

By: Kuempel

H.B. No. 2906

A BILL TO BE ENTITLED

1 AN ACT
2 relating to the expansion of the boundaries of the Cibolo Creek
3 Municipal Authority.

4 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

5 SECTION 1. Section 4, Chapter 347 (H.B. 1339), Acts of the
6 62nd Legislature, Regular Session, 1971 (Article 8280-487,
7 Vernon's Texas Civil Statutes) as amended by Section 1, Chapter 44
8 (S.B. 137), Acts of the 65th Legislature, Regular Session, 1977
9 (Article 8280-487, Vernon's Texas Civil Statutes) is amended to
10 read as follows:

11 Sec. 4. DISTRICT TERRITORY. The district is composed of the
12 following territory:

13 BEGINNING: At a point of intersection of the Southeasterly
14 line of Lower Seguin Road, with the approximate centerline of the
15 Cibolo Creek for a corner of this description, said point being on
16 the Eastern line of Bexar County and on the Western line of
17 Guadalupe County;

18 THENCE: Along the approximate centerline of the Cibolo
19 Creek, Northerly approximately 815 feet to a point for a corner,
20 said point being a corner;

21 THENCE: In a Southwesterly direction crossing a 22.4 acre
22 tract in Bexar County, Texas, and crossing the Northeastern line of
23 the Julian Diaz Survey, Abstract No. 187 in Bexar County, Texas, and
24 continuing on along the Northwestern right-of-way line of the Lower

1 Seguin Road, a distance of approximately 4800 feet to a turn in the
2 road, for a corner;

3 THENCE: In a Westerly direction, continuing along the
4 Northern right-of-way line of Lower Seguin Road, a distance of
5 approximately 2700 feet to a point on the Northern line of the
6 Julian Diaz Survey, Abstract No. 187 in Bexar County, Texas, said
7 point also being on the Southern line of the Miles S. Bennett Survey
8 No. 75, Abstract No. 61;

9 THENCE: Along the Northern line of the Diaz Survey, a
10 distance of approximately 3600 feet to the most Western corner of
11 the Julian Diaz Survey and an interior corner of the Jeronimo Leal
12 Survey No. 79, Abstract No. 424 in Bexar County, Texas;

13 THENCE: In a Northwesterly direction, following the
14 Northern right-of-way line of the Lower Seguin Road, a distance of
15 approximately 500 feet to a turn in said road, said turn also being
16 on the Southern line of a 100.7 acre tract in the name of Jewel
17 Lucas;

18 THENCE: Continuing along the Northern right-of-way line of
19 the Lower Seguin Road, at a distance of approximately 7200 feet
20 crossing the Southwestern line of the Jeronimo Leal Survey No. 79, a
21 total distance of approximately 8100 feet to a corner on the Western
22 line of the J. P. Hector Survey, Abstract No. 1147 in Bexar County,
23 Texas, said point also being on the Northeastern line of the Richard
24 Mockett Survey No. 316, Abstract No. 497;

25 THENCE: In a Northwesterly direction, along the
26 Northeastern line of the Richard Mockett Survey No. 316 and along
27 the Southwestern line of the J. P. Hector Survey, Abstract No. 1147,

1 a distance of approximately 2000 feet to a point on the Northeastern
2 line of the John C. Neal Survey No. 82, Abstract No. 549;

3 THENCE: In a Southwesterly direction, along the Northern
4 right-of-way line of a Public Road, a distance of approximately
5 1000 feet to a corner;

6 THENCE: In a Northwesterly direction, along the
7 Northeastern right-of-way line of a Public Road, a distance of
8 approximately 1000 feet to a point on the common property line
9 between Randolph Air Force Base and the Amanda Ciebold 52.399 acre
10 tract;

11 THENCE: In a Westerly direction, along the Southern
12 boundary line of the Randolph Field and the Northern boundary line
13 of said Amanda Ciebold 52.399 acre tract, a distance of
14 approximately 1600 feet to a point on the Northeastern right-of-way
15 line of F.M. Highway No. 1604;

16 THENCE: In a Northwesterly direction, following the
17 Northeastern right-of-way line of F.M. Highway No. 1604, a distance
18 of approximately 6300 feet to the point where the Northwestern
19 boundary of Randolph Field property intersects the Northeastern
20 right-of-way line of F.M. Highway No. 1604;

21 THENCE: In a Northerly and Northeasterly direction,
22 following the Northwestern perimeter of Randolph Field, a distance
23 of approximately 4100 feet to a point on the Southern right-of-way
24 line of F.M. Highway No. 78;

25 THENCE: In a Northwesterly direction crossing F.M. Highway
26 No. 78 and the Southern Pacific Railroad right-of-way and along the
27 Southwestern line of Universal Parkway Subdivision and along the

1 Southwestern line of the Northview Park Subdivision, both being in
2 the City of Universal City, Texas, and continuing along this line a
3 distance of approximately 4900 feet to a point on the Northwestern
4 right-of-way line of Selma Road, in the City of Universal City,
5 Texas;

6 THENCE: In a Northeasterly direction, along the
7 Northwestern right-of-way line of Selma Road, a distance of
8 approximately 700 feet to a corner;

