

THE STATE OF TEXAS §
 §
COUNTY OF FORT BEND §

The Commissioners Court of Fort Bend County, Texas (the “Commissioners Court”), acting for and on behalf of Fort Bend County, Texas, convened in regular session at a regular term of said Court, open to the public, on the 13th day of February, 2024.

WHEREUPON, among other business, the following was transacted at said meeting:

ORDER DESIGNATING FORT BEND COUNTY REINVESTMENT ZONE NO. 31

The Order was duly introduced for the consideration of the Commissioners Court and reviewed in full. It was then duly moved and seconded that the Order be adopted; and, after due discussion, the motion, carrying with it the adoption of the Order, prevailed and carried by the following vote:

AYES: _____

NAYES: _____

The County Judge thereupon announced that the Motion had duly and lawfully carried and that the Order had been duly and lawfully adopted. The Order thus adopted follows:

ORDER DESIGNATING FORT BEND COUNTY REINVESTMENT ZONE NO. 31

WHEREAS, the County Commissioners Court passed and approved Guidelines and Criteria for Granting Tax Abatement in Reinvestment Zones created in Fort Bend County, Texas, on May 9, 2023;

WHEREAS, pursuant to the Guidelines, the County has received a request for designation of a Reinvestment Zone and Tax Abatement;

WHEREAS, notice was given to all taxing entities where the proposed zone is to be located;

WHEREAS, after proper notice had been given in the January 25, 2024, edition of the Fort Bend Herald (Attached as Exhibit A), the County has held a public hearing on February 13, 2024, where all interested persons were given an opportunity to speak, and evidence for and against

the designation of Fort Bend County Reinvestment Zone No. 31 (“Reinvestment Zone No. 31”) was gathered;

WHEREAS, the County Commissioners Court has determined, based on evidence gathered, that the improvements sought to be located in proposed Reinvestment Zone No.31 are feasible and practical and would be a benefit to the land to be included in Reinvestment Zone No. 31 and to the County after the expiration of the Tax Abatement Agreement; and

WHEREAS, the designation of Reinvestment Zone No. 31 will reasonably likely contribute to the retention or expansion of primary employment, increase business opportunities in Fort Bend County and contribute to the economic development of both the property in Reinvestment Zone No. 31 and to Fort Bend County;

**NOW THEREFORE, BE IT ORDERED BY THE COUNTY COMMISSIONERS
COURT OF FORT BEND COUNTY:**

SECTION ONE

That the findings and provisions set out in the preamble of this Order are hereby found to be true and correct, and are made a part of this Order for all purposes.

SECTION TWO

That Fort Bend County Reinvestment Zone No. 31 is hereby designated pursuant to the Guidelines for the purpose of encouraging economic development in Fort Bend County through tax abatement.

SECTION THREE

This designation shall be effective for five (5) years from the date of passage of this Order and may be renewed for five (5) year periods thereafter.

SECTION FOUR

The attached Exhibit A described tract(s) are to be combined and designated as Reinvestment Zone No. 31.

PASSED AND APPROVED this the 13th day of February.

FORT BEND COUNTY, TEXAS

By: _____
KP George County Judge

ATTEST:

Laura Richard, County Clerk

Attachment: Exhibit A – Newspaper Notice

Exhibit B –Metes & Bounds Descriptions and map of
Reinvestment Zone

Exhibit A
Newspaper Notice

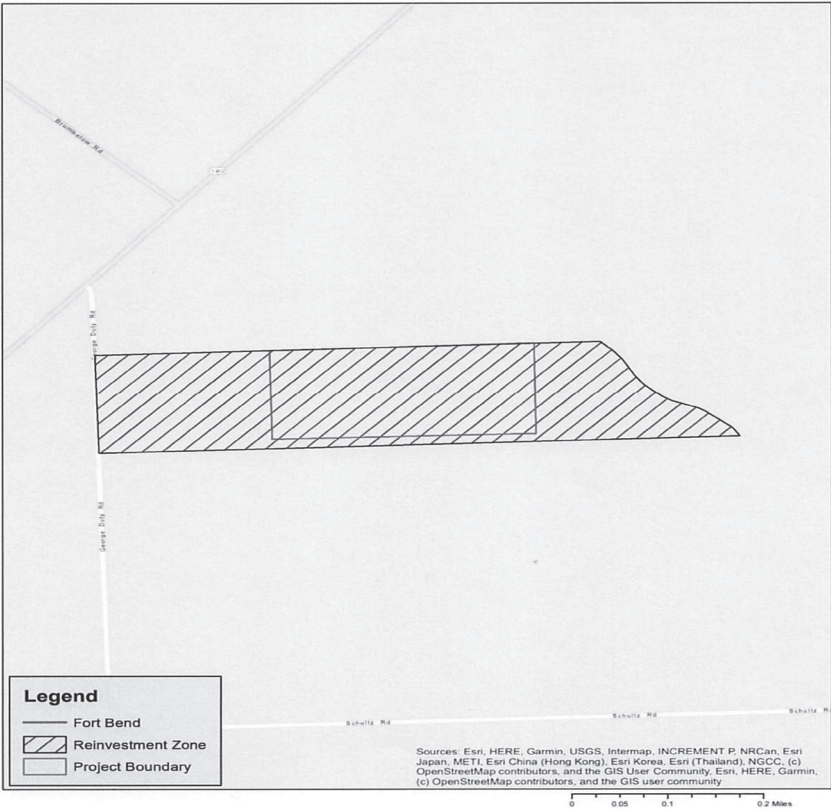
Notice of Public Hearing

Pursuant to Sections 312.201 and 312.401 of the Texas Tax Code, notice is hereby given that the Commissioners Court of Fort Bend County, Texas, will conduct a hearing at its regular meeting on Tuesday, February 13, 2024, at 1:00 p.m. in the Commissioners Courtroom, 2nd floor, 401 Jackson St., Richmond, Texas.

The public hearing is being held for the purpose of establishing a reinvestment zone which will enable the County to abate taxes on personal property and real property improvements within this reinvestment zone. All interested persons are invited to participate in this meeting and offer any comments on the designation of this zone. All comments will be considered by the Commissioners Court.

Laura Richard
Fort Bend County Clerk

Fort Bend County Reinvestment Zone No. 31 is proposed to be located with approximately 50 acres, located near the intersection of FM 1462 and George Duty Rd in Fort Bend County, Precinct 2.



OWNER	PARCEL #	ACRES	LEGAL DESCRIPTION
Mikel, Dustin	R475106	50	0446 DAY LAND AND CATTLE, ACRES 50

Exhibit B
Metes & Bounds Descriptions and map of Reinvestment Zone

50.00 Acres

Day Land & Cattle Company Survey, Abstract 446

STATE OF TEXAS §

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A **METES & BOUNDS** description of a 50 acre tract of land in the Day Land & Cattle Company Survey, Abstract 446, Fort Bend County, Texas, being out of and a part of those certain tracts comprising a called 433.77 acre tract (surveyed as 433.76 acres by the undersigned this date) recorded under County Clerk's File Number 2010127637, Official Public Records, Fort Bend County, Texas, and described in Volume 700, Page 125, Deed Records, Fort Bend County, Texas, with all bearings based upon the Texas Coordinate System, South Central Zone, NAD83, based upon GPS observations.

