH 13° 49' 40" WEST**, A DISTANCE OF **49.48 FEET** TO A SET 1/2" IRON ROD, BEING AN INTERIOR CORNER AND POINT OF DEFLECTION TO THE LEFT HEREOF;

THENCE, **NORTH 58° 50' 51" WEST**, A DISTANCE OF **322.61 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT OF A CURVE TO THE RIGHT HEREOF;

THENCE, ALONG SAID CURVE HAVING A RADIUS OF **1,040.00 FEET**, AN ARCH LENGTH OF **466.07 FEET**, A CHORD BEARING OF **NORTH 45° 34' 59" WEST**, AND A CHORD DISTANCE OF **462.18 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT HEREOF;

THENCE, **NORTH 32° 44' 41" WEST**, A DISTANCE OF **238.79 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT OF A CURVE TO THE LEFT HEREOF;

THENCE, ALONG SAID CURVE HAVING A RADIUS OF **960.00 FEET**, AN ARCH LENGTH OF **437.40 FEET**, A CHORD BEARING OF **NORTH 45° 47' 51" WEST**, AND A CHORD DISTANCE OF **433.63 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT HEREOF;

THENCE, **NORTH 58° 51' 00" WEST**, A DISTANCE OF **389.48 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT OF A CURVE TO THE RIGHT HEREOF;

THENCE, ALONG SAID CURVE HAVING A RADIUS OF **1,040.00 FEET**, AN ARCH LENGTH OF **380.57 FEET**, A CHORD BEARING OF **NORTH 48° 22' 01" WEST**, AND A CHORD DISTANCE OF **378.45 FEET** TO A SET 1/2" IRON ROD, BEING AN INTERIOR CORNER AND POINT OF DEFLECTION TO THE LEFT HEREOF;

THENCE, **NORTH 80° 40' 48" WEST**, A DISTANCE OF **43.43 FEET** TO A SET 1/2" IRON ROD, BEING AN EXTERIOR CORNER AND POINT OF DEFLECTION TO THE RIGHT HEREOF;

THENCE, **NORTH 34° 18' 09" WEST**, A DISTANCE OF **70.00 FEET** TO A SET 1/2" IRON ROD, BEING AN EXTERIOR CORNER AND POINT OF DEFLECTION TO THE RIGHT HEREOF;

THENCE, **NORTH 12° 04' 30" EAST**, A DISTANCE OF **43.43 FEET** TO A SET 1/2" IRON ROD, BEING A NON-TANGENT POINT OF A CURVE TO THE RIGHT, AND BEING AN INTERIOR CORNER AND POINT OF DEFLECTION TO THE LEFT HEREOF;

THENCE, ALONG SAID CURVE HAVING A RADIUS OF **1,040.00 FEET**, AN ARCH LENGTH OF **122.19 FEET**, A CHORD BEARING OF **NORTH 27° 21' 19" WEST**, AND A CHORD DISTANCE OF **122.12 FEET** TO A SET 1/2" IRON ROD, BEING A TANGENT POINT HEREOF;

THENCE, **NORTH 23° 59' 22" WEST**, A DISTANCE **306.18 FEET** TO THE **POINT OF BEGINNING** CONTAINING 7.753 ACRES OF LAND, MORE OF LESS.

BASIS OF BEARINGS: BEARINGS BASED ON THE NORTH LINE OF MISSOURI PACIFIC COMPANY RAIL YARD FACILITIES SUBDIVISION, PHASE 1 PLAT RECORDED IN VOLUME 9, PAGE 51, PUBLIC RECORDS OF WEBB COUNTY, AND A 532.25 ACRE "MOPAC RAIL YARD TRACT" ANNEXED BY THE CITY OF LAREDO, TEXAS, AS PER CITY ORDINANCE NO. 90-0-216 DATED OCTOBER 15, 1990 AND RECORDED IN VOLUME 1453, PAGES 433-440, REAL PROPERTY RECORDS OF WEBB COUNTY, TEXAS.





CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

**BOUNDARY
CLOSURE CALCULATIONS**

Port Drive Right-of-Way Extension Tract – 7.753 ACRES

Being a 7.753 acre tract of land, out of the 43,878.5855 acre tract conveyed to Killam Ranch Properties, LTD., recorded in Volume 540, Page 632, Deed Records of Webb County, Texas, situated in Porcion 15, Jose P. Garcia original grantee, Abstract 53, and Porcion 16, Dolores Garcia original grantee, Abstract 46, Webb County, Texas.

