

PLANNING DEPARTMENT
City of Carrollton
Date: 12/06/2016

DEVELOPMENT NAME:
East side of Standridge Drive

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CARROLLTON, TEXAS ANNEXING APPROXIMATELY 1.078 ACRES OF LAND CONTAINING THE EAST 45-FEET OF RIGHT-OF-WAY OF STANDRIDGE DRIVE, ALSO REFERRED TO AS HOLY GRAIL DRIVE, BETWEEN HEBRON PARKWAY AND POLSER ROAD AND EXTENDING THE BOUNDARY LIMITS OF SAID CITY SO AS TO INCLUDE THE HEREINAFTER DESCRIBED PROPERTY WITHIN SAID CITY LIMITS, AND GRANTING TO ALL INHABITANTS AND OWNERS OF SAID OF OTHER CITIZENS AND BINDING SAID PROPERTY ALL THE RIGHTS AND PRIVILEGES INHABITANTS BY ALL THE ACTS, ORDINANCES, RESOLUTIONS, AND REGULATIONS OF THE CITY; DIRECTING THE CITY SECRETARY TO FILE A COPY OF THIS ORDINANCE WITH THE COUNTY; APPROVING A SERVICE PLAN; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE ON AND AFTER ADOPTION AND PUBLICATION.

WHEREAS, the charter of the City of Carrollton, Texas authorizes the annexation of territory subject to the laws of the state;

WHEREAS, a certain tract of land of approximately 1.078-acres, herein after described on Exhibit A, which is attached hereto and incorporated herein, is owned by the City of Carrollton and is contiguous to the present city limits of the City of Carrollton;

WHEREAS, the City of Lewisville has previously relinquished its extraterritorial jurisdiction over the territory in favor of the City of Carrollton, and the territory lies within the extraterritorial jurisdiction of the City of Carrollton;

WHEREAS, a service plan has been developed and presented for said territory, two public hearings were held, and all other requirements under the provisions of Chapter 43 of the Texas Local Government Code have been fulfilled;

WHEREAS, the procedures prescribed by the City Charter and applicable state laws have been duly followed with respect to the said tract; and

WHEREAS, the members of the Council of the City of Carrollton have concluded that said area should be made a part of the City of Carrollton, Texas;

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

Section 1.

The territory described in Exhibit A and generally depicted in Exhibit B, attached hereto and incorporated herein, is hereby annexed to the City of Carrollton, Texas, and the boundary limits of the City of Carrollton be and the same are hereby extended to include above described territory within the city limits, and the same shall hereafter be included within the territorial limits of said city, and the inhabitants and owners of property hereafter shall be entitled to all rights and privileges of other citizens of the city and shall be bound by all acts, ordinances, resolutions and regulations of the city.

Section 2.

The City Secretary is hereby directed to file with the County Clerk of Denton County, Texas a certified copy of this ordinance.

Section 3.

The proposed service plan is attached hereto as Exhibit C and is hereby approved.

Section 4.

The terms and provisions of this ordinance are severable and are governed by Section 10.07 of the Code of Ordinances, City of Carrollton, Texas.

Section 5.

This ordinance shall be effective from and after its adoption and publication.

PASSED AND APPROVED this the Sixth day of December, 2016.

CITY OF CARROLLTON

By: _____
Matthew Marchant, Mayor

ATTEST:

Laurie Garber
City Secretary

APPROVED AS TO FORM:

APPROVED AS TO CONTENT:

Susan Keller
Assistant City Attorney

Loren Shapiro, AICP
Chief Planer

EXHIBIT A
LEGAL DESCRIPTION:

FIELD NOTES TO A PART OF A CALLED 36.5 ACRE TRACT OF LAND IN THE RICHARD HENSWORTH SURVEY, ABSTRACT NO. 578, DENTON COUNTY, TEXAS, DESCRIBED IN A DEED FROM WALTER EDWIN BERNDT AND ANNIE LUCINDA BERNDT TO CHB FARM, L.P., RECORDED IN VOLUME 4477, PAGE 1573, OFFICIAL PUBLIC RECORDS, DENTON COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT 1/4-INCH CAPPED IRON ROD SET AT THE INTERSECTION OF THE EAST RIGHT-OF-WAY LINE OF STANDRIDGE DRIVE (A VARIABLE WIDTH RIGHT-OF-WAY) AND THE NORTH RIGHT-OF-WAY LINE OF HEBRON PARKWAY (A VARIABLE WIDTH RIGHT-OF-WAY);

