

RESOLUTION NO. ____

A RESOLUTION OF THE CITY OF MANOR, TEXAS, ACCEPTING THE PETITION FOR VOLUNTARY ANNEXATION OF 2.54 ACRES OF LAND, MORE OR LESS; BEING LOCATED IN TRAVIS COUNTY, TEXAS, AND ADJACENT AND CONTIGUOUS TO THE CITY LIMITS; AND PROVIDING FOR OPEN MEETINGS AND OTHER RELATED MATTERS.

WHEREAS, the owner(s) of certain property located within Travis County, Texas have petitioned the City of Manor, Texas (herein the “City”) a Texas home-rule city, for voluntary annexation of said property, more particularly described herein (the “Subject Property”) into the corporate limits of the City;

WHEREAS, the Subject Property is contiguous and adjacent to the corporate limits of the City, and the owner(s) have made application for annexation;

WHEREAS, after review and consideration of such requests and petition for annexation from the owner(s) of the Subject Property, the City Council of the City of Manor, Texas (the “City Council”) finds that the Subject Property may be annexed pursuant to §43.0671 of the Texas Local Government Code;

WHEREAS, pursuant to §43.0672, Texas Local Government Code, the City and the undersigned have negotiated and entered into a written agreement for the provision of services to the Subject Property, said agreement being attached hereto as Exhibit “B” and is incorporated herein for all purposes; and

WHEREAS, the petitioner has agreed and consented to the annexation of the Subject Property by the City and further agreed to be bound by all acts, ordinances, and all other legal action now in force and effect within the corporate limits of the City and all those which may be hereafter adopted.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MANOR, TEXAS, THAT:

SECTION ONE: The foregoing recitals are hereby found to be true and correct and are hereby adopted by the City Council and made a part hereof for all purposes as findings of fact.

SECTION TWO: The petition for voluntary annexation of the following described Subject Property, including abutting streets, roadways, and rights of way, not previously annexed into the City and the draft agreement for the provision of services shown in Exhibit “B”, are hereby accepted:

RESOLUTION NO. _____

Being 2.54 acres of land, more or less, out of the Calvin Barker Survey Number 38, Abstract Number 58 in Travis County, Texas, being all of that certain Riche Capital Management LP 2.54 Acres Tract as recorded in Document Number 2016212352, Official Public Records, Travis County, Texas and being more particularly described in Exhibit "A", attached hereto and incorporated herein as if fully set forth.

A public hearing is set for the date of July 15, 2026. Notice of such hearing shall be published and posted in accordance with §43.0673, Texas Local Government Code, and the hearing shall be open to the public to accept public comment on the annexation request. In the event of a conflict between the Subject Property description contained herein, Exhibit "A" shall control.

SECTION THREE: Should any section or part of this Resolution be held unconstitutional, illegal, or invalid, or the application to any person or circumstance thereof ineffective or inapplicable, such unconstitutionality, illegality, invalidity, or ineffectiveness of such section or part shall in no way affect, impair or invalidate the remaining portion or portions thereof; but as to such remaining portion or portions, the same shall be and remain in full force and effect and to this end the provisions of this Resolution are declared severable.

SECTION FOUR: It is hereby officially found and determined that the meeting at which this Resolution is passed was open to the public as required and that the public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, Chapter 551, Texas Government Code.

PASSED AND APPROVED this the 1st day of July 2026.

CITY OF MANOR, TEXAS:

Dr. Christopher Harvey, Mayor

ATTEST:

Lluvia T. Almaraz, City Secretary

RESOLUTION NO. 2026-11

Exhibit "A"
Subject Property Description
+/- 2.54 Acres

EXHIBIT A

BEING 2.54 ACRES OF LAND OUT OF THE CALVIN BARKER SURVEY NUMBER 38, ABSTRACT NUMBER 58 IN TRAVIS COUNTY, TEXAS, BEING ALL OF THAT CERTAIN RICE CAPITAL MANAGEMENT LP 2.54 ACRES TRACT AS RECORDED IN DOCUMENT NUMBER 2016212352, OFFICIAL PUBLIC RECORDS, TRAVIS COUNTY, TEXAS, SAID 2.54 ACRES OF LAND TO BE MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING at an iron rod found in the easterly right-of-way line of Smith Lane, being the northwest corner of that certain Kelly Casey 4.101 acres tract as recorded in Document Number 2002180472, Official Public Records, Travis County, Texas, same being the southwest corner of said 2.54 acres tract and the southwest corner hereof;

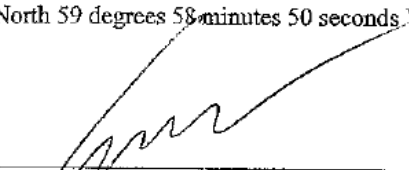
THENCE North 27 degrees 33 minutes 18 seconds East, along said right-of-way line and said 2.54 acres tract westerly line, 245.42 feet to an 60D nail found at the southwest corner of that certain ISHIV Investments, LLC 22.264 acres tract, called Tract 6 in Document Number 2012080453, Official Public Records, Travis County, Texas, same the northwest corner of said 2.54 acres tract and the northwest corner hereof;

THENCE, along said 22.264 acres tract southerly line and said 2.54 acres tract northerly and easterly lines the following three courses:

1. South 61 degrees 49 minutes 44 seconds East, 273.65 feet to an iron rod found;
2. South 61 degrees 50 minutes 18 seconds East, 208.91 feet to an iron rod found for an angle point in said 22.264 acres tract southerly line, also being the northeast corner of said 2.54 acres tract and the northeast corner hereof;
3. South 27 degrees 14 minutes 15 seconds West, 187.33 feet to an iron pipe found on the northerly line of said 4.101 acres tract, at an angle corner in the southerly line of said 22.264 acre tract, same being the southeast corner of said 2.54 acres tract and the southeast corner hereof;

THENCE along said 4.101 acres tract northerly line and said 2.54 acres tract southerly line the following three courses:

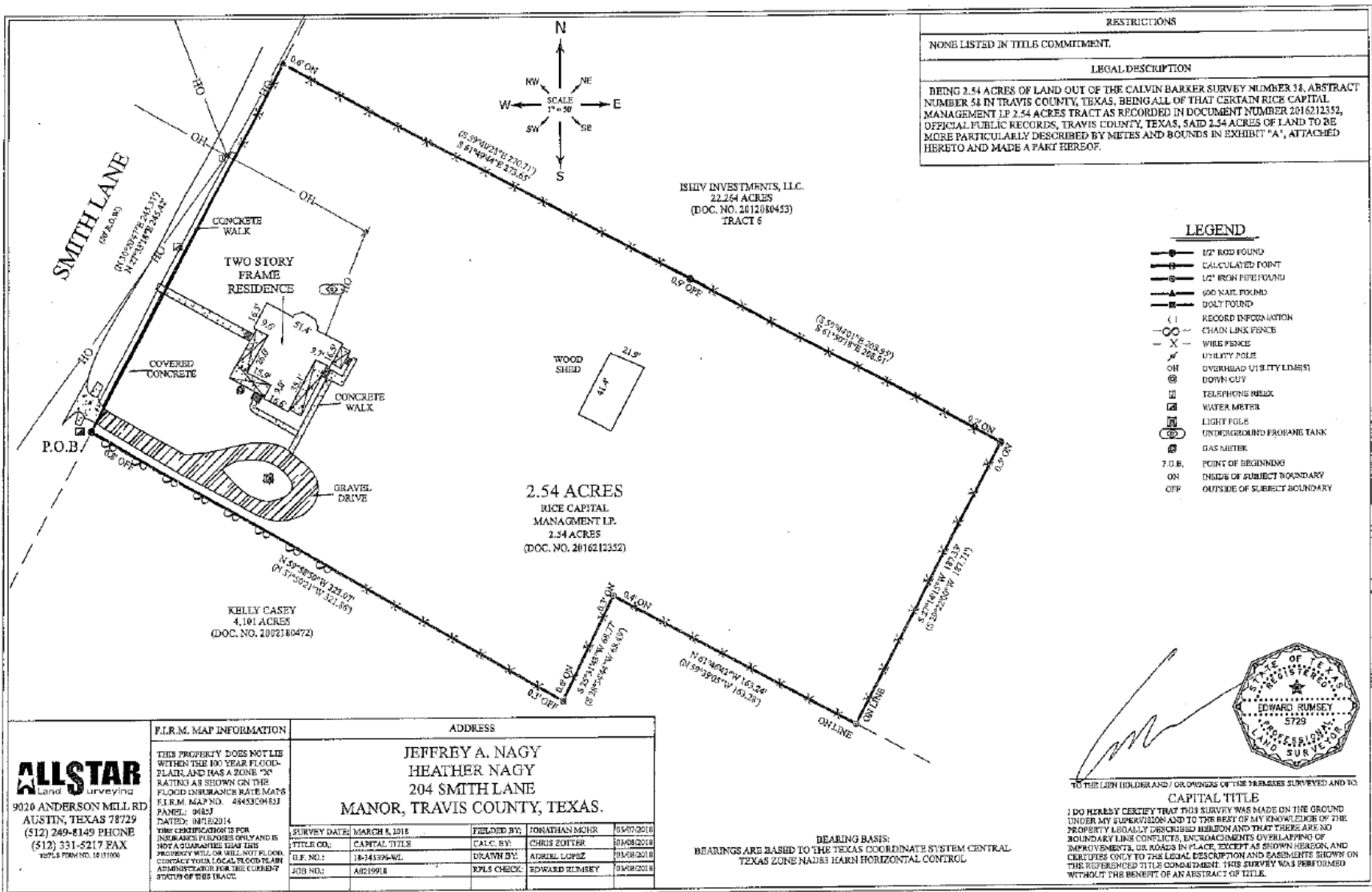
1. North 61 degrees 46 minutes 42 seconds West, 163.24 feet to an iron pipe found;
2. South 25 degrees 31 minutes 43 seconds West, 68.77 feet to an iron bolt found;
3. North 59 degrees 58 minutes 50 seconds West, 323.07 feet POINT OF BEGINNING.



Edward Rumsey
TX R.P.L.S #5729
Job # A0219918
2.54 ACRES

03/09/2018

Date



**Exhibit “B”
Agreement Regarding Post-Annexation Provision of Services
For Property to be Annexed into the City of Manor**

DRAFT