Course: N 67°58'54" E	Distance: 80.05'
Course: S 23° 59' 22" E	Distance: 303.43'
Course: S 27°12'21" E Radius: 960.00'	Distance: 107.73' Length: 107.79'
Course: S 77°48'36" E	Distance: 41.31'
Course: S 34°18'09" E	Distance: 70.00'
Course: S 09°12'19" W	Distance: 41.31'
Course: S 48°30'58" E Radius: 960.00'	Distance: 344.42' Length: 346.29'
Course: S 58°51'00" E	Distance: 389.48'
Course: S 45°47'51" E Radius: 1,040.00'	Distance: 469.76' Length: 473.85'
Course: S 32°44'41" E	Distance: 238.79'
Course: S 45°34'27" E Radius: 960.00'	Distance: 426.34' Length: 429.93'
Course: S 58°50'51" E	Distance: 513.02'
Course: S 31°09'09" W	Distance: 80.00'
Course: N 58°50'51" W	Distance: 40.71'
Course: S 76°10'20" W	Distance: 49.51'
Course: S 31°11'31" W	Distance: 451.28'
Course: S 00°13'35" W Radius: 460.00'	Distance: 473.36' Length: 497.21'
Course: S 30°44'21" E	Distance: 167.63'
Course: S 87°24'46" W	Distance: 90.73'

SAN ANTONIO · LAREDO · BRYAN/COLLEGE STATION

Course: N 30°44'21" W	Distance: 124.82'
Course: N 00°13'35" W Radius: 540.00'	Distance: 555.68' Length: 583.69'
Course: N 31°11'31" E	Distance: 451.23'
Course: N 13°49'40" W	Distance: 49.48'
Course: N 58°50'51" W	Distance: 322.61'
Course: N 45°34'59" W Radius: 1,040.00'	Distance: 462.18' Length: 466.07'
Course: N 32°44'41" W	Distance: 238.79'
Course: N 45°47'51" W Radius: 960.00'	Distance: 433.63' Length: 437.40'
Course: N 58°51'00" W	Distance: 389.48'
Course: N 48°22'01" W Radius: 1,040.00'	Distance: 378.45' Length: 380.57'
Course: N 80°40'48" W	Distance: 43.43'
Course: N 34°18'09" W	Distance: 70.00'
Course: N 12°04'30" E	Distance: 43.43'
Course: N 27°21'19" W Radius: 1,040.00'	Distance: 122.12' Length: 122.19'
Course: N 23° 59' 22" W	Distance: 306.18'



Perimeter: 8,441.70'	
Area: 337,724.1111 sq.ft.	7.753 acres, more or less
Error of Closure: 0.0154'	Course: N 73°03' 40" W

Public Hearings (also Intro Ord)

City Council-Special

Meeting Date: 04/27/2015

Initiated By: Laredo Town Center LP

Staff Source: Nathan R. Bratton, Planning Director

SUBJECT

Second public hearing on the voluntary annexation of the Laredo Town Center Tract (Tract 6) being 9.457 acres, more or less, located east of Loop 20 (Bob Bullock Loop) and north of El Ranchito Road (RR 6078A).

PREVIOUS COUNCIL ACTION

On January 20, 2015, the City Council adopted a schedule of hearings and proceedings for voluntary annexations for the calendar year 2015 and, on February 20, 2015, directed staff to prepare a service plan for this proposed annexation. On April 20, 2015, City Council held the first public hearing for the proposed annexation of this tract.

BACKGROUND

This is the first of two statutorily required hearings prior to the institution of proceedings. This hearing was noticed on April 3, 2015. The second public hearing is scheduled for April 27, 2015. Voluntary Annexations: Tract 1: Majestic Realty Tract - 1,992.92 acres, more or less, located east of Unitec Industrial Park. Tract 2: 4V Holdings Tract - 83.4979 acres, more or less, located east of Cuatro Vientos Road and south of Wormser Road. Tract 4: Union Pacific Tract - 29.435 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard. Tract 5: Port Drive R.O. W. Extension Tract - 7.753 acres, more or less, located south of Unitec Industrial Park and north of the Missouri Pacific Rail Yard. Tract 6: Laredo Town Center Tract - 9.457 acres, more or less, located east of Loop 20 (Bob Bullock Loop) and north of El Ranchito Road (RR 6078A).

COMMITTEE RECOMMENDATION

N/A

STAFF RECOMMENDATION

To conduct a public hearing for this tract.

