

ORDINANCE NO. 950-26

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WILLOW PARK, TEXAS, ANNEXING THE HEREINAFTER DESCRIBED PROPERTY CONSISTING OF APPROXIMATELY 0.82 ACRES OF LAND, OUT OF THE JAMES OXER SURVEY, ABSTRACT NUMBER 1029, PARKER COUNTY, TEXAS, BEING GENERALLY LOCATED AT THE NORTHWEST CORNER OF E. BANKHEAD HIGHWAY AND TORRI COURT, AND MORE PARTICULARLY DESCRIBED AND DEPICTED IN EXHIBIT "A", INTO THE BOUNDARY LIMITS OF THE CITY OF WILLOW PARK, PARKER COUNTY, TEXAS, AND EXTENDING THE BOUNDARY LIMITS OF THE CITY SO AS TO INCLUDE THE DESCRIBED PROPERTY WITHIN THE CITY LIMITS; FINDING AND DETERMINING THAT ALL REQUIREMENTS FOR ANNEXATION, INCLUDING PUBLIC HEARINGS, NOTICES, OPEN MEETINGS, AND EXECUTION OF A WRITTEN SERVICES AGREEMENT HAVE BEEN MET ACCORDING TO LAW; PROVIDING FOR THE INCORPORATION OF PREMISES; GRANTING TO ALL THE INHABITANTS OF THE PROPERTY ALL THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING THE INHABITANTS BY ALL OF THE ORDINANCES, RESOLUTIONS, ACTS, AND REGULATIONS OF THE CITY; PROVIDING INSTRUCTIONS FOR AMENDING THE OFFICIAL MAP AND BOUNDARIES OF THE CITY; PROVIDING INSTRUCTIONS FOR FILING THIS ORDINANCE; PROVIDING SEVERABILITY AND CUMULATIVE CLAUSES; FINDING THAT THE MEETING AT WHICH THIS ORDINANCE WAS ADOPTED WAS LAWFULLY HELD IN ACCORDANCE WITH THE TEXAS OPEN MEETINGS ACT; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Willow Park, Texas (the "City") is a Type-A general law municipality located in Parker County, created in accordance with the provisions of Chapter 6 of the Local Government Code, and operating pursuant to the enabling legislation of the State of Texas; and

WHEREAS, the City is authorized, pursuant to Chapter 43 of the Texas Local Government Code, to annex property and extend the boundary limits of the City; and

WHEREAS, the City received a C-3 voluntary annexation petition (the "Petition") from the property owner (the "Owner") requesting the annexation into the boundary limits of the City of a certain tract of land being approximately 0.82 acres of land, further described and depicted in Exhibit "A", attached and incorporated as if set forth fully herein (the "Property"); and

WHEREAS, in accordance with Chapter 43 of the Texas Local Government Code, all requirements for the annexation, including required notices and public hearings, have been provided, held, and met; and

WHEREAS, in accordance with Chapter 43 of the Texas Local Government Code, a written services agreement for the area to be annexed was negotiated and executed prior to the adoption of the annexation by City Council; and

WHEREAS, the City Council of the City (the “City Council”) has investigated into, has determined, and officially finds that no part of such territory is within the extraterritorial jurisdiction of any other incorporated city or town; and

WHEREAS, the City Council finds and determines that annexation of the property hereinafter described as requested by the property owner is in the best interests of the citizens of the City and the owners and residents of the area.

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WILLOW PARK, TEXAS:

SECTION 1. Findings. It is hereby officially determined that the findings and recitations contained above in the preamble of this Ordinance are true and correct and are incorporated herein by reference.

SECTION 2. Annexation. The Property is hereby annexed into the City, and the boundary limits of the City are hereby extended to include the Property, and the same shall hereafter be included within the boundary limits of the City, and the inhabitants of the Property shall hereafter be entitled to all the rights and privileges of other citizens of the City and shall be bound by the acts, ordinances, resolutions, and regulations of the City enacted pursuant to and in conformity with the general laws of the State of Texas.

SECTION 3. Official Map. The official map and boundaries of the City, previously adopted, are amended to include the Property as part of the City. The City Secretary is directed and authorized to perform or cause to be performed all acts necessary to correct the official map of the City to add the annexed Property as required by applicable law.

SECTION 4. Filing Instructions. The City Secretary is hereby directed and authorized to file a certified copy of this Ordinance with the County Clerk of Parker County, Texas, and with other appropriate officials and agencies as required by state and federal law.

SECTION 5. Severability Clause. It is hereby declared by the City Council that if any of the sections, paragraphs, sentences, clauses, phrases, words, or provisions of this Ordinance should be declared unconstitutional or otherwise invalid for any reason, such event shall not affect any remaining sections, paragraphs, sentences, clauses, phrases, words, or provisions of this Ordinance.