9 THENCE: In a Northwesterly direction, along the
10 Southwestern right-of-way line of Selma Road, a distance of
11 approximately 590 feet to the Southeast corner of Lot 11, Block 2 of
12 Rose Garden Estate Subdivision, Unit One;

13 THENCE: In a Southwesterly direction, along the
14 Southeastern line of Block 2 of Rose Garden Estate Subdivision,
15 Unit One, a distance of 469.81 feet to the most Southern corner of
16 Lot 8, Block 2 of Rose Garden Estate Subdivision, Unit One;

17 THENCE: In a Northwesterly direction, along the common
18 boundary line between Lot 8 and Lot 7, Block 2 of Rose Garden Estate
19 Subdivision, Unit One, a distance of 184 feet to the most Western
20 corner of said Lot 8;

21 THENCE: In a Northwesterly direction, crossing Kimberley
22 Drive, a distance of approximately 90 feet to a point on the
23 Northwestern right-of-way line of Kimberley Drive, opposite the
24 centerline of a 16 foot wide utility easement;

25 THENCE: In a Northwesterly direction, along the centerline
26 of said utility easement, a distance of approximately 530 feet to a
27 point opposite the Southwest corner of Lot 10 and the Southeast

1 corner of Lot 9, Block 3 of the Rose Garden Estate Subdivision, Unit
2 Two;

3 THENCE: In a Northwesterly direction, along the common line
4 between the said Lots 9 and 10, a distance of 123 feet to a point on
5 the Southern right-of-way line of Sherry Drive;

6 THENCE: In a Northwesterly direction and crossing Sherry
7 Drive a distance of approximately 80 feet to the most Eastern corner
8 of Lot 10 and the Southwest corner of Lot 11, both in Block 4 of Rose
9 Garden Estate Subdivision, Unit Two;

10 THENCE: In a Northwesterly direction, following the common
11 line between the said Lots 10 and 11, Block 4, a distance of 132.8
12 feet to the most Northern corner of said Lot 10 and to the most
13 Western corner of Lot 11;

14 THENCE: In a Southwesterly direction, along the
15 Northwestern side of said Block 4, a distance of approximately 1180
16 feet to a point in the Northeastern right-of-way line of State
17 Highway 218 (Pat Booker Road);

18 THENCE: In a Northwesterly direction, following the
19 Northwestern right-of-way of State Highway 218, crossing the
20 Northeastern right-of-way of F.M. Highway No. 1604, a distance of
21 4083.61 feet to the intersection of this line with the Northwestern
22 line of Old Austin Road, said point being in the right-of-way of
23 F.M. Highway No. 1604;

24 THENCE: Along the Northwest line of Old Austin Road, S 30°
25 09' 00" W 1070.36 feet to the intersection of the Western line of
26 F.M. Highway No. 1604 and the Northwestern line of Interstate
27 Highway No. 35;

1 THENCE: Along the Northwestern line of Interstate Highway
2 No. 35, S 37° 41' 30" W 258.20 feet, S 45° 23' 00" W 158.30 feet, S 45°
3 23' 00" W 209.10 feet, and S 45° 21' 00" W 568.11 feet to a point in
4 same at the beginning of a curve to the right, for a corner;

5 THENCE: Continuing along the Northwest line of Interstate
6 Highway No. 35 and said curve to the right, having a radius of
7 716.78 feet, an arc length of 375.72 feet, and a chord bearing and
8 distance of S 60° 22' 00" W 371.44 feet to the end of said curve, for
9 a corner;

10 THENCE: Continuing along the Northwest line of Interstate
11 Highway No. 35, S 75° 23' 00" W 386.25 feet to the beginning of a
12 curve to the left, for a corner;

13 THENCE: Continuing along the Northwest line of Interstate
14 Highway No. 35 and said curve to the left, having a radius of 716.78
15 feet, an arc length of 537.31 feet, and a chord bearing and distance
16 of S 53° 64' 30" W 524.82 feet to the end of said curve, for a corner;

17 THENCE: Continuing along the Northwest line of Interstate
18 Highway No. 35, S 32° 26' 00" W 860.87 feet to the beginning of a
19 curve to the right, for a corner;

20 THENCE: Continuing along the Northwest line of Interstate
21 Highway No. 35 and said curve to the right, having a radius of
22 5620.65 feet, an arc length of 820.76 feet, and a chord bearing and
23 distance of S 36° 37' 00" W 820.03 feet to the end of said curve, for
24 a corner;

25 THENCE: Continuing along the Northwest line of Interstate
26 Highway No. 35, S 42° 03' 45" W 247.65 feet, S 44° 20' 16" W 198.75
27 feet, and S 45° 21' 03" W 429.35 feet to the beginning of a curve to

1 the right, for a corner;

2 THENCE: Continuing along the Northwest line of Interstate
3 Highway No. 35 and said curve to the right, having a radius of
4 5620.65 feet, an arc length of 744.46 feet, and a chord bearing and
5 distance of S 47° 59' 08" W 743.92 to a flare corner leading from the
6 Northwest line of Interstate Highway No. 35 to the Easterly
7 right-of-way line of Toepperwein Road, for a corner;