Beginning at a Mag nail set with shiner in the centerline of George Duty Road for the northwest corner of said called 433.77 acre tract, same being the southwest corner of an adjoining called 216.87 acre tract (Tract "C") recorded under County Clerk's File Number 2012146319, Official Public Records, Fort Bend County, Texas, for the northwest corner and **Place of Beginning** of the herein described tract, said point being in the east line of an adjoining called 436.323 acre tract recorded in Volume 2704, Page 771, Official Records, Fort Bend County, Texas;

Thence North 88 degrees 02 minutes 48 seconds East (called North 89 degrees 01 minute East) along the north line of the herein described tract and said called 433.77 acre tract, same being the south line of said adjoining called 216.87 acre tract, at 27.73 feet (called 30.6 feet) pass a ¾ inch iron pipe found on said line at its intersection with the apparent occupied east right-of-way line of George Duty Road, at 2,747.00 feet pass a ½ inch iron pipe with cap marked "Kalkomey Surveying" set on said line for reference, and continuing for a total distance of 2,783.00 feet to a point in the centerline of an existing drainage ditch for the northeast corner of the herein described tract;

Thence along the centerline of said existing drainage ditch with the following meanders:

South 46 degrees 52 minutes East, 99.03 feet;

South 40 degrees 01 minute 39 seconds East, 74.34 feet;

South 30 degrees 30 minutes 29 seconds East, 125.33 feet;

South 37 degrees 37 minutes 05 seconds East, 92.35 feet;

South 49 degrees 33 minutes 14 seconds East, 134.16 feet;

South 58 degrees 50 minutes 43 seconds East, 62.59 feet;

South 70 degrees 54 minutes 33 seconds East, 151.83 feet;

South 60 degrees 14 minutes 40 seconds East, 47.40 feet;

South 52 degrees 03 minutes 47 seconds East, 186.50 feet;

South 35 degrees 00 minutes 29 seconds East, 72.52 feet to a point for the Southeast corner of the herein described tract;

50.00 Acres

Day Land & Cattle Company Survey, Abstract 446

Thence South 88 degrees 02 minutes 48 seconds West establishing the south line of the herein described tract, at 30.00 feet pass a ½ inch iron pipe with cap marked "Kalkomey Surveying" set on said line for reference, at 3,501.51 feet pass a ½ inch iron pipe with cap marked "Kalkomey Surveying" set on said line and its intersection with the apparent occupied east right-of-way line of George Duty Road, and continuing for a total distance of 3,528.93 feet to a Mag nail set with shiner for the southwest corner of the herein described tract, said point being in the west line of said called 433.77 acre tract, same being the east line of the aforementioned adjoining called 436.323 acre tract, as located in George Duty Road;

Thence North 01 degree 56 minutes 05 seconds West (called North 00 degrees 56 minutes West) along the west line of the herein described tract and the west line of said called 433.77 acre tract, same being the east line of said adjoining called 436.323 acre tract, as located in George Duty Road, 698.25 feet to the **Place of Beginning** and containing and 50.00 acres of land, with 0.44 acre within the occupied margins of George Duty Road, for a net acreage of 49.56 acres of land, more or less.

For reference and further description see Survey Plat No. 11735 prepared by the undersigned on same date.

