

ORDINANCE NO. 20250812-002

AN ORDINANCE OF THE CITY OF ANGLETON, TEXAS, GRANTING THE VOLUNTARY PETITION TO ANNEX 9.438 ACRES OF LAND WITHIN THE A0380 J DE J VALDERAS TRACT 153F-155A3, BRAZORIA COUNTY, TEXAS, INTO THE CITY OF ANGLETON; APPROVING A SERVICE PLAN; AUTHORIZING THE AMENDMENT OF ALL OFFICIAL BOUNDARY MAPS OF THE CITY OF ANGLETON TO INCLUDE THE SAID 9.438 ACRES IN THE CITY OF ANGLETON; PROVIDING FOR AN OPEN MEETINGS CLAUSE, AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Texas Local Government Code§ 43.003 authorizes the City of Angleton, as a home-rule municipality, to extend its City limit boundaries through the annexation of area adjacent to those boundaries; and

WHEREAS, Section 1.03 of the City Charter of the City of Angleton provides that the City Council has authority by ordinance to fix the City limit boundaries, provide for the alteration and extension of said boundaries, and annex additional territory lying adjacent to said boundaries in any manner provided by law; and

WHEREAS, Texas Local Government Code § 43.028(a)(3) and (b) provides authority for municipalities to annex sparsely occupied area on petition of area landowners of a property upon which fewer than three (3) qualified voters reside; and

WHEREAS, said tract of land is contiguous and adjacent to the City of Angleton, Texas, and is located in the Extraterritorial Jurisdiction of the City of Angleton; and

WHEREAS, the 9.438 acres described in Exhibit A, herein satisfies all requirements of Texas Local Government Code§ 43.028(a)(3) and (b); and

WHEREAS, the City Council, on May 22, 2018, approved Ordinance Number 6-05- 2018, approving a petition from Angleton Independent School District, the owner of 9.438 acres of land situated in the A0380 J DE J VALDERAS TRACT 153F-155A3 ACRES 9.438, Brazoria County, Texas, requesting the voluntary annexation of said acreage; and

WHEREAS, the City Manager presents the Service Plan directed by the City Council as required, which stipulates the property, upon annexation, will be entitled for full City services and that the City is not required to extend any water or sanitary sewer lines to the said property in order to facilitate full service to the said 9.438 acres; and

WHEREAS, the owner of the said property, of his own free will and accord, did voluntarily request that the City of Angleton incorporate the 9.438 acres described herein into the municipal boundaries of the City of Angleton.

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

SECTION 1. The voluntary annexation petition filed by Justin Yaklin, Yaklin Real Estate Holding, LP, attached hereto as Exhibit "A" for the voluntary annexation of 9.438 acres of land in the A0380 J DE J VALDERAS TRACT 153F-155A3, Brazoria County, Texas, being more particularly described in Exhibits "A, B, and C", into the City of Angleton is hereby granted.

SECTION 2. The City Manager is hereby directed to implement the annexation service plan described in Exhibit "C" for the provision of full municipal services to the area that is annexed.

SECTION 3. The Official Zoning Map of the City of Angleton shall be amended to include the subject 9.438-acre tract within the City of Angleton with the zoning designation of the "C-G" (Commercial General) district.

SECTION 4. All official maps that depict the boundaries of the City Limits of the City of Angleton, Texas be revised to include the subject 9.438 -acre tract within the City of Angleton.

SECTION 5. The meeting at which this Ordinance was approved was a regular meeting of the City Council, and in all things, was conducted in strict compliance with the Texas Open Meetings Act, Texas Government Code, Chapter 551.

SECTION 6. This Ordinance shall become effective from and after its passage.

PASSED AND APPROVED this 12th day of August 2025.

CITY OF ANGLETON, TEXAS

John Wright
Mayor

ATTEST:

Michelle Perez, TRMC, CMC
City Secretary