8 THENCE: Along said cut-back line, N 78° 10' 12" W 66.27 feet
9 to the Eastern line of Toepperwein Road, for a corner;

10 THENCE: Along the Easterly line of Toepperwein Road, N 28°
11 54' 06" W 1823.79 feet to the beginning of a curve to the right, for
12 a corner;

13 THENCE: Continuing along the Easterly line of Toepperwein
14 Road and said curve to the right, having a radius of 2103.99 feet,
15 an arc length of 766.80 feet, and a chord bearing and distance of N
16 18° 43' 58" W 762.56 feet to the end of said curve, for a corner;

17 THENCE: Continuing along the Easterly line of Toepperwein
18 Road, N 08° 16' 49" W 228.73 feet to the beginning of a curve to the
19 left, for a corner;

20 THENCE: Continuing along the Easterly line of Toepperwein
21 Road and said curve to the left, having a radius of 1940.0 feet, an
22 arc length of 124.26 feet, and a chord bearing and distance of N 10°
23 02' 42" W 124.24 feet to the end of said curve and the beginning of
24 another curve to the left, for a corner;

25 THENCE: Continuing along said Easterly line of Toepperwein
26 Road and said curve to the left, having a radius of 1883.64 feet, an
27 arc length of 601.0 feet, and a chord bearing and distance of N 19°

1 59' 43" W 598.45 feet to the end of said curve, for a corner;

2 THENCE: Continuing along the Easterly line of Toepperwein
3 Road, N 30° 40' 10" W 375.60 feet and N 30° 31' 00" W 1695.64 feet to a
4 cut-back corner from Toepperwein Road to the Southerly line of
5 Lookout Road;

6 THENCE: Along said cut-back line, N 25° 21' 15" W 56.75 feet
7 to a point in the Southerly line of Lookout Road, for a corner;

8 THENCE: Along the Southerly line of Lookout Road, N 80° 48'
9 15" E 695.43 feet, N 81° 15' 30" E 168.37 feet, and N 78° 01' 45" E
10 820.85 feet to a point for a corner;

11 THENCE: In a Northwesterly direction, crossing Lookout Road
12 and crossing the Missouri-Kansas-Texas Railroad Company (now
13 Missouri-Pacific Railroad), a total distance of 1232.0 feet to a
14 point on the Northwestern line of the Jose Maria Ocon Survey No.
15 279, Abstract No. 864;

16 THENCE: In a Southwesterly direction, along the
17 Southwestern line of said Survey No. 279, a distance of
18 approximately 600 feet to a point for a corner;

19 THENCE: In a Northwesterly direction following the common
20 boundary line between the George Gerhart 18 acre tract and the Alice
21 Dietz 80.3 acre tract, a distance of approximately 1300 feet to the
22 most Northern corner of said Gerhart 18 acre tract;

23 THENCE: In a Southwesterly direction, along the
24 Northwestern line of the Gerhart 18 acre tract and the Southeastern
25 line of the Lester Gerhart 80 acre tract, a distance of 1100 feet to
26 the Southwestern line of the J. F. S. ValVerde Survey No. 277,
27 Abstract No. 782, for a corner;

1 THENCE: In a Northwesterly direction, along the
2 Southwestern line of said Survey No. 277 and also being along the
3 Northeastern line of the Joseph O. Carrion Survey No. 278, Abstract
4 No. 141, a distance of approximately 1300 feet to a corner;

5 THENCE: In a Northeasterly direction, along the
6 Northwestern line of the Lester Gerhart 80 acre tract and the
7 Southeastern line of the Fred Snowden 5 acre tract, a distance of
8 approximately 800 feet to a corner;

9 THENCE: In a Northwesterly direction, along the common line
10 between the W. H. Tonne, Jr. 164.14 acre tract and the Harry
11 Schulmeyer 10.8 acre tract, a distance of approximately 900 feet to
12 the most Northern corner of the Schulmeyer tract;

13 THENCE: In a Southwesterly direction, along the
14 Northwestern line of said Schulmeyer tract and the Southeastern
15 line of the Tonne tract, a distance of approximately 800 feet to the
16 Southwestern line of said Survey No. 277;

17 THENCE: In a Northwesterly direction, following the
18 Southwestern line of Survey No. 277 and the Northeastern line of
19 Survey No. 278, at a distance of approximately 1100 feet crossing
20 the most Western corner of Survey No. 277 and the most Northern
21 corner of Survey No. 278 and continuing along the same line a total
22 distance of 1600 feet to a corner on the Northwestern right-of-way
23 line of a Public Road;

24 THENCE: In a Southwesterly direction, along the
25 Northwestern right-of-way line of said Public Road, a distance of
26 100 feet to a corner;

27 THENCE: In a Northwesterly direction, following the common

1 boundary line between the E. S. C. Coppock 60 acre tract and the
2 Allen E. Autry 25 acre tract, a distance of approximately 2000 feet
3 to a corner;

