

THE STATE OF TEXAS §
 §
COUNTY OF FORT BEND §

**RESOLUTION AND ORDER DECREERING THE ACQUISITION OF
PROPERTY TO BE A PUBLIC NECESSITY AND AUTHORIZING THE
ACQUISITION AND PAYMENT OF COMPENSATION**

WHEREAS, on the ____ day of _____, 2015, at a regular meeting of the Commissioners Court of Fort Bend County, Texas, sitting as the governing body of Fort Bend County, upon motion of Commissioner _____, seconded by Commissioner _____, and upon record vote, passed ____ votes in favor and ____ opposed:

RESOLUTION

RESOLVED THAT WHEREAS, the Commissioners Court has received and reviewed the plans for a public project known as the Katy Gaston Road Widening Project from Summerset Ridge Lane to FM 1093 in Fort Bend County, Texas; and,

WHEREAS, Commissioners Court has determined that public necessity and convenience exists for the location, alignment, construction, operation, and maintenance of a public project known as Katy Gaston Road Widening Project from Summerset Ridge Lane to FM 1093 in Fort Bend County, Texas, in accordance with said plans, alignment, and tract identifications which are part hereof as Exhibit "A."

ORDER

NOW THEREFORE, IT IS ORDERED AND DECREED that the plans for the location, alignment, construction, operation, and maintenance of the public project known as Katy Gaston Road Widening Project from Summerset Ridge Lane to FM 1093 in Fort Bend County, Texas, is approved.

IT IS FURTHER ORDERED AND DECREED that public necessity and convenience exist for the public project, known as Katy Gaston Road Widening Project from Summerset Ridge Lane to FM 1093 in Fort Bend County, Texas, and that the County

Engineer be authorized and directed to obtain appraisals, surveys, title information and/or make official offers of specific amount for the purchase of either easement or the fee simple interest in and to the tract(s) situated within such alignment [as shown as Exhibit "A"]; that the County Attorney be authorized and directed, and he is hereby authorized and directed to file or cause to be filed proceedings in eminent domain and to acquire thereby easement or fee simple interest for said purposes in the tract(s) which cannot be acquired as aforesaid by donation, dedication, or purchase.

IT IS FURTHER ORDERED AND DECREED that the County Judge or designated representative be authorized and directed to sign any papers or agreements associated with closing the purchase(s); the County Attorney, County Clerk, County Auditor and County Treasurer be authorized and directed to perform any and all necessary acts within their respective spheres of official duties toward the final acquisition of the tract(s) of land, or interest(s) therein, together with the improvement if any, within the said public project known as Katy Gaston Road Widening Project from Summerset Ridge Lane to FM 1093 in Fort Bend County, Texas and the payment and compensation therefore.

PASSED AND APPROVED this ____ day of _____, 2015.

FORT BEND COUNTY

Robert E. Hebert, County Judge

ATTEST:

Laura Richard, County Clerk

EXHIBIT A

County: Fort Bend
Highway: Katy-Gaston Road
Project Limits: Summerset Ridge Lane to SH 99

Property Description for Parcel 1

Being a 0.3048 acre (13,277 square feet) parcel of land, out of the Walton, Hill and Walton "A" Survey A-435, Fort Bend County, Texas and being all of the residue of a 178.04 acre tract of land, described in a Special Warranty Deed dated July 14, 2004 conveyed to Terrabrook Cinco Ranch Southwest, L.P., filed in the Official Public Records Fort Bend County, Texas (O.P.R.F.B.C.) at Clerk's File No. 2004086008, said 0.3048 of an acre being more particularly described as follows:

BEGINNING at a found 5/8-inch iron rod located in the north corner of a 43.3670 acre tract of land, described in an Exchange and Partition Deed dated December 31, 2002 set apart to Derwanna Ann Dalio Grover and Debra Ann Dalio Stephens, filed in the Official Public Records Fort Bend County, Texas (O.P.R.F.B.C.) under Clerk's File No. 2003010566, at the east corner of the residue of said 178.04 acre tract and in the existing southwest right-of-way line of Katy-Gaston Road (80 feet wide) filed in the Official Public Records Fort Bend County, Texas (O.P.R.F.B.C.) under Clerk's File No. 92-06272, said point having Coordinates of N=13,819,294.84 and E=2,985,445.95, thence as follows:

- 1) THENCE, South 02°06'33" West, a distance of 26.23 feet, along the southeast line of the residue of said 178.04 acre tract, along the northwest line of said 43.3670 acre tract to the east corner of Cinco Ranch Southwest, Section 41 filed in the Plat Records of Fort Bend County, Texas (F.B.C.P.R.) under Clerk's File No. 20100029, and to a 5/8 inch iron rod with cap (stamped "Weisser Eng., Houston, TX") set for the for the south corner of herein described parcel;
- 2) THENCE, North 47°35'14" West, a distance of 672.32 feet, along the southwest line of the residue of said 178.074 acre tract and along the northeast line of said Cinco Ranch Southwest, Section 41, to a 5/8 inch iron rod found in the existing southeast right-of-way line of Summerset Ridge Lane (60 feet wide) filed in the Plat Records of Fort Bend County, Texas (F.B.C.P.R.) under Clerk's File No. 20070303 and for the west corner of herein described parcel;
- 3) THENCE, North 42°25'20" East, a distance of 20.00 feet, along the northwest line of the residue of said 178.04 acre tract and along the existing southeast right-of-way line of said Summerset Ridge Lane to a point in the existing right-of-way line of said Katy-Gaston Road and for the north corner the of herein described parcel;

EXHIBIT A

- 4) THENCE, South 47°35'14" East, a distance of 655.35 feet, along the northeast line of the residue of said 178.04 acre tract and along the existing southwest right-of-way line of said Katy-Gaston Road, to the POINT OF BEGINNING and containing 0.3048 acre (13,277 square feet) parcel of land.

NOTE: All bearings and coordinates are based on the Texas coordinate system, South Central Zone, NAD 83 (1993 Adj.). All distances and coordinates shown are surface and may be converted to grid by dividing by a combined adjustment factor of 1.00013.

All coordinates and elevations shown hereon are established from TxDOT Control Monuments, H-3, H-4, H-5, and H-13 prepared by Costello, Inc. dated February 23, 2000 and TxDOT Control Monuments H-5A and H-5B prepared by Weisser Engineering Company dated October 2006.

NOTE: A parcel plat of even date was prepared in conjunction with this property description.

Compiled by:
Weisser Engineering Company
TBPLS Firm Reg. No. 100518-00
19500 Park Row, Suite 100
Houston, Texas 77084
(281) 579-7300
May, 2015

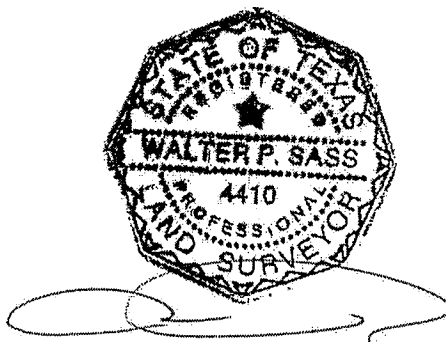


EXHIBIT A

County: Fort Bend
Highway: Katy-Gaston Road
Project Limits: Summerset Ridge Lane to SH 99

Property Description for Parcel 2

Being a 1.187 acre (51,713 square feet) parcel of land, out of the Walton, Hill and Walton "A" Survey A-435, Fort Bend County, Texas and being out of that certain 43.3670 acre tract of land, described in an Exchange and Partition Deed dated December 31, 2002 set apart to Derwana Ann Dalio Grover and Debra Ann Dalio Stephens, filed in the Official Public Records Fort Bend County, Texas (O.P.R.F.B.C.) under Clerk's File No. 2003010566, said 1.187 of an acre being more particularly described as follows:

BEGINNING at a found 5/8-inch iron rod located in the north corner of said 43.3670 acre tract, at the east corner of the residue of a 178.04 acre tract of land, described in a Special Warranty Deed dated July 14, 2004 conveyed to Terrabrook Cinco Ranch Southwest, L.P., filed in the Official Public Records Fort Bend County, Texas (O.P.R.F.B.C.) under Clerk's File No. 2004086008 and in the existing southwest right-of-way line of Katy-Gaston Road (80 feet wide) filed in the Official Public Records Fort Bend County, Texas (O.P.R.F.B.C.) under Clerk's File No. 92-06272, said point having Coordinates of N=13,819,294.84 and E=2,985,445.95, thence as follows:

- 1) THENCE, South 47°35'14" East, a distance of 1,320.66 feet, along the existing southwest right-of-way line of said Katy Gaston Road and the northeast line of said 43.3670 acre, to a 5/8 inch iron rod with cap (stamped "Weisser Eng., Houston, TX") set for the beginning of a curve to the right of herein described parcel;
- 2) THENCE, in a southeast direction over and across said 43.3670 acre tract, with said curve to the right having a radius of 990.00 feet, a central angle of 31°13'12" and chord which bears South 31°58'38" East, 532.79 feet, for an arc length of 539.44 feet to a 5/8 inch iron rod with cap (stamped "Weisser Eng., Houston, TX") set for a point in the herein described parcel;
- 3) THENCE, South 16°22'02" East, a distance of 306.80 feet, over and across said 43.3670 acre tract, to a 5/8 inch iron rod with cap (stamped "Weisser Eng., Houston, TX") set for the south corner and for the beginning of a curve to the left of the herein described parcel;

EXHIBIT A

- 4) THENCE, in a northwest direction along the proposed right-of-way line of Katy-Gaston Road, with said curve to the left having a radius of 1,950.00 feet, a central angle of $31^{\circ}13'12''$ and chord which bears North $31^{\circ}58'38''$ West, 1,049.44 feet, for an arc length of 1,062.54 feet to a 5/8 inch iron rod with cap (stamped "Weisser Eng., Houston, TX") set for a point in the herein described parcel;
- 5) THENCE, North $47^{\circ}35'14''$ West, a distance of 1,068.48 feet, along the proposed west right-of-way line of said Katy-Gaston Road to the south corner of the residue of said 178.04 acre tract, to the east corner of Cinco Ranch Southwest, Section 41 filed in the Plat Records of Fort Bend County, Texas (F.B.C.P.R.) under Clerk's File No. 20100029, to a 5/8 inch iron rod with cap (stamped "Weisser Eng., Houston, TX") set for the west corner of the herein described parcel;
- 6) THENCE, North $02^{\circ}06'33''$ East, a distance of 26.23 feet, along the northwest line of said 43.3670 acre tract and the southeast line of the residue of said 178.04 acre tract, to the POINT OF BEGINNING and containing 1.187 acres (51,713 square feet) parcel of land.

NOTE: All bearings and coordinates are based on the Texas coordinate system, South Central Zone, NAD 83 (1993 Adj.). All distances and coordinates shown are surface and may be converted to grid by dividing by a combined adjustment factor of 1.00013.

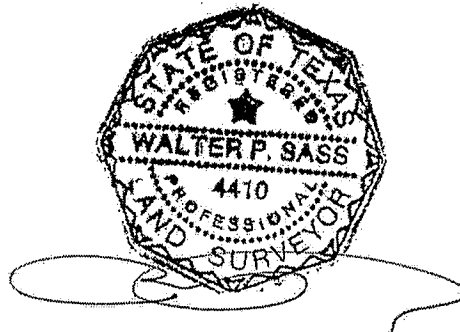
All coordinates and elevations shown hereon are established from TxDOT Control Monuments, H-3, H-4, H-5, and H-13 prepared by Costello, Inc. dated February 23, 2000 and TxDOT Control Monuments H-5A and H-5B prepared by Weisser Engineering Company dated October 2006.

