

Annexation Request



The City of Tomball requires annexation as a condition of extending municipal water, wastewater and/or other utility services to property located outside of the City's full-purpose jurisdiction. Following annexation, available utility services will be provided to the annexed property under the same terms and conditions as for other property located within the City of Tomball.

The undersigned property owner requests full-purpose annexation of the subject tract into the City of Tomball's full purpose jurisdiction in accordance with Chapter 43 of the Texas Local Government Code.

Requesting annexation does not change the City's obligation to provide municipal services in accordance with Chapter 43 of the Texas Local Government Code.

For information regarding the City's annexation process, please contact the City Secretary at 281-290-1002 or the Community Development Department at 281-290-1405.

Annexation must be completed prior to extension of water, wastewater, and/or other utilities.

I/We, the undersigned, am/are the current owner(s) of the tract described above and I/we request annexation into the City of Tomball for full-purposes in accordance with Chapter 43 of the Texas Local Government Code.

MEHEEDI S. HAKNOJIN

Name of Owner(s) (Type or Print)

Meheedi

02/23/22

Owner's Signature

Date

Received by City Secretary

Date

Received by Community Development Department

Date

CITY OF TOMBALL
ANNEXATION REQUEST APPLICATION
Part A: Statement of Request

City Secretary
City of Tomball
401 Market Street
Tomball, TX 77375

Mayor and Council:

1. I (we) the undersigned being the owner(s) of the property legally described as:

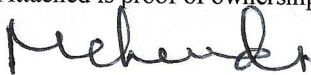
(Insert legal description [metes and bounds] here or attach separately.)

A tract of Land containing 8.750 acres located in the Jesse Pruitt Survey, Abstract 629, Harris County, Texas, being all of Tomball Outlot No. 497 and portions of Tomball Outlots No. 487, 489, 496 and 498, as recorded in Volume 2, Page 65 of the Harris County Map records, same 8.750 acres being out of that certain 1906467 acres described in trustee's deed recorded under Clerk's File No. L085706 of Harris County official public records of real property.

hereby request the annexation of described property into the City of Tomball. Included with this request for annexation are all pertinent property Harris County Appraisal District Account Numbers:
0352960000525, 0352960000529

(Obtainable through the County Clerk's Office)

2. The described property is contiguous to the City of Tomball's corporate city limits - ☒ Yes ☐ No.
3. Attached is proof of ownership of the property by the undersigned - ☐ Yes ☐ No.



Full Legal Signature

Mehendi Maknojia

Name *(print)*

Company Name *(if applicable)*

20830 Windrose Bend Dr

Mailing Address *(print)*

Spring, TX 77379-0000

City, State, Zip

(281) 839-5666

Phone Number

macmehendi@gmail.com

E-mail Address *(print)*

02/21/2022

Date

Full Legal Signature

Name *(print)*

Company Name *(if applicable)*

Mailing Address *(print)*

City, State, Zip

Phone Number

E-mail Address *(print)*

Date

Part B: Annexation Property Evaluation & Anticipated Development Information

(Please print or type.)

1. Agent's Contact Information:

Please list any agents acting on behalf of the annexation property owner that should be notified of information pertaining to this annexation request.

(Attach a list of additional agents, if necessary.) _____

Name: Golam Mostofa

Company Name: MTS Engineering and Design

Mailing Address: 9950 Westpark Dr., Suite 426, Houston, TX 77063
City/State/Zip

Phone Number: (281) 404-4438

E-mail Address: gmostofa@midstream-terminal.com

2. Property Addresses:

Please list all property addresses associated with the proposed annexation property.

(Attach a list of additional property addresses, if necessary.)

a. 21830 Hufsmith Kohrville Road, Tomball, TX 77375

b. _____

c. _____

d. _____

e. _____

f. _____

g. _____

h. _____

i. _____

j. _____

k. _____

3. Nature of Existing Property:

Property Location: Tomball ETJ Number of Acres: 3.070

Existing Zoning: NC

Is development in conformance with existing zoning districts? Not Applicable

Yes ___ No ___ Don't know

Current Assessed Valuation of Land: \$ 505,000.00

Improvements: Included

Total: \$ 505,000.00

____ Check if this property does not currently contain any structures, then proceed to #4.

a.) **Residential (existing)**

☒ Check here if there are no residential structures on the property.

No. of Units _____
No. of Lots _____ or Acres _____
Single-Family _____
Duplexes _____
Four-Plex _____
Patio Homes _____
Townhouses _____
Apartments _____

b.) **Office and Commercial (existing)**

_____ Check here if there are no office or commercial structures on the property.

Size (Sq. Ft.) 895.83, 1457.90, 868.53, 5326.39, 2158.49, 509.07, 2825.18 and 296.94, Total: 14,338

Structure Multiple existing buildings on site

Exterior Site Improvements Offices and commercial building

Total Site Coverage 14338 square feet

c.) **Institutional (existing)**

☒ Check here if there are no institutional structures on the property.

Size (Sq. Ft.) _____

Structure _____

Exterior Site Improvements _____

Total Site Coverage _____

d.) **Industrial (existing)**

☒ Check here if there are no industrial structures on the property.

Size (Sq. Ft.) _____

Structure _____

Exterior Site Improvements _____

Total Site Coverage _____

4. **Anticipated Development**

a.) **Platting Status** *(Please check the applicable box below)*

_____ A plat pertaining to this property has been submitted to the Community Development Department for review

☒ A plat pertaining to this property will be submitted to the Community Development Department in the near future

_____ A plat will not be submitted within the next 6 months

b.) **Zoning Status** - Please note that properties are annexed as Agricultural "AG", unless zoning reclassification is requested by the property owner in conjunction with annexation.

☒ If a zoning reclassification is desired in conjunction with the annexation process, please check this box and contact the Community Development Department.

Will zoning changes be required and requested in the future to accommodate anticipated development?

☒ Yes

If yes, please describe: 3.070 acres of 8.750

☐ No

c.) Residential (anticipated)

☒ Check here if no residential structures are anticipated on the proposed property.

No. of Units _____

Value of Units _____

No. of Lots or Acres _____

Total Estimated Value _____

Single-Family _____

Duplexes _____

Four-Plex _____

Patio Homes _____

Townhouses _____

Apartments _____

Total _____

d.) Office and Commercial (anticipated)

_____ Check here if no office and/or commercial structures are anticipated on the proposed property.

Size (Sq. Ft.) 15,300 square feet

Unit Value (\$/Sq. Ft.) Not Applicable

Total Estimated Value Not Applicable

Structure \$600,000.00

Exterior Site Improvements \$400,000.00

Total Site Coverage \$1,000,000.00

e.) Institutional (anticipated)

☒ Check here if no institutional structures are anticipated on the proposed property.

Size (Sq. Ft.) _____

Unit Value (\$/Sq. Ft.) _____

Total Estimated Value _____

Structure _____

Exterior Site Improvements _____

Total Site Coverage _____

f.) Industrial (anticipated)

☒ Check here if no industrial structures are anticipated on the proposed property.

Size (Sq. Ft.) _____

Unit Value (\$/Sq. Ft.) _____

Total Estimated Value _____

Structure _____

Exterior Site Improvements _____

Total Site Coverage _____

Estimated Number of Employees _____

g.) Staging of Anticipated Development (In %)

	Current	Yr2	Yr3	Yr4	Yr5	Yr10	Yr20
	Yr						
Residential							
Office / Commercial	100						
Institutional							
Industrial							