# PETITION FOR VOLUNTARY ANNEXATION INTO THE CITY OF IOWA COLONY, TEXAS

TO THE HONORABLE MAYOR AND CITY COUNCIL OF THE CITY OF IOWA COLONY, TEXAS:

The undersigned ("Petitioner"), being the sole owner of the following-described tract of land, hereby petitions the City of Iowa Colony (the "City") to annex said land into the corporate limits of the City, pursuant to Chapter 43, Subchapter C-3, Section 43.0671 of the Texas Local Government Code.

#### I. PROPERTY DESCRIPTION

The area sought to be annexed consists of approximately 35.8258 acres. A legal description of the property is attached hereto as Exhibit "A".

The subject property is located in Brazoria County, Texas, and is contiguous to the present corporate limits of the City of Iowa Colony, Texas.

#### II. OWNERSHIP

Petitioner is the sole owner of the above-described tract of land. A map generally depicting the property and its relationship to the current city boundaries is attached hereto as Exhibit "B" and is provided for general reference purposes only; it is not intended to be an exact or survey-quality depiction.

#### III. REQUEST

Petitioner respectfully requests that the City of Iowa Colony initiate proceedings for the voluntary annexation of the above-described property into the corporate limits of the City. Petitioner understands that upon annexation, the property will become subject to the jurisdiction of the City and that the City will provide services to the area in accordance with applicable law.

#### IV. REPRESENTATIONS

Petitioner represents that this Petition is made voluntarily and without duress, and that it complies with all requirements of Texas law governing voluntary annexation. Petitioner understands that additional agreements, such as a development agreement or utility service plan, may be required in connection with the annexation. This Petition or a copy of it may

be recorded in the Official Records of Brazoria County, Texas. This Petition shall run with the land and shall be binding on Petitioner and its respective heirs, successors, and assigns. This Petition is irrevocable while a development agreement between City and Petitioner is in effect as to the property.

#### V. CONTACT INFORMATION

Name: Alex Staten Address: 1650 S Hwy 6

Suite 120

Sugar Land, TX 77478

Phone: (281) 975-1777

Email: alex@majesticdev.com

### With a copy to:

Name: Sultanali Law, PLLC

Attn: Rahila Sultanali

Address: 11333 Fountain Lake Drive

Stafford, TX 77477

Phone: 832-228-6764

Email: <a href="mailto:legal@dhananipeg.com">legal@dhananipeg.com</a>

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Respectfully submitted this day of, 2025.
Petitioner:
DPEG Heritage, LP,
a Texas limited partnership
By: DPEG Heritage GP, LLC,
a Texas limited liability company,
its General Partner
By:
Nadyrshah Dhanani, Manager
STATE OF TEXAS §
STATE OF TEXAS § COUNTY OF §
BEFORE ME, the undersigned authority, on this day personally appeared Nadyrshah
Dhanani, known to me to be the person whose name is subscribed to the foregoing
instrument, and who acknowledged to me that he executed the same in his capacity as
Manager of DPEG Heritage GP, LLC, a Texas limited liability company, General Partner
of DPEG Heritage, LP, a Texas limited partnership, and that such instrument was executed
on behalf of said entity and for the purposes and consideration therein expressed.
GIVEN UNDER MY HAND AND SEAL OF OFFICE this day of
, 2025.
Notary Public, State of Texas
My Commission Expires:
Notary ID No.:

## **EXHIBIT A – Legal Description of Property**

LOTS FIVE (5), SIX (6), SEVEN (7), EIGHT (8), AND NINE (9), IN BLOCK ONE (1), OF COLONY ESTATES PHASE 1 AS RECORDED IN CLERK'S FILE NO. 2005044763 OF THE OFFICIAL PUBLIC RECORDS OF BRAZORIA COUNTY, TEXAS.

**EXHIBIT B – Map Showing Property and Proximity to City Limits** 