Fiscal Impact

Fiscal Year:	2015
Budgeted Y/N?:	N/A
Source of Funds:	N/A

Account #: N/A

Change Order: Exceeds 25% Y/N: N/A

FINANCIAL IMPACT:

N/A

Attachments

Tract 6 Laredo Town Center (aerial)

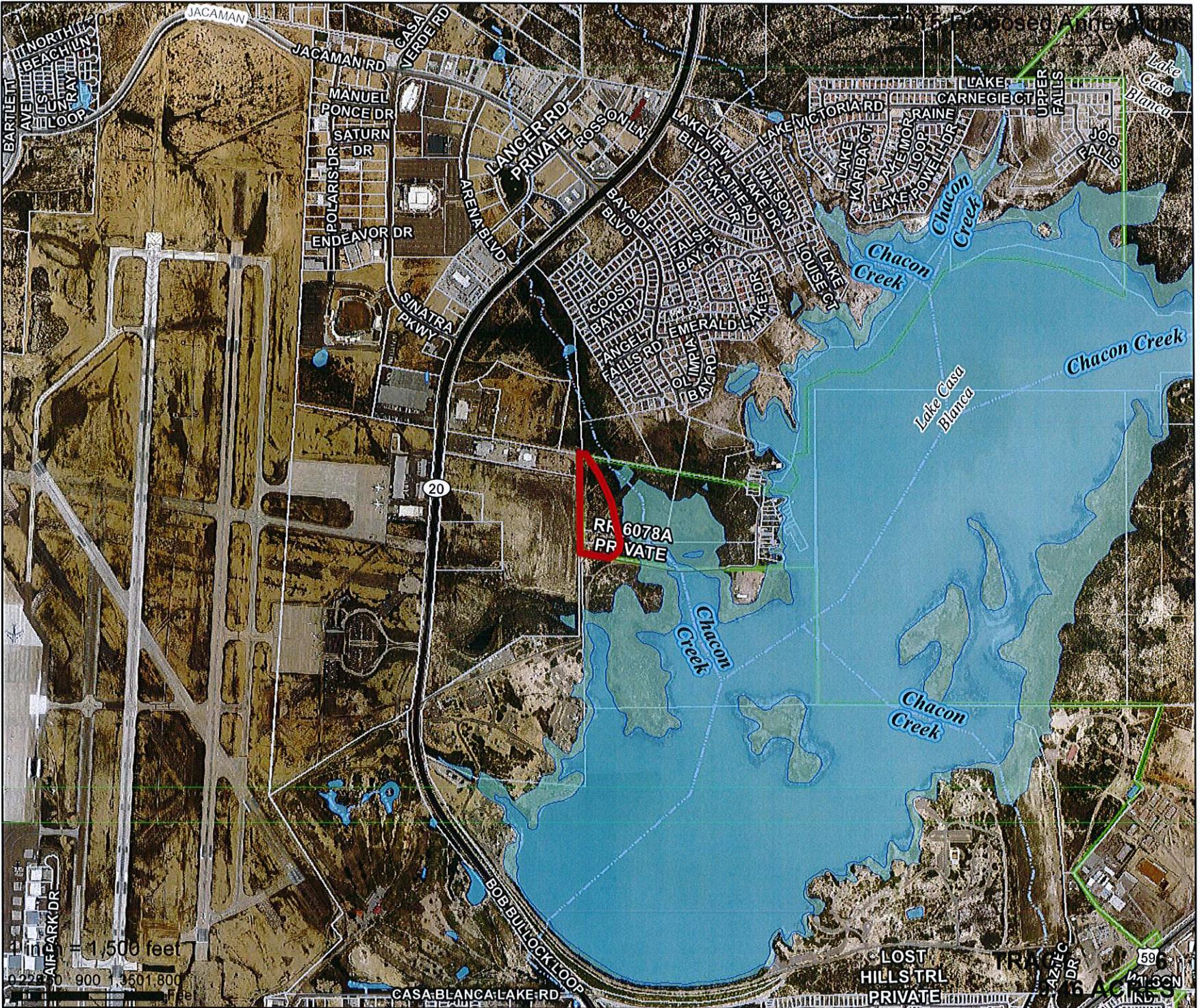
Tract 6 Laredo Town Center Map

Tract 6 Laredo Town Center Survey

Tract 6 Laredo Town Center Legal Description (mees and bounds)



DISCLAIMER
The information provided in this map was submitted to, gathered by and/or developed by the City of Laredo, from various sources. Geographic information has a high probability of becoming outdated from the time it is collected and therefore, at-present ground conditions should be assessed to determine the accuracy or provided information. The City of Laredo assumes no liability for any decisions made or actions taken or not taken by the user of this data in reliance upon any data furnished herewith. The use of this data indicates your unconditional acceptance of all risks associated with the use of this data.