4 THENCE: In a Northeasterly direction, following the common
5 boundary line between the Autry 25 acre tract and the Harry
6 Eisenhower 25 acre tract, a distance of approximately 700 feet to a
7 corner on the Southwestern line of the Mrs. Edda Bineck 98.257 acre
8 tract;

9 THENCE: In a Northwesterly direction, following the
10 Southwestern line of the Bineck 98.257 acre tract and the
11 Northeastern line of the Eisenhower 25 acre tract, a distance of
12 approximately 1100 feet to a point on the Northwestern line of the
13 James Conn Survey No. 196, Abstract No. 121;

14 THENCE: In a Southwesterly direction, along the
15 Northwestern line of said Survey No. 196, a distance of
16 approximately 100 feet to a corner;

17 THENCE: In a Northwesterly direction, following the common
18 boundary line between the Floyd Nunnelly tract and the Alfred
19 Nisbet 95.934 acre tract, a distance of approximately 2100 feet to a
20 point on the Southern right-of-way line of the Missouri-Pacific
21 Railroad Company;

22 THENCE: In an Easterly direction, following the Southern
23 right-of-way line of the Missouri-Pacific Railroad Company, a
24 distance of approximately 3200 feet to a point on the Northeastern
25 line of the W. A. Arthur Survey No. 86, Abstract No. 837;

26 THENCE: In a Northwesterly direction, following the
27 Northeastern line of said Survey No. 86 and the Southwestern line of

1 the Pedro Sanchez Survey No. 411, Abstract No. 677, a distance of
2 approximately 1700 feet to a corner;

3 THENCE: In a Northeasterly direction, following the
4 Northwestern boundary line of the William R. Castle, Jr. 80.86 acre
5 tract and crossing the right-of-way of F.M. Highway No. 1604 and
6 continuing along the same line which is the common line between the
7 John W. Stoepler 230 acre tract and the Mrs. N. E. McClelland Stagg
8 104.21 acre tract, a distance of approximately 5800 feet to a point
9 on the Northeast line of the Pedro Sanchez Survey No. 411;

10 THENCE: In a Northwesterly direction, along the
11 Northeastern line of the said Survey No. 411 and along the
12 Southwestern line of the Vicente Micheli Survey No. 114, Abstract
13 No. 462, a distance of approximately 150 feet to a corner;

14 THENCE: In a Northeasterly direction, on the common
15 boundary line between the Stella and the Frances O'Neil 63 acre
16 tract and the Gilbert Binz 54.5 acre tract at a distance of
17 approximately 3000 feet crossing a Public Road, at a total distance
18 of approximately 3400 feet to the center of the Cibolo Creek, for a
19 corner;

20 THENCE: Up the center of the Cibolo Creek, with its
21 meanders, a distance of approximately 300 feet to a corner;

22 THENCE: In a Northeasterly direction which is parallel to
23 and approximately 2500 feet Southeast of the Northwest line of
24 Survey No. 114 in the name of Vicente Micheli in Comal County,
25 Texas, a distance of approximately 3600 feet to a corner;

26 THENCE: In a Southeasterly direction, which is parallel and
27 approximately 7200 feet Southwest of the Northeasterly line of said

1 Survey No. 114, a distance of approximately 1200 feet to a corner;

2 THENCE: In a Northeasterly direction, along the Southeast
3 line of the Paul Marbach 347 acre tract and along the Northwest line
4 of the Floyd and Lochman 110 acre tract, a distance of approximately
5 7200 feet to a point on the Northeastern line of said Survey No.
6 114;

7 THENCE: Southerly, along the Northeastern line of said
8 Survey No. 114, approximately 335 feet to the Northwest corner of
9 the George M. Dolson Survey No. 96, Abstract No. 120, for a corner;

10 THENCE: Continuing in a Northeasterly direction, along the
11 Northwestern line of Survey No. 96, a distance of approximately
12 2200 feet to a corner;

13 THENCE: In a Southeasterly direction, and along the
14 Southwestern line of the Victor O. Fritze 120 acre tract, a distance
15 of approximately 3142 feet to the intersection of the Southwest
16 line of F.M. Highway No. 2252, for a corner;

17 THENCE: Along the Southwestern line of F.M. Highway No.
18 2252, S 74° 07' 30" E 534.78 feet to a cut-back corner from F.M.
19 Highway No. 2252 to Nacogdoches Loop Road;

20 THENCE: Along said cut-back line, S 04° 16' 30" E 65.25 feet
21 to a point in the North-west line of said Nacogdoches Loop Road, for
22 a corner;

23 THENCE: Crossing Nacogdoches Loop Road, N 71° 06' 19" E
24 329.59 feet to a point at the intersection of the Southeast line of
25 Nacogdoches Loop Road, with the Southeast line of F.M. Highway No.
26 2252, for a corner;

27 THENCE: Along the Southeast line of F.M. Highway No. 2252, N

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1 77° 03' 00" E 212.17 feet, N 62° 08' 00" E 385.32 feet, N 62° 08' 00" E
2 372.12 feet, N 62° 08' 00" E 30.86 feet, and N 59° 16' 00" E 591.11
3 feet to a cut-back corner leading from F.M. Highway No. 2252 to F.M.
4 Highway No. 3009;