SECTION 6. Cumulative Clause. This Ordinance shall be cumulative of all provisions of ordinances of the City except where the provisions of this Ordinance are in direct conflict with the provisions of such ordinances, in which event the conflicting provisions of such ordinances are hereby repealed.

SECTION 7. Public Meeting. It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public as required by law, and that public notice of the time, place, and purpose of said meeting was given, all as required by Section 551.041, Texas Government Code.

SECTION 8. Effective Date. This Ordinance shall be in full force and effect immediately upon its passage and approval by the City Council.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF DENISON, TEXAS, this 8th day of September, 2026.

Teresa Palmer, Mayor

ATTEST:

Deana McMullen, City Secretary

EXHIBIT A

Property Legal Description and Depiction/Map

USER: CHUCK STARK
PLOTTED ON: 10/13/2023 10:17 AM
FILE NAME: MBARRON STARK SWIFT ENGIN107 MARTIN LAND SALES10254 - BANKHEAD COMMONS ROAD EXTENSION- ROW.DWG

LEGAL DESCRIPTION— Bar—Ko Tract

Being a 0.82 acre tract of land situated in the J. Oxer Survey, Abstract No. 1029, Parker County, Texas and being a portion of the Bar-Ko Land Company, LLC tract as evidenced by deed recorded in Instrument No. 2021-42647, Deed Records Parker County, Texas and being more particularly described as follows.

Beginning at a found 1/2 inch iron rod for the southeast corner of Lot 2, Block 1, Bankhead Commons, an addition to Parker County, Texas as recorded in Cabinet F, Slide 494, Plat Records Parker County, Texas;

Thence North 89°32'59" East with the south line of said Lot 2 a distance of 463.58 feet to a set 1/2 inch iron rod, said point being the beginning of a curve to the right, having a radius of 180.00 feet, a central angle of 33°33'26", and a long chord that bears South 72°46'15" West, a length of 103.92 feet;

Thence along said curve to the right an arc distance of 105.42 feet to a set 1/2 inch iron rod;

Thence South 89°32'58" West, a distance of 141.16 feet to a set 1/2 inch iron rod; said point being the beginning of a curve to the left, having a radius of 270.00 feet, a central angle of 12°29'11", and a long chord that bears South 83°18'23" West, a length of 58.72 feet;

Thence along said curve to the left an arc distance of 58.84 feet to a found 1/2 inch iron rod;

Thence South 77°03'47" West a distance of 73.10 feet to a set 1/2 inch iron rod; said point being the beginning of a curve to the right, having a radius of 330.00 feet, a central angle of 12°28'31", and a long chord that bears South 83°18'03" West, a length of 71.71 feet;

Thence along said curve to the right an arc distance of 71.85 feet to a found 1/2 inch iron rod;

Thence South 89°32'18" West a distance of 95.05 feet to a set 1/2 inch iron rod; said point being the beginning of a curve to the left, having a radius of 20.00 feet, a central angle of 75°28'22", and a long chord that bears South 51°46'38" West, a length of 24.48 feet;

Thence along said curve to the left an arc distance of 26.34 feet to a set 1/2 inch iron rod; said point being the beginning of a curve to the right, having a radius of 60.00 feet, a central angle of 75°35'11", and a long chord that bears South 51°48'33" West, a length of 73.54 feet;

Thence along said curve to the right an arc distance of 79.15 feet to a set 1/2 inch iron rod;

Thence South 89°32'18" West a distance of 73.66 feet to a set 1/2 inch iron rod in the East line of said Bar-Ko tract;

Thence North 11°48'12" East with said Bar-Ko East line a distance of 122.85 feet to a set 1/2 inch iron rod in the south line of Lot 1, Block 1, Bankhead Commons Addition;

Thence North 89°32'59" East with the south line of said Lot 1 a distance of 198.25 feet to the Point of Beginning and Containing 0.82 acres, 35,909 square feet of land, more or less.



USE OF THIS ELECTRONIC SEAL/SIGNATURE
AUTHORIZED BY CHARLES F. STARK, R.P.L.S.
TEXAS REGISTRATION NO. 5084

B
Barron-Stark
Engineers

6221 Southwest Boulevard, Suite 100
Fort Worth, Texas 76132
(O) 817.231.8100 (F) 817.231.8144
Texas Registered Engineering Firm F-10298
Texas Registered Survey Firm F-10158800
www.barronstark.com