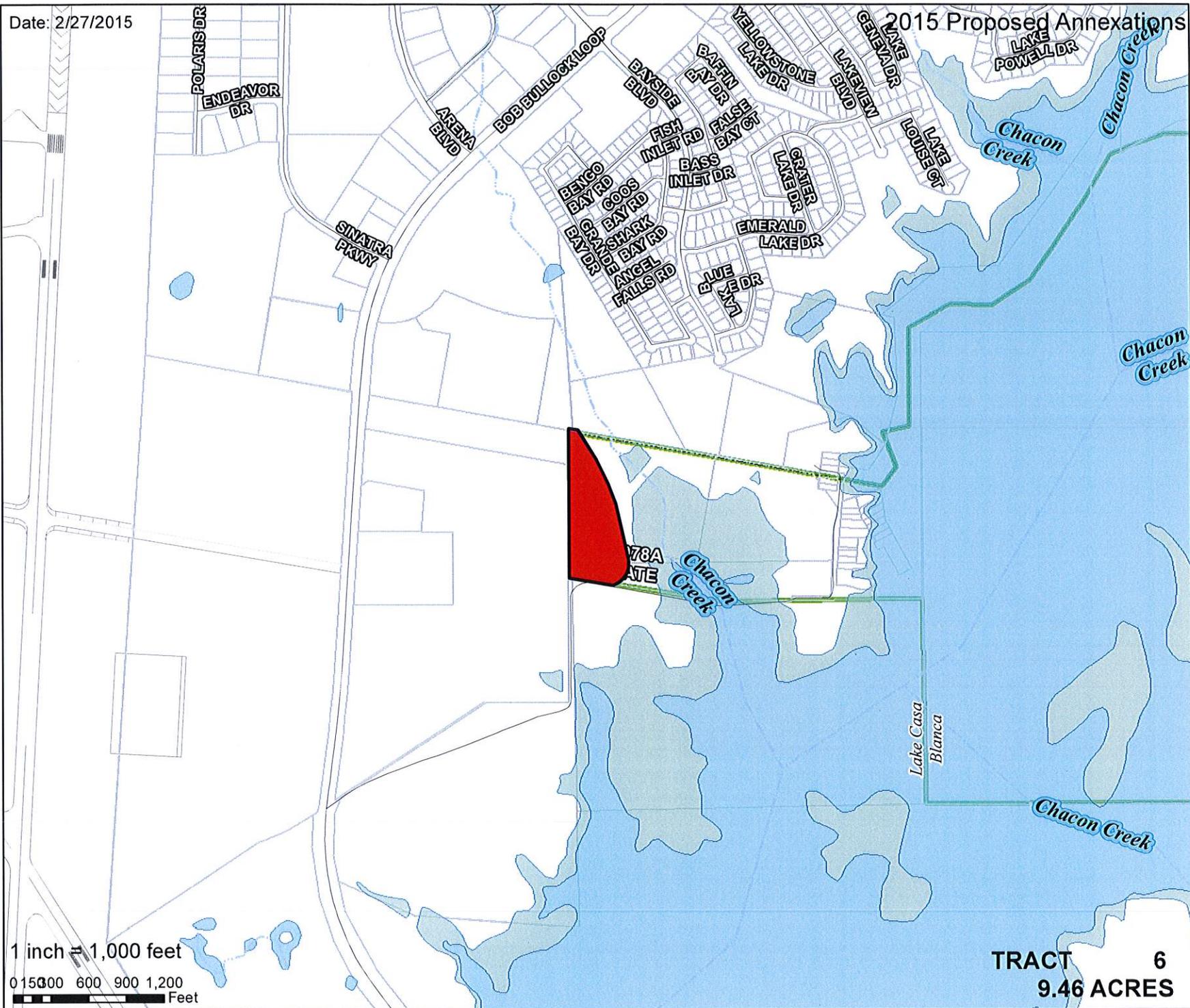
Date: 2/27/2015

DISCLAIMER
The information provided in this map was submitted to, gathered by and/or developed by the City of Laredo from various sources. Geographic information has a high probability of becoming outdated from the time it is collected and therefore, at-present ground conditions should be assessed to determine the accuracy of provided information. The City of Laredo assumes no liability for any decisions made or actions taken or not taken by the user of this data in reliance upon any data furnished herewith. The use of this data indicates your unconditional acceptance of all risks associated with the use of this data.



