

**Ordinance Setting a Public  
Hearing on a Proposed Annexation**

ORDINANCE NO. 2016-07

AN ORDINANCE SETTING A DATE, TIME AND PLACE FOR A PUBLIC HEARING ON THE PROPOSED ANNEXATION OF CERTAIN PROPERTY BY THE CITY OF MORGAN'S POINT RESORT, TEXAS, AUTHORIZING AND DIRECTING THE MAYOR TO PUBLISH NOTICE OF SUCH PUBLIC HEARING.

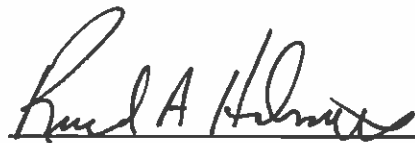
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MORGAN'S POINT RESORT, TEXAS:

Section 1. On the 13<sup>th</sup> day of September, 2016, at 6:00 p.m. in the City Council Chamber of the City Hall of the City of Morgan's Point Resort, Texas, the City Council will hold a public hearing giving all interested persons the right to appear and be heard on the proposed annexation by the City of Morgan's Point Resort, Texas of the following described property, to-wit:


31.47 ACRES, situated in the G.C. FRAILEY SURVEY, ABSTRACT 327, Bell County, Texas. embracing a portion of a called 114.85 Acre tract conveyed to the Girl Scouts of Central Texas, Inc. in Volume 831, Page 564, Deed Records of Bell County, Texas, and being more particularly described by metes and bounds on Exhibit "A" attached hereto and made a part hereof for all purposes.

Section 2. The Mayor of the City of Morgan's Point Resort, is hereby authorized and direct to cause notice of such public hearing to be published once in a newspaper having general circulation in the city and in the above described territory not more than twenty days nor less than ten days prior to the date of such public hearing, and the notice for hearing will be posted on the City's website not more than twenty days nor less than ten days prior to the date of such public hearing and shall remain until the date of the hearing, in accordance with the Municipal Annexation Act.

PASSED AND APPROVED this the 16<sup>th</sup> day of August, 2016.

  
\_\_\_\_\_  
Mayor Pro Tem

ATTEST:

  
\_\_\_\_\_  
City Secretary

**FIELD NOTES PREPARED BY ALL COUNTY SURVEYING, INC.**

July 25, 2016

Surveyor's Field Notes for **CLIFFS AT LAKE BELTON**, being:

**31.47 ACRES**, situated in the **G. C. FRAILEY SURVEY, ABSTRACT 327**, Bell County, Texas, embracing a portion of a called 114.85 Acre tract conveyed to the North Central Texas Girl Scout Council, Inc. in Volume 831, Page 564, Deed Records of Bell County, Texas, and being more particularly described as follows:

**BEGINNING** at a point on the east line of said 114.85 Acre tract, being the west end of Camp Kachina Road, described in Volume 6280, Page 108 and Volume 6267, Page 687, Official Public Records of Real Property, Bell County, Texas, which bears **S 17° 10' 43" W – 568.76'** from the northeast corner of said 114.85 Acre tract, for the northeast corner of the herein described tract;

**THENCE**, in a southerly direction, with the west end of said Camp Kachina Road and the west line of Lot 7, Villas Del Sol Subdivision, an addition in Bell County, Texas, according to the plat of record in Cabinet D, Slide 282-D, Plat Records of Bell County, Texas, **S 17° 10' 43" W – 427.16'**, to Corps of Engineers monument F-510-9, same being the northernmost corner of a called 2.009 Acre tract conveyed to Laurie Gehring and Kimberly Gehring in Document No. 2010-00017643, Official Public Records of Real Property, Bell County, Texas, for the southeast corner of the herein described tract;

**THENCE**, in a southwesterly direction, with the north line of a called 37.0 Acre tract conveyed as Corps of Engineers Tract F-510-1 to the United States of America in Volume 683, Page 355, Deed Records of Bell County, Texas, **S 67° 51' 57" W – 356.32'**, a 5/8" iron rod found, **N 77° 38' 04" W – 358.19'**, a PK Nail found, **S 15° 48' 27" W – 257.36'**, a 5/8" iron rod found, and **S 67° 53' 01" W – 855.67'**, to Corps of Engineers monument F-510-10 found, for the southwest corner of the herein described tract;

**THENCE**, in a northerly direction, continuing with the boundary line of said 37.0 Acre tract, **N 17° 08' 45" W – 814.83'**, to a point;

**THENCE**, continuing in said northerly direction, leaving the boundary of said 37.0 Acre tract and severing said 114.85 Acre tract, **N 24° 59' 35" E – 227.82'**, a point, and **N 24° 36' 25" E – 153.88'**, to a point, for the westernmost northwest corner of the herein described tract;

**THENCE**, in an easterly direction, **S 65° 23' 35" E – 166.16'**, to a point at the beginning of a curve to the right;

**THENCE**, continuing in said easterly direction, with said curve to the right; having a radius of 50.00', a delta angle of **162° 42' 27"**, and a long chord which bears **S 59° 33' 42" E – 98.86'**; an arc length of **141.99'**, to a point;