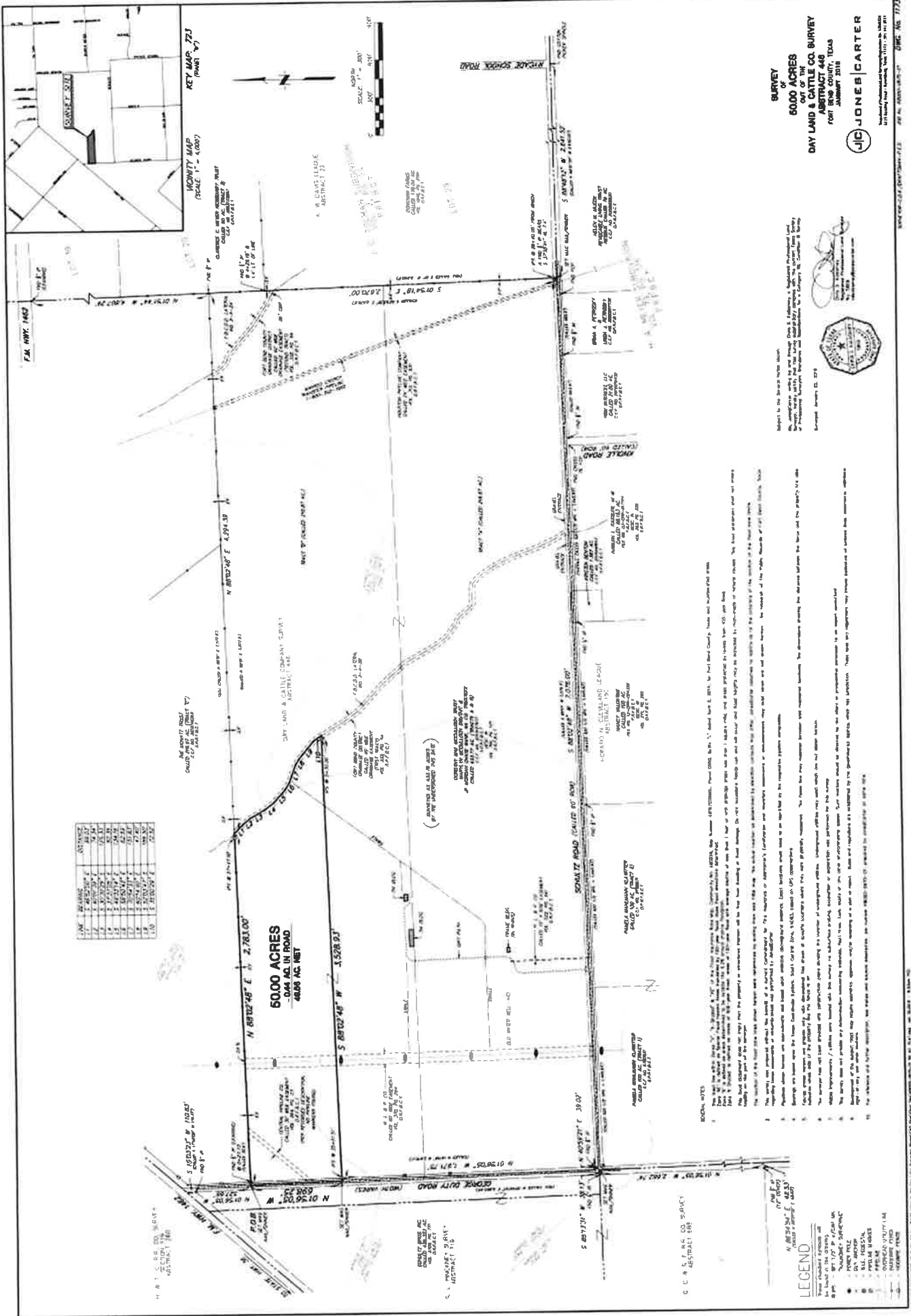
January 22, 2018

Job Number R8000-0675-01

Jones | Carter
Charlie Kalkomey Surveying Division
6415 Reading Road
Rosenberg, TX 77471-5655
(281) 342-2033
Texas Board of Professional Land
Surveying Registration No. 10046104



Acting By/Through Chris D. Kalkomey
Registered Professional Land Surveyor
No. 5869
CDKalkomey@jonescarter.com



SURVEY OF
60.00 ACRES
PART OF THE
DWYER AND CATTLE CO. SURVEY
FORT BEND COUNTY, TEXAS
JANUARY 2010

J.C. JONES & CARTER

Surveyor's Seal: J.C. Jones & Carter, Surveyors, Fort Bend County, Texas. Commission Expires: January 2011.