1 inch = 1,000 feet

0 150 300 600 900 1,200
Feet

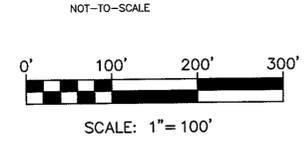
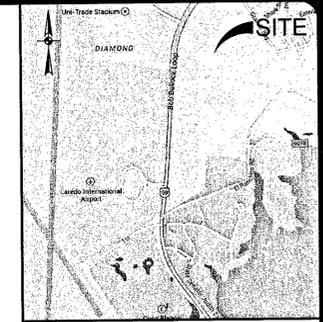


TRACT 6
9.46 ACRES

Date: Mar 05, 2015, 3:27pm User ID: tpalomo
 File: N:\Survey\14-9300\9332-14\ANNEXATION TRACT.dwg



- NOTES:
1. THE PROFESSIONAL SERVICES PROVIDED HERewith INCLUDE THE PREPARATION OF A FIELD NOTE DESCRIPTION.
 2. THE BEARINGS ARE BASED ON THE LAREDO INTERNATIONAL AIRPORT PASSENGER TERMINAL SUBDIVISION RECORDED IN VOLUME 16, PAGES 45-47 OF THE PLAT RECORDS OF WEBB COUNTY TEXAS.
 3. THIS DOCUMENT WAS PREPARED UNDER 22TAC663.21. 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.



NO.	REVISION	DATE
1	REVISED CHORD BEARING	03-05-15

PAPE-DAWSON ENGINEERS

2000 NW LOOP 410 | SAN ANTONIO TEXAS 78213 | PHONE: 210.375.9000
 TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION # 470 | FAX: 210.375.9010
 TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, FIRM REGISTRATION # 10228900

ANNEXATION EXHIBIT

A 9.457 ACRES TRACT OF LAND OUT OF THAT 53.626 ACRE TRACT RECORDED IN VOLUME 2574, PAGE 425 OF THE OFFICIAL PUBLIC RECORDS OF WEBB COUNTY, TEXAS BEING OUT OF THE R.S. RUMSEY SURVEY NUMBER 1022, ABSTRACT 654, WEBB COUNTY, TEXAS.



JOB NO. 9332-14
 DATE FEB. 2015
 CHECKED D.A.C. DRAWN A.P.
 CIVIL JOB NO. 8578-00
 REFERENCE: ---
 SHEET 1 OF 1

Rev'ed 3-16-15

FIELD NOTES
FOR
PROPOSED ANNEXATION

A 9.457 acre, tract of land out of that 53.626 acre tract recorded in Volume 2574, Page 425 of the Official Public Records of Webb County, Texas, being out of the R.S. Rumsey Survey Number 1022, Abstract 654, Webb County, Texas.. Said 9.457 acre tract being more fully described as follows, with bearings based on the Laredo International Airport Passenger Terminal Subdivision recorded in Volume 16, Pages 45-47 of the Plat Records of Webb County, Texas.;

BEGINNING: At a point on the west line of a 53.626 acre tract recorded in Volume 2574, Page 425 of the Official Public Records of Webb County, Texas, and being the northeast corner of Lot 1 of said Laredo International Airport Passenger Terminal Subdivision;

THENCE: Along and with the west and north line of said 53.626 acre tract the following bearings and distances;
N 00°04'14" W, a distance of 273.13 feet to a point to the northwest corner of said 53.626 acre tract;

THENCE: S 80°03'00" E, a distance of 74.62 feet to a point the northwest corner of a 44.219 acre conservation easement recorded in Volume 2639, Page 814 of the Official Public Records of Webb County, Texas;

THENCE: Departing the north line of said 53.626 acre tract, with the west line of said conservation easement, the following bearings and distances;

S 32°09'46" E, a distance of 279.40 feet to a point;

S 26°05'43" E, a distance of 222.92 feet to a point;

S 20°47'26" E, a distance of 161.57 feet to a point;

S 12°12'56" E, a distance of 454.64 feet to a point;

Along a non-tangent curve to the right, said curve having a radial bearing of S 80°46'04" W, a radius of 184.04 feet, a central angle of 79°09'59", a chord bearing and distance of S 30°21'04" W, 234.54 feet, for an arc length of 254.29 feet to a point;

THENCE: S 72°41'54" W, a distance of 6.32 feet to a point on the south line of said 53.626 acre tract and the southwest corner of said conservation easement;

THENCE: N 80°31'52" W, along and with the south line of said 53.626 acre tract, a distance of 352.63 feet to a point on the east line of said Lot 1, the southwest corner of said 53.626 acre tract;

THENCE: N 00°04'14" W, along and with the east line of said Lot 1, the west line of said 53.626 acre tract, a distance of 918.15 feet to a point the POINT OF BEGINNING, and containing 9.457 acres in the Webb County, Texas. Said tract being described in accordance with an exhibit prepared by Pape-Dawson Engineers, Inc. under job number 9332-14 by Pape-Dawson Engineers, Inc.

