

ANNEXATION APPLICATION

Updated: October, 2019



CONTACT INFORMATION

Applicant's Name		Property Owner	
Company		Company	
Applicant's Mailing Address		Owner's Mailing Address	
Applicant's Phone #		Owner's Phone #	
Applicant's Email		Owner's Email	

PROPERTY INFORMATION

Is the property adjacent to city limits YES NO

Is the property less than 1/2 mile in width YES NO

Are there less than 3 qualified voters living on the property YES NO

Proposed Use: _____ Proposed Zoning: _____

Reason for Annexation / Other Considerations: _____

AUTHORIZATION

I certify that the information on this application is complete and accurate. I understand the fees and the process for this application. I understand my responsibility, as the applicant, to be present at meetings regarding this request.

Filing Fee \$1,181 Technology Fee \$13 TOTAL COST \$1,194

Submittal of this digital Application shall constitute as acknowledgement and authorization to process this request.

APPLY ONLINE – WWW.MYGOVERNMENTONLINE.ORG/

PROPERTY OWNER AUTHORIZATION

I, _____ (owner name) on behalf of
_____ (company, if applicable) acknowledge that I/we
am/are the rightful owner of the property located at
_____ (address).

I hereby authorize _____ (agent name) on behalf of
_____ (agent company) to file this application for
_____ (application type), and, if necessary, to work with
the Responsible Official / Department on my behalf throughout the process.

Signature of Owner: _____ Date: _____

Printed Name, Title: _____

Signature of Agent: _____ Date: _____

Printed Name, Title: _____

Form Updated October, 2019



CHECKLIST FOR ANNEXATION APPLICATION

The following items are requested for consideration of this application. These and additional items may be required at the request of the Department	Comments
<input type="checkbox"/> Pre-development meeting with staff is recommended <ul style="list-style-type: none"> • Please visit http://sanmarcostx.gov/1123/Pre-Development-Meetings to schedule 	
<input type="checkbox"/> Completed Application for Annexation	
<input type="checkbox"/> Metes & Bounds description of the area to be annexed	
<input type="checkbox"/> CAD file in grid for GIS integration. Projection: NAD 1983 StatePlane Texas South Central FIPS 4204 Feet	
<input type="checkbox"/> Authorization to represent the property owner, if the applicant is not the owner	
<input type="checkbox"/> Written request to waive the timing requirements for processing annexation under Chapter 43 of the Texas Local Government Code, if the applicant wishes for concurrent consideration of a Zoning Change	
<input type="checkbox"/> Application Filing Fee \$1,181 Technology Fee \$13	
**San Marcos Development Code Section 2.3.1.1(C): “Every application accepted by the responsible official for filing shall be subject to a determination of completeness...the responsible official is not required to review an application unless it is complete...”	

A DESCRIPTION OF 73.412 ACRES, MORE OR LESS, IN THE JOEL MINER SURVEY, ABSTRACT 321, HAYS COUNTY, TEXAS, BEING A PORTION OF A CALLED 72.85 ACRE TRACT OF LAND CONVEYED TO ALVIN POPHAM, A/K/A ALVIN G. POPHAM, AND WIFE, OPAL POPHAM, IN VOLUME 895, PAGE 450 OF THE OFFICIAL PUBLIC RECORDS OF HAYS COUNTY, TEXAS (OPRHCT), AND BEING A PORTION OF A CALLED 10.00 ACRE TRACT OF LAND CONVEYED TO ALVIN POPHAM, A/K/A ALVIN G. POPHAM, AND WIFE, OPAL POPHAM, IN VOLUME 1910, PAGE 741 (OPRHCT), AND BEING A PORTION OF HARRIS HILL ROAD, ALSO KNOWN AS COUNTY ROAD 160; SAID 73.412 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 3/8-inch iron rod found at the southwest corner of said 72.85 acre tract, same being an angle point in the north right-of-way-line of County Road 160, also known as Harris Hill Road (right-of-way width varies);

THENCE, with the west line of said 72.85 acre tract, in part being the north right-of-way-line of Harris Hill Road, and in part being the east line of Lot 1A, Amended Plat of Saddle Brook Lots 1 and 2, a subdivision of record in Volume 18, Page 22 of the Plat Records of Hays County, Texas (PRHCT), the following two (2) courses and distances:

- 1) **N46°06'14"W**, a distance of **1205.40** feet to a 1/2-inch iron rod with "Delta" cap found;
- 2) **N46°31'50"W**, a distance of **1793.21** feet to a 5/8-inch iron rod found at the northwest corner of said 72.85 acre tract, same being the northeast corner of said Lot 1A, also being in the south line of a called 86.948 acre tract of land conveyed to Whisper Master Community Limited Partnership in Document No. 2016-16000334 (OPRHCT);

THENCE, with the south line of said 86.948 acre tract, same being the north line of said 72.85 acre tract, the following two (2) courses and distances:

- 1) **N44°08'13"E**, a distance of **551.44** feet to a 1/2-inch iron rod found;
- 2) **N43°50'49"E**, a distance of **390.26** feet to a 1/2-inch iron rod found at the southeast corner of said 86.948 acre tract, same being the southwest corner of a called 328.824 acre tract of land conveyed to Bobbie Y. Naughton, et al. in Volume 720, Page 152, Real Property Records of Hays County, Texas (RPRHCT);