5 THENCE: Along said cut-back line, S 74° 26' 00" E 70.50 feet
6 to a point in the South-west line of F.M. Highway No. 3009, for a
7 corner;

8 THENCE: Crossing F.M. Highway No. 3009, N 57° 22' 50" E
9 120.12 feet to a point on the Northeast line of said F.M. Highway
10 No. 3009, for a corner;

11 THENCE: Along a cut-back line leading from F.M. Highway No.
12 3009 to the Southeast line of F.M. Highway No. 2252, N 13° 20' 00" E
13 108.63 feet to a point in the Southeast line of F.M. Highway No.
14 2252, for a corner;

15 THENCE: Along the Southeast line of F.M. Highway No. 2252, N
16 56° 50' 00" E 1140.42 feet, N 52° 13' 00" E 62.20 feet, N 64° 20' 00" E
17 38.30 feet, and N 56° 50' 00" E 149.40 feet to the beginning of a
18 curve to the right, for a corner;

19 THENCE: Continuing along said Southeast line and said curve
20 to the right, having a radius of 919.93 feet, an arc length of
21 397.65 feet and a chord bearing and distance of N 69° 13' 00" E
22 394.56 feet to the end of said curve, for a corner;

23 THENCE: Continuing along the Southeast line of F.M. Highway
24 No. 2252, N 81° 36' 00" E 635.70 feet to the beginning of a curve to
25 the left, for a corner;

26 THENCE: Continuing along said Southeast line and said curve
27 to the left, having a radius of 1672.02 feet, an arc length of

1 300.09 feet, and a chord bearing and distance of N 76° 27' 30" E
2 299.69 feet to the end of said curve, for a corner;

3 THENCE: Continuing along said Southeast line, N 71° 19' 00" E
4 414.10 feet to the beginning of a curve to the left, for a corner;

5 THENCE: Continuing along said Southeast line of F.M.
6 Highway No. 2252 and said curve to the left, having a radius of
7 607.96 feet, an arc length of 334.07 feet, and a chord bearing and
8 distance of N 55° 34' 30" E 329.88 feet to the end of said curve, for
9 a corner;

10 THENCE: Continuing along said Southeast line, N 39° 50' 00" E
11 588.20 feet to the beginning of a curve to the right, for a corner;

12 THENCE: Continuing along said Southeast line and said curve
13 to the right, having a radius of 442.47 feet, an arc length of
14 234.25 feet, and a chord bearing and distance of N 55° 00' 00" E
15 231.52 feet to the end of said curve, for a corner;

16 THENCE: Continuing along the Southeast line of F.M. Highway
17 No. 2252, N 70° 10' 00" E 157.90 feet, N 65° 57' 00" E 286.0 feet, and
18 N 61° 44' 00" E 426.60 feet to the beginning of a curve to the right,
19 for a corner;

20 THENCE: Continuing along the Southeast line of F.M. Highway
21 No. 2252 and said curve to the right, having a radius of 1006.74
22 feet, an arc length of 153.15 feet, and a chord bearing and distance
23 of N 66° 05' 28" E 153.0 feet to a point in same, for a corner, said
24 corner being at the intersection of the existing City of Schertz CCN
25 #2271 and the Southeast right-of-way line of F.M. Highway No. 2252;

26 THENCE: Leaving said Southeast line and crossing F.M.
27 Highway No. 2252 and along said City of Schertz CCN line, N 27° 11'

1 57" W 2813.32 feet and in a Northeasterly direction, the following
2 courses: N 60° 26' 04" E 1841.06 feet, N 57° 35' 43" E 6498.46 feet, N
3 58° 21' 44" E 366.49 feet, and N 68° 28' 25" E 1669.06 feet to a point
4 for corner;

5 THENCE: In a Northwesterly direction, with a curve to the
6 left, having an arc length of 5780.08 feet, a radius of 26445.73
7 feet, a tangent of 2901.60 feet, and a chord bearing and distance of
8 N 48° 42' 44" W 5768.50 feet, to a corner;

9 THENCE: N 67° 10' 50" E 2245.19 feet to a point for corner;

10 THENCE: S 30° 34' 09" E 1168.67 feet to a point for corner;

11 THENCE: Along and with the City of New Braunfels and City of
12 Schertz ETJ lines, the following courses: N 58° 57' 27" E 2291.96
13 feet, N 60° 19' 48" E at 1408.54 feet passing the West right-of-way
14 line of Coyote Run, at 1460.86 feet passing the East line of Coyote
15 Run and continuing a total distance of 5189.84 feet to a point for
16 corner;

17 THENCE: S 30° 10' 50" E 4314.51 feet to a point for corner;

18 THENCE: N 57° 30' 24" E 1397.78 feet to a point for corner;

19 THENCE: S 29° 28' 51" E 2494.80 feet to a point on the North
20 line of the Union Pacific Railroad, for a corner;

21 THENCE: N 56° 45' 30" E 2360.05 feet, along the North line of
22 the Union Pacific Railroad, to a corner;

23 THENCE: Departing and crossing over said railroad, S 29° 42'
24 11 E, 2338.97 feet for a corner;

25 THENCE: S 39° 11' 12" E at 232.26 feet passing the North
26 right of way line of F.M. 482, at 285.59 feet passing the South line
27 of F.M. 482, and continuing a total distance of 300.37 feet to a