“This document was prepared under 22TAC663.21, 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.”

PREPARED BY: Pape-Dawson Engineers, Inc.
DATE: February 19, 2015
JOB NO. 9332-14
DOC. ID. N:\Survey14\14-9300\9332-14\Field Notes\FN 9.457 acres annexation.docx
TBPE Firm Registration #470
TBPLS Firm Registration #100288-00



Pape Dawson Engineers Inc.

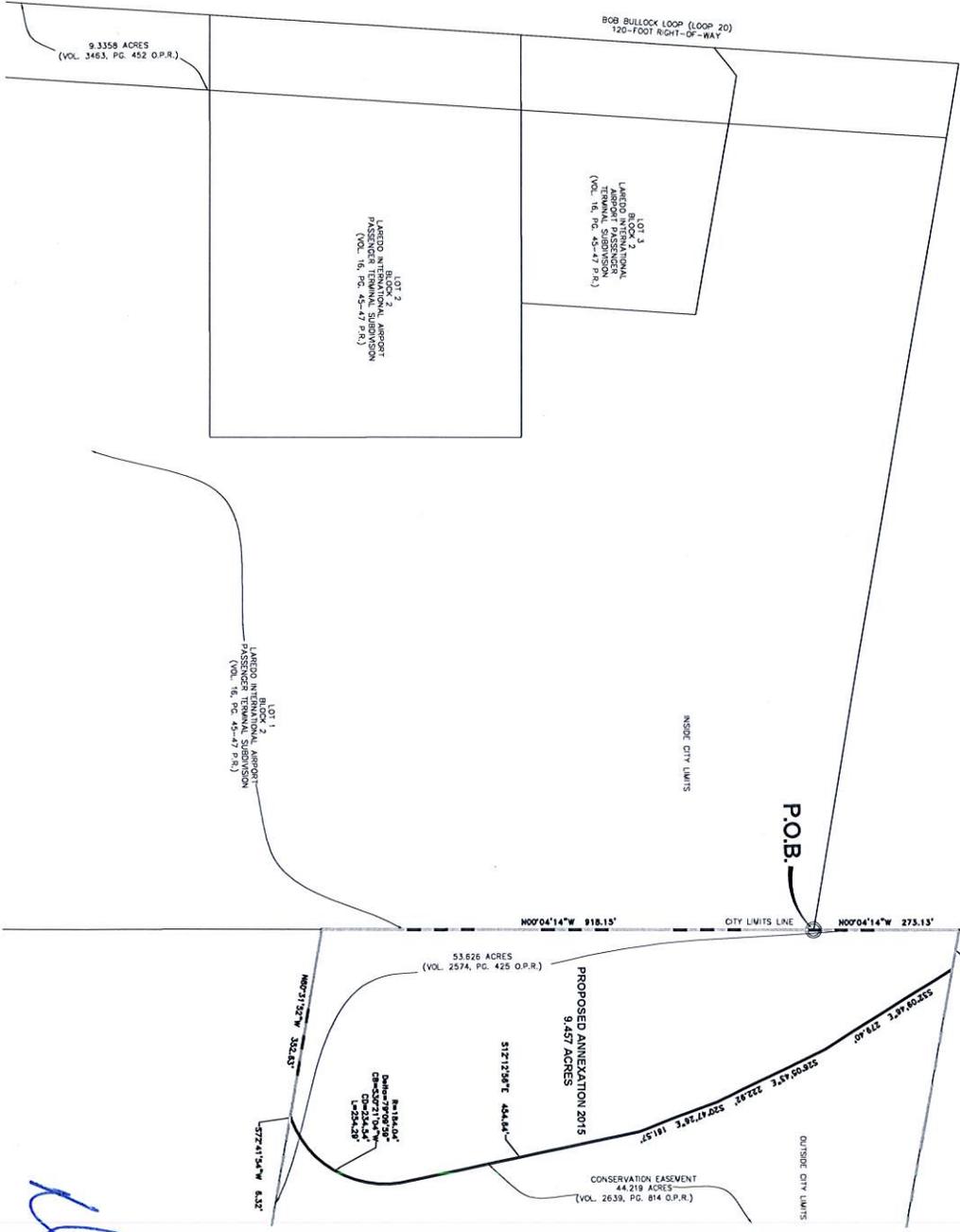
Parcel Inverse Report

Report Date: 2/19/2015 3:24:14 PM

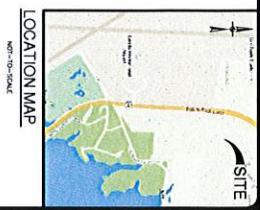
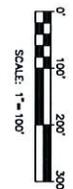
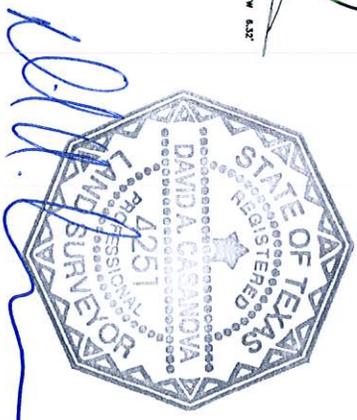
Parcel Survey BNDY : 1		
Point whose Northing is -283.004 and whose Easting is 1629.065		
	Bearing: N 0-4-14.000 W	Length: 273.13
Point whose Northing is -9.875 and whose Easting is 1628.729		
	Bearing: S 80-2-60.000 E	Length: 74.62
Point whose Northing is -22.769 and whose Easting is 1702.230		
	Bearing: S 32-9-46.000 E	Length: 279.40
Point whose Northing is -259.295 and whose Easting is 1850.964		
	Bearing: S 26-5-43.000 E	Length: 222.92
Point whose Northing is -459.492 and whose Easting is 1949.019		
	Bearing: S 20-47-26.000 E	Length: 161.57
Point whose Northing is -610.541 and whose Easting is 2006.368		
	Bearing: S 12-12-56.000 E	Length: 454.64
Point whose Northing is -1054.887 and whose Easting is 2102.566		
	Curve	
	Direction P.C. to Radius:	S 80-46-4.373 W
	Radius Length:	184.04
	Delta:	79° 09' 59.25"
	Curve Length:	254.291
	Chord Length:	234.54
	Chord Direction:	S 30-21-4.000 W
	Direction Radius to P.T.:	S 20-3-56.373 E
Point whose Northing is -1257.282 and whose Easting is 1984.053		
	Bearing: S 72-41-54.000 W	Length: 6.32
Point whose Northing is -1259.162 and whose Easting is 1978.019		
	Bearing: N 80-31-52.000 W	Length: 352.63
Point whose Northing is -1201.150 and whose Easting is 1630.195		
	Bearing: N 0-4-14.000 W	Length: 918.15