THENCE, continuing with the north line of said 72.85 acre tract, same being the south line of said 328.824 acre tract, **N44°14'27"E**, a distance of **116.45** feet to a 1/2-inch iron rod found at the northeast corner of said 72.85 acre tract, same being the northwest corner of said 10.00 acre tract;

THENCE, continuing with the south line of said 328.824 acre tract, same being the north line of said 10.00 acre tract, **N43°16'30"E**, a distance of **144.51** feet to a 5/8-inch iron rod found at the northeast corner of said 10.00 acre tract, same being the northwest corner of a called 10.00 acre tract of land conveyed to Joshua L. Young in Volume 4091, Page 798 (OPRHCT);

THENCE, with the common line of the two 10.00 acre tracts, **S46°20'21"E**, a distance of **1492.37** feet to a 1/2-inch iron rod with "Payne 6064" cap set, from which a 1/2-inch iron rod found for the common south corner of the two 10.00 acre tracts bears **S46°20'21"E**, a distance of 1525.48 feet;

THENCE, crossing said 10.00 acre Popham tract and said 72.85 acre tract, the following two (2) courses and distances:

- 1) **S44°50'14"W**, a distance of **299.99** feet to a 1/2-inch iron rod with "Payne 6064" cap set;
- 2) **S46°20'21"E**, a distance of **1524.84** feet to a 1/2-inch iron rod with "Payne 6064" cap set in the south line of said 72.85 acre tract, same being the north right-of-way-line of Harris Hill Road, from which a 1/2-inch iron rod found at the common south corner of said 72.85 acre tract and said 10.00 acre Popham tract bears N44°50'14"E, a distance of 155.59 feet;

THENCE, crossing Harris Hill Road, **S46°20'21"E**, a distance of **67.51** feet to a calculated point in the north line of Lot 1, Harris Hill Road Sport Vehicle Track, a subdivision of record in Volume 14, Page 42 (PRHCT), same being the north right-of-way line of Harris Hill Road;

THENCE, with the common line of Harris Hill Road and said Lot 1, **S45°09'03"W**, a distance of **357.16** feet to a calculated point for the northwest corner of said Lot 1, same being in the east line of Lot 24, Northpoint Section 2, a subdivision of record in Volume 3, Page 13 (PRHCT), also being an angle point in said right-of-way line;

THENCE, with the common line of Harris Hill Road and Northpoint Section 2, the following three (3) courses and distances:

- 1) **N46°29'52"W**, a distance of **21.41** feet to a calculated point for the northeast corner of said Lot 24;
- 2) **S44°28'08"W**, a distance of **501.24** feet to a 1/2-inch iron rod found at the northwest corner of Lot 53, same being the northeast corner of Lot 51, of said Northpoint Section 2;
- 3) **S44°28'08"W**, with the north line of Lot 51, a distance of **43.57** feet to a calculated point, from which a 1/2-inch iron rod found bears S44°28'08"W, a distance of 256.73 feet;

THENCE, crossing Harris Hill Road, **N46°06'14"W**, a distance of **47.64** feet to the **POINT OF BEGINNING** hereof, and containing 73.412 acres, more or less.

Surveyed on the ground July 6, 2020. Bearing Basis: The Texas Coordinate System of 1983 (NAD83), South Central Zone, based on GPS solutions. Attachments: drawing 1988-001-ANX

9/3/20

Eric J. Dannheim, RPLS
State of Texas #6075



SKETCH TO ACCOMPANY A DESCRIPTION OF 73.412 ACRES, MORE OR LESS, IN THE JOEL MINER SURVEY, ABSTRACT 321, HAYS COUNTY, TEXAS, BEING A PORTION OF A CALLED 72.85 ACRE TRACT OF LAND CONVEYED TO ALVIN POPHAM, A/K/A ALVIN G. POPHAM, AND WIFE, OPAL POPHAM, IN VOLUME 895, PAGE 450 OF THE OFFICIAL PUBLIC RECORDS OF HAYS COUNTY, TEXAS (OPRHCT), AND BEING A PORTION OF A CALLED 10.00 ACRE TRACT OF LAND CONVEYED TO ALVIN POPHAM, A/K/A ALVIN G. POPHAM, AND WIFE, OPAL POPHAM, IN VOLUME 1910, PAGE 741 (OPRHCT), AND BEING A PORTION OF HARRIS HILL ROAD, ALSO KNOWN AS COUNTY ROAD 160.