1 point;

2 THENCE: S 34° 23' 06" E 862.76 to a point on the North line of
3 the Union Pacific Railroad;

4 THENCE: N 49° 27' 34" E along the North line of said Union
5 Pacific Railroad, at 2652.72 feet passing the South right-of-way
6 line of F.M. 482, and continuing to a point on the North line of F.M.
7 482 for a total distance of 2791.01 feet for a corner;

8 THENCE: departing and crossing over said Railroad, N 71° 20' 03" E
9 along the North line of F.M. 482, 281.36 feet for a corner;

10 THENCE: N 62° 22' 17" E a distance of 444.57 feet to a corner;

11 THENCE: S 24° 29' 19" E 3465.42 feet to a point on the North
12 line of Interstate Highway No. 35, for a corner;

13 THENCE: Along the North line of Interstate Highway No. 35, N
14 54° 27' 44" E 526.01 feet to a point for corner;

15 THENCE: Crossing Interstate Highway No. 35, S 37° 34' 07" E
16 300.87 feet to a point on the South line of Interstate Highway No.
17 35, for a corner;

18 THENCE: Along the South line of Interstate Highway No. 35, N
19 55° 47' 27" E 1042.47 feet to a point for corner;

20 THENCE: Departing the South line of Interstate Highway No.
21 35, S 25° 15' 18" E 2618.44 feet to a point for corner;

22 THENCE: N 62° 09' 57" E 1080.43 feet to a point on the West
23 line of Engel Road, for a corner;

24 THENCE: Along the West line of Engel Road, S 25° 12' 46" E
25 2844.86 feet to a point on the Green Valley Special Utility District
26 Waste Water CCN Service Area, for a corner;

27 THENCE: Along a Northwest line of said Green Valley Special

1 Utility District Waste Water CCN Service area dated March 1, 2007, S
2 61° 22' 34" W 1019.68 feet, N 73° 13' 38" W 3159.91 feet, S 59° 48' 35"
3 W 1686.03 feet, S 16° 07' 18" W 1195.49 feet, S 26° 32' 20" W 1385.27
4 feet, S 37° 34' 44" W 1377.64 feet, S 47° 47' 06" W 1357.78 feet, S 59°
5 46' 05" W 1275.50 feet, and N 86° 56' 15" W 1337.40 feet to a point
6 for corner;

7 THENCE: Along a Westerly line of the Green Valley Special
8 Utility District Waste Water CCN service area dated March 1, 2007, S
9 05° 55' 06" W 1572.21 feet to Guadalupe County Municipal District
10 No. 2, Volume 535, Page 729, for corner;

11 THENCE: Along a Northerly line of the Guadalupe County
12 Municipal District No. 2, Volume 535, Page 729, N 11° 22' 26" W
13 1159.11 feet, N 44° 03' 31" W 33.63 feet, N 12° 17' 18" W 1304.67
14 feet, N 28° 57' 44" W 248.60 feet, N 29° 29' 38" W 798.63 feet, N 29°
15 45' 48" W 1594.04 feet to a point;

16 THENCE: Along a Northerly line of the Guadalupe County
17 Municipal District No. 1, Volume 535, Page 726, N 29° 45' 48" W
18 435.04 feet to a point on the South line of Interstate Highway No.
19 35 for corner;

20 THENCE: Along a Westerly line of Interstate Highway No. 35,
21 S 47° 13' 00" W 283.13 feet, S 59° 45' 00" W 650.00 feet, S 70° 46' 00"
22 W 764.00 feet, S 59° 45' 00" W 999.40 feet, S 14° 54' 00" W 268.00
23 feet, S 59° 45' 00" W 60.00 feet, N 75° 07' 50" W 268.00 feet, S 59° 45'
24 00" W 600.30 feet, S 59° 45' 00" W 1146.90 feet, S 59° 23' 00" W
25 1004.40 feet, S 59° 45' 00" W 338.20 feet, S 15° 01' 00" W 166.20 feet
26 to a point on the East line of F.M. 1103 for corner;

27 THENCE: Along a Southerly line of F.M. 1103, S 30° 00' 00" E

1 1940.70 feet, S 30° 14' 00" E 1222.10 feet to a point;

2 THENCE: Along a said curve of F.M. 1103, a curve to the left
3 having an arc length of 336.10 feet, a radius of 1870.10 feet, a
4 tangent of 168.50 feet, and a chord bearing and distance of S 35° 22'
5 55" E 335.65 feet to a point;

6 THENCE: Along a Southerly line of F.M. 1103, S 40° 32' 00" E
7 31.51 feet to a point for corner;

8 THENCE: Along a Easterly line of the Guadalupe County
9 Municipal District No. 1, Volume 535, Page 726, N 59° 11' 22" E
10 1069.61 feet to a point on for corner;