THENCE NORTH 00°57'39" WEST WITH SAID EAST RIGHT-OF-WAY LINE A DISTANCE OF 1037.34' TO A POINT FOR CORNER;

THENCE NORTH 89°01'48" EAST DEPARTING SAID EAST RIGHT-OF-WAY LINE A DISTANCE OF 45.00' TO A POINT FOR CORNER;

THENCE SOUTH 00°57'39" EAST A DISTANCE OF 1012.22' TO A POINT FOR CORNER;

THENCE SOUTH 45°48'53" EAST A DISTANCE OF 35.45' TO A POINT FOR CORNER;

THENCE SOUTH 89°02'21" WEST A DISTANCE OF 70.00' TO THE POINT OF BEGINNING AND ENCLOSING 1.078 ACRES OF LAND, MORE OR LESS.

EXHIBIT B

Location



EXHIBIT C

MUNICIPAL SERVICE PLAN

FIRE AND POLICE

Existing Services: None

Services to be Provided: Fire suppression will be available to the area upon annexation. Primary fire response will be provided by Fire Station No. 7, located at 4750 N. Josey Lane and secondary response by Fire Station No. 4, located at 2155 E. Rosemeade Parkway. Adequate fire suppression activities can be afforded to the annexed area within current budget appropriation. Fire prevention activities will be provided by the Fire Marshal's office as needed.

Currently, the area is under the jurisdiction of the Denton County Sheriff's Office. However, upon annexation, the City of Carrollton Police Department will extend regular and routine patrols to the area. It is anticipated that the implementation of police patrol activities can be effectively accommodated within the current budget and staff appropriation.

BUILDING INSPECTION

Existing Services: None

Services to be Provided: The Building Inspection Department will provide Code Enforcement Services upon annexation. This includes issuing building, electrical and plumbing permits for any new construction and remodeling, and enforcing all other applicable codes which regulate building construction within the City of Carrollton.

PLANNING AND ZONING

Existing Services: None

Services to be Provided: The Planning Department's responsibility for regulating development and land use through the administration of the City of Carrollton's Comprehensive Zoning Ordinance will extend to this area on the effective date of the annexation. The property will also continue to be regulated under the requirements of the City of Carrollton's Comprehensive Subdivision Ordinance. These services can be provided within the department's current budget.

LIBRARY

Existing Services: None

Services to be Provided: Upon the effective date of annexation, free library use privileges will be available to anyone residing in this area. These privileges can be provided within the current budget appropriation.

ENVIRONMENTAL CODE ENFORCEMENT

Existing Services: None

Services to be Provided: The Environmental Services Department will implement the enforcement of the City's environmental ordinances and regulations on the effective date of the annexation. Such services can be provided with current Environmental Services Personnel and within the current budget appropriation. In addition, animal control services will be provided to the area as needed.

STORM WATER MANAGEMENT

Existing Services: None

Services to be Provided: Developers will provide storm water drainage at their own expense and will be inspected by the City Engineers at time of completion. The City will then maintain the drainage upon approval.

WATER AND SANITARY SEWER SERVICE

Existing Services: Yes

Services to be Provided: Water service to the area will be provided in accordance with the applicable codes and departmental policy. When other property develops in the adjacent area, water service shall be provided in accordance with extension ordinances. Extension of service shall comply with City codes and ordinances.

Sanitary sewer service to the area of proposed annexation will be provided in accordance with applicable codes, Carrollton General Design Standard (GDS) and departmental policy. When property develops in the adjacent areas, sanitary sewer service shall be provided in accordance with the present extension ordinance. Extension of service shall comply with applicable codes and ordinances.

SOLID WASTE SERVICES

Existing Services: None

Services to be Provided: Solid Waste Collection shall be provided to the area of annexation in accordance with the present ordinance. Service shall comply with existing City policies, beginning with occupancy of structures.

MISCELLANEOUS

All other applicable municipal services will be provided to the area in accordance with the City of Carrollton's established policies governing extension of municipal services to newly annexed areas.