MATCH LINE SHEET 2
 MATCH LINE SHEET 1

73.412 AC±

CALLLED 72.85 ACRES
 ALVIN POPHAM A/K/A
 ALVIN G. POPHAM AND
 WIFE, OPAL POPHAM
 895/450 OPRHCT

JOEL MINER SURVEY
 ABS. 321

LINE	BEARING	DISTANCE
L1	S46°20'21"E	67.51'
L2	S45°09'03"W	357.16'
L3	N46°29'52"W	21.41'
L4	S44°28'08"W	501.24'
L5	S44°28'08"W	43.57'
L6	N46°06'14"W	47.64'
L7	S44°28'08"W	256.73'

S44°50'14"W
 299.99'

CALLLED 10.00 ACRES
 ALVIN POPHAM A/K/A ALVIN G.
 POPHAM AND WIFE, OPAL POPHAM
 A/K/A OPAL J. POPHAM
 1910/741 OPRHCT

CALLLED 10.00 ACRES
 JOSHUA L. YOUNG
 4091/798 OPRHCT

LOT 1A
 AMENDED PLAT OF
 SADDLE BROOK
 LOTS 1 AND 2
 18/22 PRHCT

(N46°09'08"W 1192.66')
 N46°06'14"W 1205.40'

(N44°22'00"W 1381.50')

S46°20'21"E 1524.84'

S46°20'21"E 1525.48'



[Signature]
 9/3/2020



P.O.B.

(S46°38'00"W 1058.17')
 S44°50'14"W 882.24'

(N46°43'44"E)
 (144.50')
 N44°50'14"E N45°05'31"E
 155.59' 144.41'

(S46°34'55"W 1507.71')

L7

L6

L5

L4

L3

L2

L1

(S45°59'W) (S45°59'W) (S45°59'W)

(232.14') 50.01' (219.09')

LOT 53

LOT 24

NORTHPOINT DRIVE
 (50' R.O.W.)

HARRIS HILL ROAD
 AKA COUNTY ROAD 160
 (R.O.W. WIDTH VARIES)

LOT 1
 HARRIS HILL ROAD
 SPORT VEHICLE TRACK
 14/42 PRHCT

SHEET 1 OF 2

NORTHPOINT
 SECTION 2
 3/13 PRHCT

0 200 400



SCALE: 1" = 200'

JOB NUMBER: 1988-001

DWG. NO.: 1988-001-ANX

DATE: 9/3/2020

OFFICE: EJD



302 W. Hopkins, Ste. 1A, San Marcos, TX 78666
 Firm No. 10194453 (979) 567-4500



CALLED 86.948 ACRES
WHISPER MASTER COMMUNITY
LIMITED PARTNERSHIP
2016-16000334 OPRHCT

CALLED 328.824 ACRES
BOBBIE Y. NAUGHTON, ET AL.
720/152 RPRHCT

5/8"

(N44°37'31"E 551.28')
N44°08'13"E 551.44'
(N45°47'00"E 646.20')

(N44°19'36"E 390.40')
N43°50'49"E 390.26'
(N45°27'00"E 411.81')

N44°14'27"E (N45°19'14"E)
116.45'
(144.47')
N43°16'30"E
144.51'

5/8"

NOTES

BEARINGS, DISTANCES AND AREAS IN PARENTHESIS ARE FROM RECORD INFORMATION.

ATTACHMENTS: METES AND BOUNDS DESCRIPTION 1988-001-ANX

BEARING BASIS: THE TEXAS COORDINATE SYSTEM OF 1983 (NAD83), SOUTH CENTRAL ZONE, BASED ON GPS SOLUTIONS

DATE OF SURVEY: 7/06/2020

LEGEND

- OPRHCT OFFICIAL PUBLIC RECORDS OF HAYS COUNTY, TEXAS
- PRHCT PLAT RECORDS OF HAYS COUNTY, TEXAS
- RPRHCT REAL PROPERTY RECORDS OF HAYS COUNTY, TEXAS
- ☐ 1/2" IRON ROD SET WITH A PLASTIC CAP STAMPED "PAYNE 6064"
- 1/2" IRON ROD FOUND UNLESS OTHERWISE NOTED
- △ CALCULATED POINT



SCALE: 1" = 200'

LOT 1A
AMENDED PLAT OF
SADDLE BROOK
LOTS 1 AND 2
18/22 PRHCT

73.412 AC±

CALLLED 72.85 ACRES
ALVIN POPHAM A/K/A
ALVIN G. POPHAM AND
WIFE, OPAL POPHAM
895/450 OPRHCT

JOEL MINER SURVEY
ABS. 321



Eric J. Dannheim
9/3/2020

CALLLED 10.00 ACRES
ALVIN POPHAM A/K/A ALVIN G.
POPHAM AND WIFE, OPAL POPHAM
A/K/A OPAL J. POPHAM
1910/741 OPRHCT

CALLLED 10.00 ACRES
JOSHUA L. YOUNG
4091/798 OPRHCT

(N46°29'38"W 1793.26')
N46°31'50"W 1793.21'
(N44°47'00"W 1617.20')

(S44°35'29"E 3016.78')
(S44°35'29"E 3013.47')
(S44°35'29"E 3017.02')

S46°20'21"E 1492.37'

S44°50'14"W
299.99'

SHEET 2 OF 2

JOB NUMBER: 1988-001
DWG. NO.: 1988-001-ANX
DATE: 9/3/2020
OFFICE: EJD

MATCH LINE SHEET 2
MATCH LINE SHEET 1

302 W. Hopkins, Ste. 1A, San Marcos, TX 78666
Firm No. 10194453 (979) 567-4500