** The monument described and set in this call may be replaced with a TxDOT Type II Right of Way marker upon completion of the highway construction project under the supervision of a Registered Professional Land Surveyor, either employed or retained by TxDOT.

Access will be permitted to the remainder property abutting the highway facility.

NOTE: A parcel plat of even date was prepared in conjunction with this property description.

Compiled by:
Weisser Engineering Company
TBPLS Firm Reg. No. 100518-00
19500 Park Row, Suite 100
Houston, Texas 77084
(281) 579-7300
May, 2015

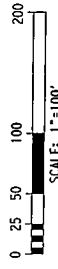


LEGEND

- EXISTING RIGHT-OF-WAY LINE
- PROPOSED RIGHT-OF-WAY LINE
- PROPERTY LINE
- SURVEY LINE
- DENOTES OWNERSHIP NO. (10)
- DENOTES BEARING AND DISTANCE NOTE NO. (3)
- SET - SEE EX. 1. WORKS STAMPED.
- SEE METERS ENG. WORKS STAMPED.
- FND. - FOUND MONUMENT HAS INDICATED

NOTES:

1. ALL BEARINGS AND COORDINATES ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83. ALL DISTANCES AND BEARINGS ARE UNADJUSTED. ALL DISTANCES AND BEARINGS WERE CONVERTED TO GRID BY DIVIDING BY A COMBINED ADJUSTMENT FACTOR OF 1.00013.
2. CITY OF HOUSTON ORD. NO. 82-1010 AMENDED BY ORD. NO. 85-1878 H. C. C. NO. M253886 AND AMENDED BY ORD. NO. 88-1010 H. C. C. AND AMENDED BY ORDINANCE NO. 99-2522.



REV.	DATE	BY	DESCRIPTION

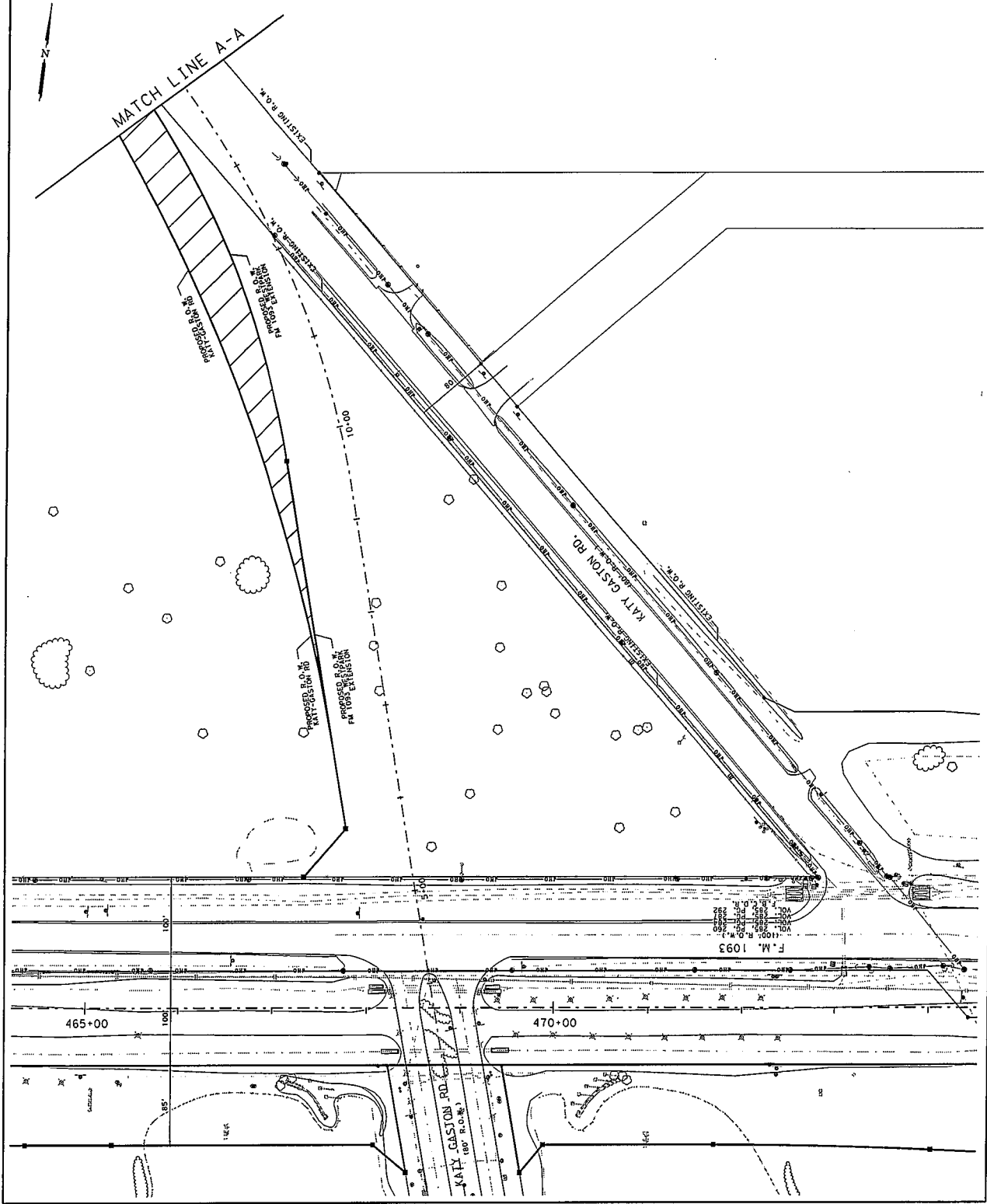
THIS DOCUMENT IS RELEASED FOR INFORMATION PURPOSES. IT IS NOT TO BE USED FOR CONSTRUCTION, TO BE BIDDING, OR PERMIT PURPOSES.