Area		
	Acre	9.457



2-19-2015



- NOTES:
1. THE PROFESSIONAL SERVICES PROVIDED HEREWITH INCLUDE THE PREPARATION OF A FIELD NOTE.
 2. THE BEARINGS ARE BASED ON THE LAREDO INTERNATIONAL AIRPORT PASSENGER TERMINAL SUBDIVISION RECORDED IN VOLUME 16, PAGES 45-47 OF THE PLAT RECORDS OF WEBB COUNTY, TEXAS.
 3. THIS CLIENT HAS PREPARED JUDICIAL PROCEEDING NO. 2014-04-21. DOES NOT REFLECT THE RESULTS OF AN ON-PROPERTY 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 RECONSTRUCTION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.



PROJECT NAME: LAREDO TOWN CENTER

<p>ANNEXATION EXHIBIT</p> <p>A 9.457 ACRES, TRACT OF LAND OUT OF THAT 53,626 ACRE TRACT RECORDED IN VOLUME 2574, PAGE 425 OF THE OFFICIAL PUBLIC RECORDS OF WEBB COUNTY, TEXAS, BEING OUT OF THE R & R RUMSEY SURVEY NUMBER 1022, ABSTRACT 654, WEBB COUNTY, TEXAS.</p>		<p>PAPE-DAWSON ENGINEERS</p> <p>2000 NW LOOP 410 SAN ANTONIO, TEXAS 78213 PHONE: 210.375.9000 TEXAS BOARD OF PROFESSIONAL ENGINEERS, FIRM REGISTRATION # 410 TEXAS BOARD OF PROFESSIONAL LAND SURVEYING, FIRM REGISTRATION # 1002800</p>		<table border="1"> <thead> <tr> <th>NO.</th> <th>REVISION</th> <th>DATE</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>REVISED CHOP BOARD</td> <td>02-26-15</td> </tr> </tbody> </table>	NO.	REVISION	DATE	1	REVISED CHOP BOARD	02-26-15
NO.	REVISION	DATE								
1	REVISED CHOP BOARD	02-26-15								
<p>FORM NO. 9332-14 DATE: 07/11/2011 PLOT NO. 01 OF 01 DRAWN BY: J.C. CASANOVA, L.S. CHECKED BY: J.C. CASANOVA, L.S. REVISIONS: ---</p>		<p>SCALE: 1" = 100'</p>								

City Council-Special

Meeting Date: 04/27/2015

Initiated By: Jesus Olivares, City Manager

Staff Source: Raul Casso, City Attorney

SUBJECT

Discussion with possible action regarding Ordinance No. 2014-O-064, the "Plastic Bag" ordinance, with possible amendments thereto, and any related matters.