## Surveyor's Field Notes for CLIFFS AT LAKE BELTON, (continued):

**THENCE**, continuing in said easterly direction, **S 68° 12' 29" E – 326.41'**, a point, **N 16° 45' 59" E – 16.28'**, a point, and **S 68° 12' 29" E – 238.67'**, to a point, for an interior corner of the herein described tract;

**THENCE**, in a northerly direction, **N 03° 40' 17" E – 117.12'**, to a point at the beginning of a curve to the right;

**THENCE**, continuing in said northerly direction, with said curve to the right; having a radius of **725.00'**, a delta angle of **09° 03' 37"**, and a long chord which bears **N 08° 05' 58" E – 114.52'**; an arc length of **114.84'**, to a point;

**THENCE**, continuing in said northerly direction, **N 12° 37' 46" E – 81.77'**, a point, and **N 23° 06' 02" E – 152.29'**, to a point, for an interior corner of the herein described tract;

**THENCE**, in a westerly direction, with a curve to the right; having a radius of **225.00'**, a delta angle of **14° 01' 44"**, and a long chord which bears **N 73° 02' 45" W – 54.95'**; an arc length of **55.09'**, to a point;

**THENCE**, continuing in said westerly direction, **N 66° 01' 53" W – 179.69'**, to a point at the beginning of a curve to the left;

**THENCE**, in said westerly direction, with said curve to the left; having a radius of **1475.00'**, a delta angle of **06° 16' 36"**, and a long chord which bears **N 69° 10' 11" W – 161.50'**; an arc length of **161.58'**, to a point at the beginning of a curve to the right;

**THENCE**, continuing in a westerly direction, with a curve to the right; having a radius of **2025.00'**, a delta angle of **04° 48' 26"**, and a long chord which bears **N 69° 54' 15" W – 169.85'**; an arc length of **169.90'**, to a point;

**THENCE**, in a northerly direction, **N 21° 47' 31" E – 50.00'**, to a point, for the northernmost northwest corner of the herein described tract;

**THENCE**, in an easterly direction, with a curve to the left; having a radius of **1975.00'**, a delta angle of **04° 49' 31"**, and a long chord which bears **S 69° 53' 43" E – 166.28'**; an arc length of **166.33'**, to a point at the beginning of a curve to the right;

**THENCE**, continuing in said easterly direction, with said curve to the right; having a radius of **1525.00'**, a delta angle of **06° 16' 36"**, and a long chord which bears **S 69° 10' 11" E – 166.98'**; an arc length of **167.06'**, to a point;

**THENCE**, in said easterly direction, **S 66° 01' 53" E – 179.69'**, to a point at the beginning of a curve to the left;

Surveyor's Field Notes for **CLIFFS AT LAKE BELTON**, (continued):

**THENCE**, continuing in an easterly direction, with a curve to the left; having a radius of 175.00', a delta angle of 30° 28' 17", and a long chord which bears S 81° 16' 01" E – 91.98'; an arc length of 93.07', to a point;

**THENCE**, continuing in said easterly direction, N 83° 29' 50" E – 97.40', to a point at the beginning of a curve to the right;

**THENCE**, with said curve to the right; having a radius of 225.00', a delta angle of 37° 10' 37", and a long chord which bears S 77° 54' 51" E – 143.45'; an arc length of 145.99', to a point;

**THENCE**, in said easterly direction, S 59° 19' 32" E – 101.40', to a point at the beginning of a curve to the left;

**THENCE**, with said curve to the left; having a radius of 275.00', a delta angle of 13° 37' 41", and a long chord which bears S 66° 08' 23" E – 65.26'; an arc length of 65.41', to a point;

**THENCE**, continuing in said easterly direction, S 72° 57' 13" E – 101.28', to a point at the beginning of a curve to the right;

**THENCE**, with said curve to the right; having a radius of 1525.00', a delta angle of 09° 16' 56", and a long chord which bears S 68° 18' 45" E – 246.79'; an arc length of 247.06', to a point;

**THENCE**, continuing in said easterly direction, S 63° 40' 17" E – 126.20', to the **POINT OF BEGINNING** and containing 31.47 Acres of Land.

Bearings cited herein are based upon the Texas State Plane Coordinate System, Central Zone, NAD 83, as per GPS observations utilizing the Western Data Systems network.

This document is not valid for any purpose unless signed and sealed by a Registered Professional Land Surveyor.

Surveyed March 16, 2016  
**ALL COUNTY SURVEYING, INC.**  
 1-800-749-PLAT  
 Tx. Firm Lic. No. 10023600  
 server/projects/pro160000/160100/160162/160162.3.doc



Charles C. Lucko  
 Registered Professional Land Surveyor  
 Registration No. 4636

A handwritten signature in blue ink that reads "Charles C. Lucko".