DANNENBAUM
ENGINEERING CORPORATION
TRAPE, P.M. REGISTRATION #022
2108 WEST ALJAMBA, HOUSTON, TX 77064 (713) 266-8978

ROW MAPS

DESIGNED BY:	DRAWN BY:	SHEET 1 OF 3
CHECKED BY:	CHECKED BY:	
COUNTY:	CONT. SEC. JOB:	HWY. NO.:
FORT. BEND		SHEET NO.:

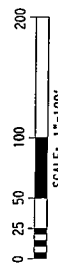
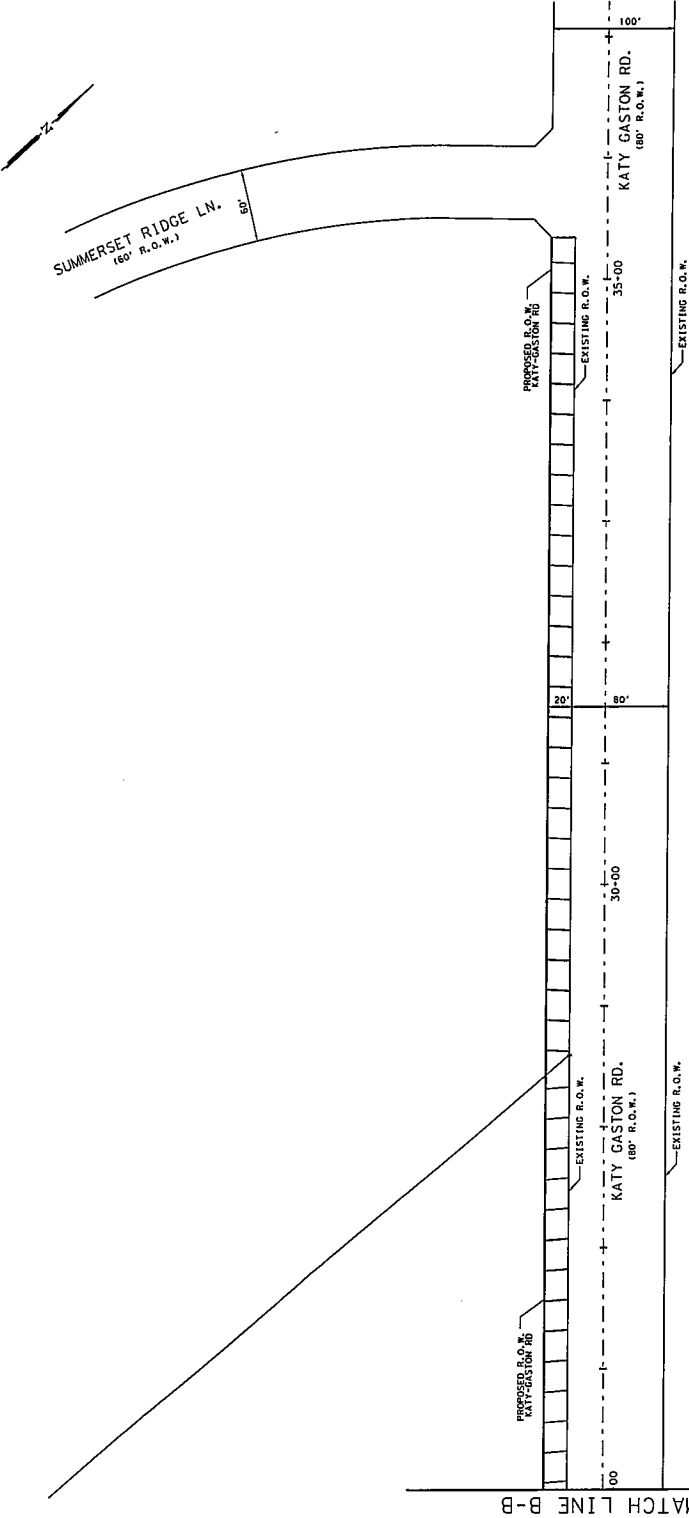


LEGEND

- EXISTING RIGHT-OF-WAY LINE
- PROPOSED RIGHT-OF-WAY LINE
- PROPERTY LINE
- SURVEY LINE
- DENOTES OWNERSHIP NO. (10)
- DENOTES BEARING AND DISTANCE NOTE NO. (3)
- SET - SET 3/4" I.R. W/CAP STAMPED WEISSER ENG. HOUSTON, TX
- FND. - FOUND MONUMENT (AS INDICATED) ○

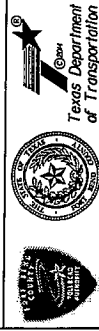
NOTES:

1. ALL BEARINGS AND COORDINATES ARE BASED ON THE TEXAS COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD 83 (1983 ADJ.). ALL DISTANCES AND BEARINGS ARE IN FEET AND DECIMALS THEREOF. ALL DISTANCES ARE CONVEYED TO GRID BY DIVIDING BY A COMBINED ADJUSTMENT FACTOR OF 1.00013.
2. CITY OF HOUSTON ORD. NO. 82-1010 AMENDED BY ORD. NO. 85-1878 H.C.C.F. NO. 4253886 AND ORD. NO. 85-1878 H.C.C.F. NO. 4253886 AND AMENDED BY ORDINANCE NO. 93-262.



REV.	DATE	BY	DESCRIPTION

THIS DOCUMENT IS RELEASED FOR INFORMATION PURPOSES ONLY. IT IS NOT TO BE USED FOR CONSTRUCTION, TO BE BIDDING, OR PERMIT PURPOSES.



DANNENBAUM
ENGINEERING CORPORATION
3100 WEST ALABAMA, HOUSTON, TX 77019 (713) 298-8878

ROW MAPS

DESIGNED BY:	DRANN BY:	SHEET 3 OF 3	
CHECKED BY:	CHECKED BY:	COUNTY	CONTRACT NO.
FORT BEND			