PREVIOUS COUNCIL ACTION

This ordinance is scheduled to go into effect April 30, 2015. Recent legal developments pose challenges to the proposed effective date. On Monday, April 20, a hearing on litigation regarding this ordinance was heard. The construction given to the ordinance contravenes Council intent and meaning of ordinance. This item follows for discussion and clarification.

BACKGROUND

None

COMMITTEE RECOMMENDATION

N/A

STAFF RECOMMENDATION

Approval of this Staff Report.

Fiscal Impact

Fiscal Year:

Budgeted Y/N?:

Source of Funds:

Account #:

Change Order: Exceeds 25% Y/N:

FINANCIAL IMPACT:

N/A

City Council-Special

Meeting Date: 04/27/2015

Initiated By: Jesus Olivares, City Manager

Staff Source: Raul Casso, City Attorney

SUBJECT

Request for Executive Session pursuant to Texas Government Code Section 551.071(1)(a) to consult with attorney on pending/contemplated/and motioned for litigation in what was Cause No. 2015CVQ001077-D3; Laredo Merchants Association v. City of Laredo; in the 341st Judicial District Court, Webb County, Texas; and return to open session for possible action.

VENDOR INFORMATION FOR COMMITTEE AGENDA

None.

PREVIOUS COUNCIL ACTION

None.

BACKGROUND

City of Laredo was served March 31, 2015 with copy of Citation Plaintiff's Original Petition and Application for Temporary Restraining Order. As yet, the Court has not issued the Temporary Restraining Order to stop Ordinance 2014-O-064 from taking effect on April 30, 2015. A hearing on Plaintiff's TRO was heard on April 10. The Court set hearing on Temporary Injunction April 20, 2015 at 9 a.m. *The Court set hearing on Plaintiff's Motion to Enforce Open Court Agreement and/or in the Alternative, Motion to Reinstate Case and Motion for Temporary Injunction, Motion for Sanctions, and Motion for Expedited Consideration April 28, 2015 at 9:00 a.m.*

The ordinance in question, namely, the "plastic bag" ordinance, has a long history. The lawsuit questions the constitutional legality of the ordinance as well as the City's intent vis-à-vis statutory prohibitions against passing such ordinances for solid waste management purposes.

COMMITTEE RECOMMENDATION

None.

STAFF RECOMMENDATION

None.

Council Comm.

COUNCIL COMMUNICATION

DATE: 04/27/15	SUBJECT: EXECUTIVE SESSION Request for Executive Session pursuant to Texas Government Code Section 551.071(1)(a) to consult with attorney on pending/contemplated/and motioned for litigation in what was Cause no. 2015CVQ001077-D3; Laredo Merchants Association v. City of Laredo; in the 341 st Judicial District Court, Webb County, Texas; and return to open session for possible action.	
INITIATED BY: Jesus Olivares City Manager		STAFF SOURCE: Raul Casso City Attorney
PREVIOUS ACTION: None.		
BACKGROUND: City of Laredo was served March 31, 2015 with copy of Citation Plaintiff's Original Petition and Application for Temporary Restraining Order. As yet, the Court has not issued the Temporary Restraining Order to stop Ordinance 2014-O-064 from taking effect on April 30, 2015. A hearing on Plaintiff's TRO was heard on April 10. The Court set hearing on Temporary Injunction April 20, 2015 at 9 a.m. <i>The Court set hearing on Plaintiff's Motion to Enforce Open Court Agreement and/or in the Alternative, Motion to Reinstate Case and Motion for Temporary Injunction, Motion for Sanctions, and Motion for Expedited Consideration April 28, 2015 at 9:00 a.m.</i> The ordinance in question, namely, the "plastic bag" ordinance, has a long history. The lawsuit questions the constitutional legality of the ordinance as well as the City's intent vis-à-vis statutory prohibitions against passing such ordinances for solid waste management purposes.		
FINANCIAL: None.		
RECOMMENDATION: None.		STAFF RECOMMENDATION: None.