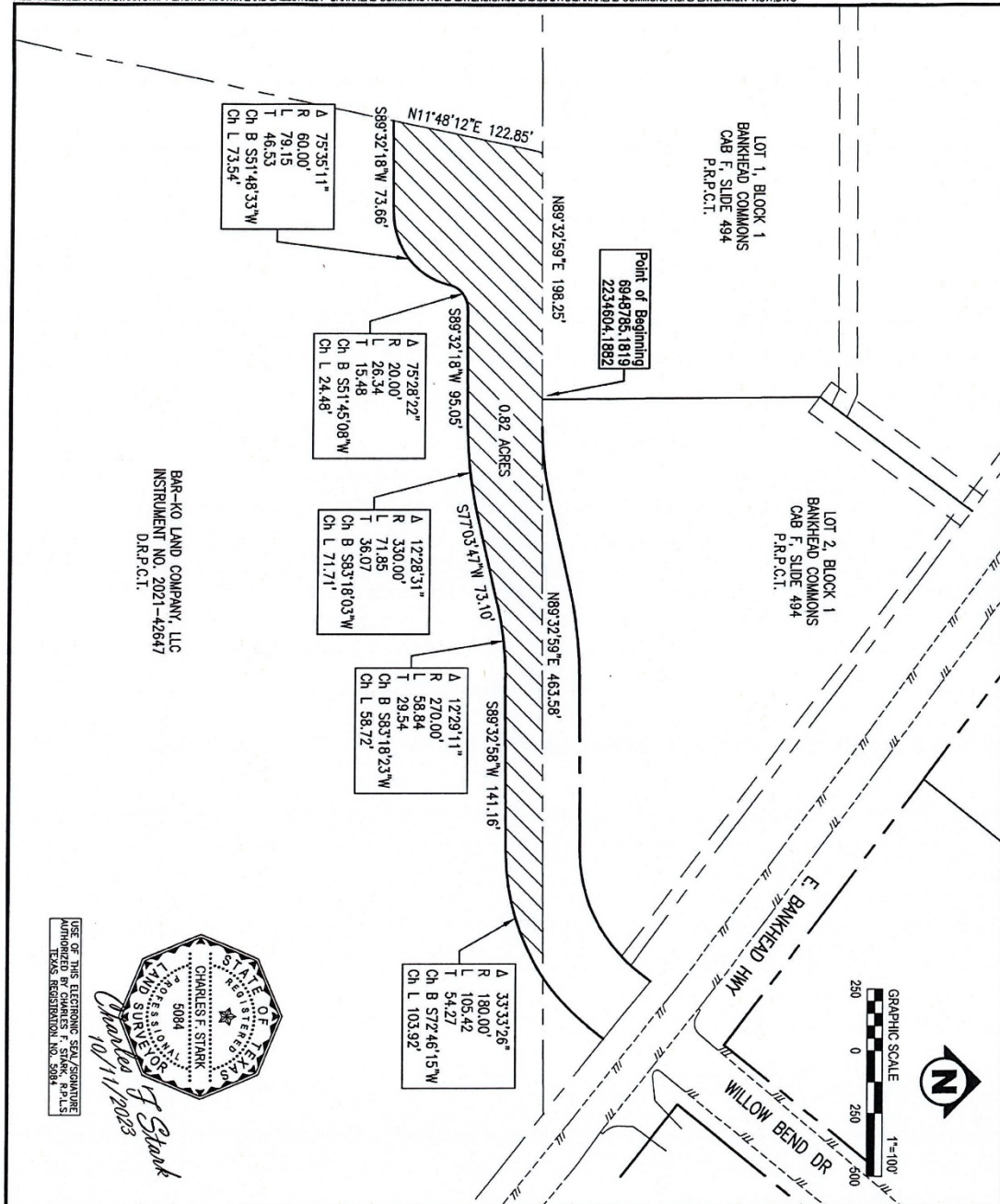
**ROW DEDICATION
WILLOW BEND COURT
ROAD EXTENSION**

PROJECT No. 107-10254

DATE: 10/11/2023

SHEET

2 OF 2



BAR-KO LAND COMPANY, LLC
 INSTRUMENT NO. 2021-42547
 D.R.P.C.T.

USE OF THIS ELECTRONIC SEAL SIGNATURE
 AUTHORIZED BY CHARLES F. STARK, P.L.S.
 TEXAS REGISTRATION NO. 5084

PROJECT No. 107-10254 DESIGN BY: GTS DRAWN BY: JMS CHECKED BY: GTS DATE: SEPTEMBER 2003 SCALE: AS SHOWN 1 OF 2		ROW DEDICATION WILLOW BEND COURT ROAD EXTENSION	B Barron-Stark Engineers	REVISIONS <table><thead><tr><th>NO.</th><th>DESCRIPTION</th><th>DATE</th></tr></thead><tbody><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td></tr></tbody></table>	NO.	DESCRIPTION	DATE																														
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