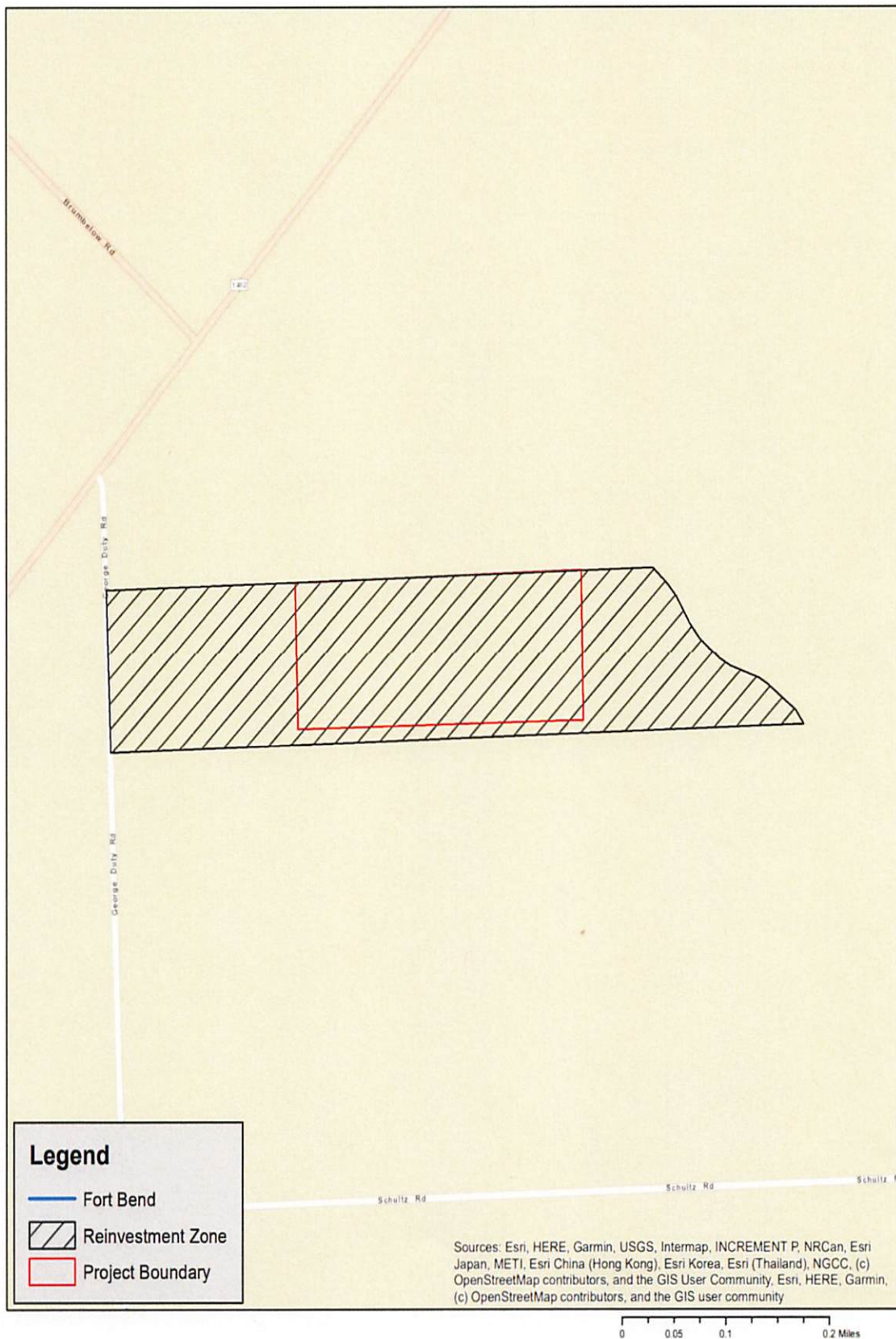
Subject to the Survey Rights of the State of Texas, the Surveyor's Office is not responsible for the accuracy of the survey data or the results of the survey. The Surveyor's Office is not responsible for the accuracy of the survey data or the results of the survey. The Surveyor's Office is not responsible for the accuracy of the survey data or the results of the survey.

Surveyed: January 12, 2010

LEGEND

Surveyor's Office: J.C. Jones & Carter, Surveyors, Fort Bend County, Texas. Commission Expires: January 2011.

Surveyed: January 12, 2010



OWNER	PARCEL #	ACRES	LEGAL DESCRIPTION
Mikel, Dustin	R475106	50	0446 DAY LAND AND CATTLE, ACRES 50