11 THENCE: Along a Northerly line of the Guadalupe County
12 Municipal District No. 1, Volume 535, Page 726, N 30° 40' 08" W
13 152.83 feet to a point on for corner;

14 THENCE: Along a Easterly line of the Guadalupe County
15 Municipal District No. 1, Volume 535, Page 726, N 59° 53' 28" E
16 187.37 feet to a point on for corner;

17 THENCE: Along a Southerly line of the Guadalupe County
18 Municipal District No. 1, Volume 535, Page 726, S 30° 02' 33" E
19 1962.63 feet, S 30° 02' 31" E 1676.84 feet, S 54° 59' 41" E 382.07
20 feet to a point on for corner;

21 THENCE: Along a Easterly line of the Guadalupe County
22 Municipal District No. 1, Volume 535, Page 726, N 50° 38' 57" E
23 1659.32 feet to a point on for corner;

24 THENCE: Along a Northerly line of the Guadalupe County
25 Municipal District No. 1, Volume 535, Page 726, N 30° 27' 56" W
26 1635.89 feet to a point on for corner;

27 THENCE: Along a Westerly line of the Guadalupe County

1 Municipal District No. 1, Volume 535, Page 726, S 62° 05' 45" W
2 275.29 feet to a point on for corner;

3 THENCE: Along a Northerly line of the Guadalupe County
4 Municipal District No. 1, Volume 535, Page 726, N 29° 22' 19" W
5 573.93 feet to a point on for corner;

6 THENCE: Along a Easterly line of the Guadalupe County
7 Municipal District No. 1, Volume 535, Page 726, N 58° 39' 42" E
8 567.90 feet to a point on for corner;

9 THENCE: Along a Northerly line of the Guadalupe County
10 Municipal District No. 1, Volume 535, Page 726, N 30° 18' 39" W
11 699.33 feet to a point on for corner;

12 THENCE: Along a Easterly line of the Guadalupe County
13 Municipal District No. 1, Volume 535, Page 726, N 58° 57' 47" E
14 555.23 feet to a point on the Guadalupe County Municipal District
15 No. 2 for corner;

16 THENCE: Along a Southerly line of the Guadalupe County
17 Municipal District No. 2, Volume 535, Page 729, S 30° 40' 57" E
18 2015.01 feet to a point on for corner;

19 THENCE: Along a Easterly line of the Guadalupe County
20 Municipal District No. 2, Volume 535, Page 729, N 59° 23' 24" E
21 1585.98 feet to a point on said Green Valley Special Utility
22 District Waste Water CCN service area dated March 1, 2007 for
23 corner;

24 THENCE: Along a Southerly line of said Green Valley Special
25 Utility District Waste Water CCN service area dated March 1, 2007, S
26 24° 01' 15" E 898.36 feet for corner;

27 THENCE: Along a Westerly line of said Green Valley Special

1 Utility District Waste Water CCN service area dated March 1, 2007, S
2 70° 59' 09" W 750.68 feet for corner;

3 THENCE: Along a Westerly line of said Green Valley Special
4 Utility District Waste Water CCN service area dated March 1, 2007, S
5 00° 12' 29" E 780.03 feet to a point for corner;

6 THENCE: Continuing along a West line of said Green Valley
7 Special Utility District Waste Water CCN service area dated March
8 1, 2007, S 30° 13' 40" E 592.32 feet and S 30° 13' 40" E crossing Green
9 Valley Road No. 376, crossing Weil Road and continuing on a total
10 distance of approximately 10,000 feet to a point on the Southerly
11 side of Short Weyel Road, for a corner;

12 THENCE: Along the Southerly line of said Short Weyel Road, S
13 59° 46' 20" W crossing Sassmann Road No. 371, a total distance of
14 1250.0 feet to a point in the Westerly line of said Sassmann Road,
15 for a corner;

16 THENCE: Along the Westerly line of Sassmann Road No. 371, S
17 30° 13' 40" E 6675.28 feet to its intersection with the North line of
18 Country Lane, for a corner;

19 THENCE: Along the Northerly line of Country Lane, S 59° 50'
20 38" W 124.0 feet to a point in same, for a corner;

21 THENCE: Crossing Country Lane, S 28° 56' 23" E 1154.17 feet,
22 S 28° 15' 01" E 471.11 feet, and S 29° 35' 40" E crossing the Missouri
23 Pacific Railroad and F.M. Highway No. 78, a total distance of 824.71
24 feet to a point in the Southerly line of F.M. Highway No. 78, for a
25 corner;

26 THENCE: Along the Southerly line of F.M. Highway No. 78, N
27 84° 29' 20" E 3998.45 feet to the beginning of a curve to the left,

1 for a corner;

2 THENCE: Along said curve to the left, having a radius of
3 10,808.0 feet, an arc length of 1043.78 feet, and a chord bearing
4 and distance of N 81° 43' 20" E 1043.38 feet to the end of said curve,
5 for a corner;

6 THENCE: Continuing along the Southerly line of F.M. Highway
7 No. 78, N 78° 57' 20" E 540.60 feet to its intersection with the
8 approximate centerline of what is called Cattle Creek, for a
9 corner;