**Notice of Public Hearing**

NOTICE IS HEREBY GIVEN TO ALL INTERESTED PERSONS, THAT:


The City of Morgan's Point Resort, Texas proposes to institute annexation proceedings to enlarge and extend the boundary limits of said city to include the following described territory, to-wit:

31.47 ACRES, situated in the G.C. FRAILEY SURVEY, ABSTRACT 327, Bell County, Texas. embracing a portion of a called 114.85 Acre tract conveyed to the Girl Scouts of Central Texas, Inc. in Volume 831, Page 564, Deed Records of Bell County, Texas.

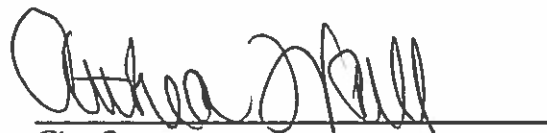
A complete legal description is available at city hall.

A public hearing will be held by and before the City Council of the City of Morgan's Point Resort, Texas on the 13<sup>th</sup> day of September, 2016, at 6:00 p.m. in the City Council Chamber of the City Hall of the City of Morgan's Point Resort, Texas, for all persons interested in the above proposed annexation. At said time and place all such persons shall have the right to appear and be heard. Of all said matters and things, all persons interested in the things and matters herein mentioned, will take notice.

By order of the City Council of the City of Morgan's Point Resort, Texas this the 16<sup>th</sup> day of August, 2016.

  
\_\_\_\_\_  
Mayor Pro Tem

ATTEST:

  
\_\_\_\_\_  
City Secretary

Affidavit of Publication of Newspaper  
Notice of Public Hearing

THE STATE OF TEXAS

COUNTY OF BELL

BEFORE ME, the undersigned authority, on this day personally appeared David Tuma, publisher of the Belton Journal, who being by me duly sworn, upon oath deposes and says:

That the attached NOTICE OF PUBLIC HEARING was published in The Belton Journal, a newspaper published in the English language and of general circulation in the City of Morgan's Point Resort, Texas and in the territory proposed to be annexed, which said territory is described in said NOTICE OF PUBLIC HEARING, in the following issue: September 1, 2016, and that the attached newspaper clipping is a true and correct copy of said published notice.

Signed: \_\_\_\_\_

SWORN TO AND SUBSCRIBED BEFORE ME, this the \_\_\_\_\_ day of September, 2016.

\_\_\_\_\_  
Notary Public, State of Texas

**Ordinance Setting a Public  
Hearing on a Proposed Annexation**

ORDINANCE NO. 2016-08

AN ORDINANCE SETTING A DATE, TIME AND PLACE FOR A PUBLIC HEARING ON THE PROPOSED ANNEXATION OF CERTAIN PROPERTY BY THE CITY OF MORGAN'S POINT RESORT, TEXAS, AUTHORIZING AND DIRECTING THE MAYOR TO PUBLISH NOTICE OF SUCH PUBLIC HEARING.


BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MORGAN'S POINT RESORT, TEXAS:

Section 1. On the 27<sup>th</sup> day of September, 2016, at 6:00 p.m. in the City Council Chamber of the City Hall of the City of Morgan's Point Resort, Texas, the City Council will hold a public hearing giving all interested persons the right to appear and be heard on the proposed annexation by the City of Morgan's Point Resort, Texas of the following described property, to-wit:

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Section 2. The Mayor of the City of Morgan's Point Resort, is hereby authorized and direct to cause notice of such public hearing to be published once in a newspaper having general circulation in the city and in the above described territory not more than twenty days nor less than ten days prior to the date of such public hearing, and the notice for hearing will be posted on the City's website not more than twenty days nor less than ten days prior to the date of such public hearing and shall remain until the date of the hearing, in accordance with the Municipal Annexation Act.

PASSED AND APPROVED this the 16<sup>th</sup> day of August, 2016.

  
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Mayor Pro Tem

ATTEST:

  
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City Secretary

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July 25, 2016

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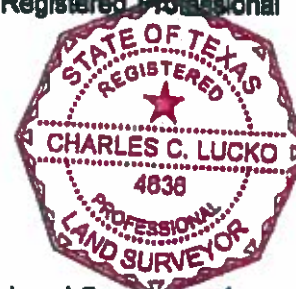
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This document is not valid for any purpose unless signed and sealed by a Registered Professional Land Surveyor.

Surveyed March 16, 2016  
**ALL COUNTY SURVEYING, INC.**  
**1-800-749-PLAT**  
**Tx. Firm Lic. No. 10023600**  
 server/projects/pro160000/160100/160162/160162.3.doc



Charles C. Lucko  
 Registered Professional Land Surveyor  
 Registration No. 4838

A handwritten signature in blue ink that reads "Charles C. Lucko".

**Notice of Public Hearing**

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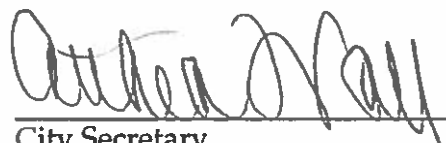
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By order of the City Council of the City of Morgan's Point Resort, Texas this the 16<sup>th</sup> day of August, 2016.

  
\_\_\_\_\_  
Mayor Pro Tem

ATTEST:

  
\_\_\_\_\_  
City Secretary