10 THENCE: In a Southwesterly direction, along the approximate
11 centerline of said Cattle Creek, as follows:

12	S 01° 04' 38" W	455.79 feet,
13	S 16° 29' 33" W	274.45 feet,
14	S 77° 58' 48" E	295.37 feet,
15	S 34° 47' 53" W	157.45 feet,
16	S 08° 43' 54" E	150.30 feet,
17	S 31° 38' 14" W	238.45 feet,
18	S 15° 45' 42" E	503.38 feet,
19	S 00° 54' 01" E	250.46 feet,
20	S 35° 04' 45" W	179.19 feet,
21	S 67° 35' 55" W	178.15 feet,
22	N 81° 29' 11" W	250.53 feet,
23	N 61° 31' 11" W	230.14 feet,
24	S 40° 59' 08" W	633.28 feet,
25	S 56° 33' 18" W	261.51 feet,
26	N 61° 33' 54" W	125.30 feet,
27	N 31° 40' 47" W	337.75 feet,

1	N 47° 39' 14" W	248.20 feet,
2	S 78° 12' 45" W	432.90 feet,
3	S 54° 43' 07" W	452.12 feet,
4	S 33° 22' 24" W	440.20 feet,
5	S 17° 09' 40" W	657.67 feet,
6	S 13° 34' 54" W	799.23 feet,
7	S 31° 32' 24" W	276.48 feet,
8	S 65° 44' 05" W	184.88 feet,
9	N 79° 45' 07" W	417.68 feet,
10	S 84° 28' 30" W	772.85 feet,
11	N 58° 10' 18" W	290.55 feet,
12	N 80° 10' 16" W	144.54 feet,
13	S 56° 38' 15" W	213.22 feet,
14	S 15° 13' 10" W	283.78 feet,
15	S 07° 18' 35" E	288.70 feet,
16	S 03° 08' 48" W	302.59 feet,
17	S 20° 20' 51" W	184.77 feet,
18	S 39° 35' 43" W	587.70 feet,
19	S 39° 25' 21" W	1104.65 feet,
20	S 58° 17' 29" W	414.00 feet,
21	S 89° 20' 08" W	257.78 feet,
22	N 59° 48' 31" W	477.06 feet,
23	N 37° 30' 37" W	405.38 feet,
24	S 72° 36' 13" W	117.97 feet,
25	S 41° 54' 55" W	273.14 feet,
26	S 55° 49' 19" W	413.18 feet, and
27	N 86° 51' 13" W	520.99 feet to its intersection

1 with the Southerly line of Arizpe Road No. 319, for a corner;

2 THENCE: Along said Southerly line, S 59° 45' 31" W 353.63
3 feet, S 19° 32' 48" W 24.13 feet, and S 59° 41' 22" W crossing
4 Haeckerville Road No. 327, a total distance of 2058.68 feet to a
5 point in the Westerly line of Haeckerville Road No. 327, for a
6 corner;

7 THENCE: Along the Westerly line of Haeckerville Road No.
8 327, S 30° 08' 43" E 3988.32 feet to its intersection with the
9 Northerly line of Lower Seguin Road No. 318, for a corner;

10 THENCE: Along the Northerly line of Lower Seguin Road No.
11 318, as follows:

12	S 80° 02' 06" W	2674.71 feet,
13	S 80° 32' 01" W	250.16 feet,
14	S 81° 27' 20" W	672.30 feet,
15	S 65° 17' 39" W	122.49 feet,
16	S 59° 52' 20" W	819.78 feet,
17	S 60° 22' 20" W	308.70 feet,
18	S 60° 08' 20" W	1135.50 feet,
19	S 60° 08' 56" W	208.38 feet,
20	S 59° 27' 05" W	311.26 feet,
21	N 84° 30' 52" W	133.91 feet,
22	S 89° 15' 51" W	170.37 feet, and
23	N 80° 11' 40" W	117.85 feet to the Point of

24 Beginning.

25 SECTION 2. (a) The legal notice of the intention to
26 introduce this Act, setting forth the general substance of this
27 Act, has been published as provided by law, and the notice and a

1 copy of this Act have been furnished to all persons, agencies,
2 officials, or entities to which they are required to be furnished
3 under Section 59, Article XVI, Texas Constitution, and Chapter 313,
4 Government Code.

5 (b) The governor has submitted the notice and Act to the
6 Texas Commission on Environmental Quality.

7 (c) The Texas Commission on Environmental Quality has filed
8 its recommendations relating to this Act with the governor,
9 lieutenant governor, and speaker of the house of representatives
10 within the required time.

11 (d) All requirements of the constitution and laws of this
12 state and the rules and procedures of the legislature with respect
13 to the notice, introduction, and passage of this Act are fulfilled
14 and accomplished.

15 SECTION 3. This Act takes effect immediately if it receives
16 a vote of two-thirds of all the members elected to each house, as
17 provided by Section 39, Article III, Texas Constitution. If this
18 Act does not receive the vote necessary for immediate effect, this
19 Act takes effect September 1, 2009.