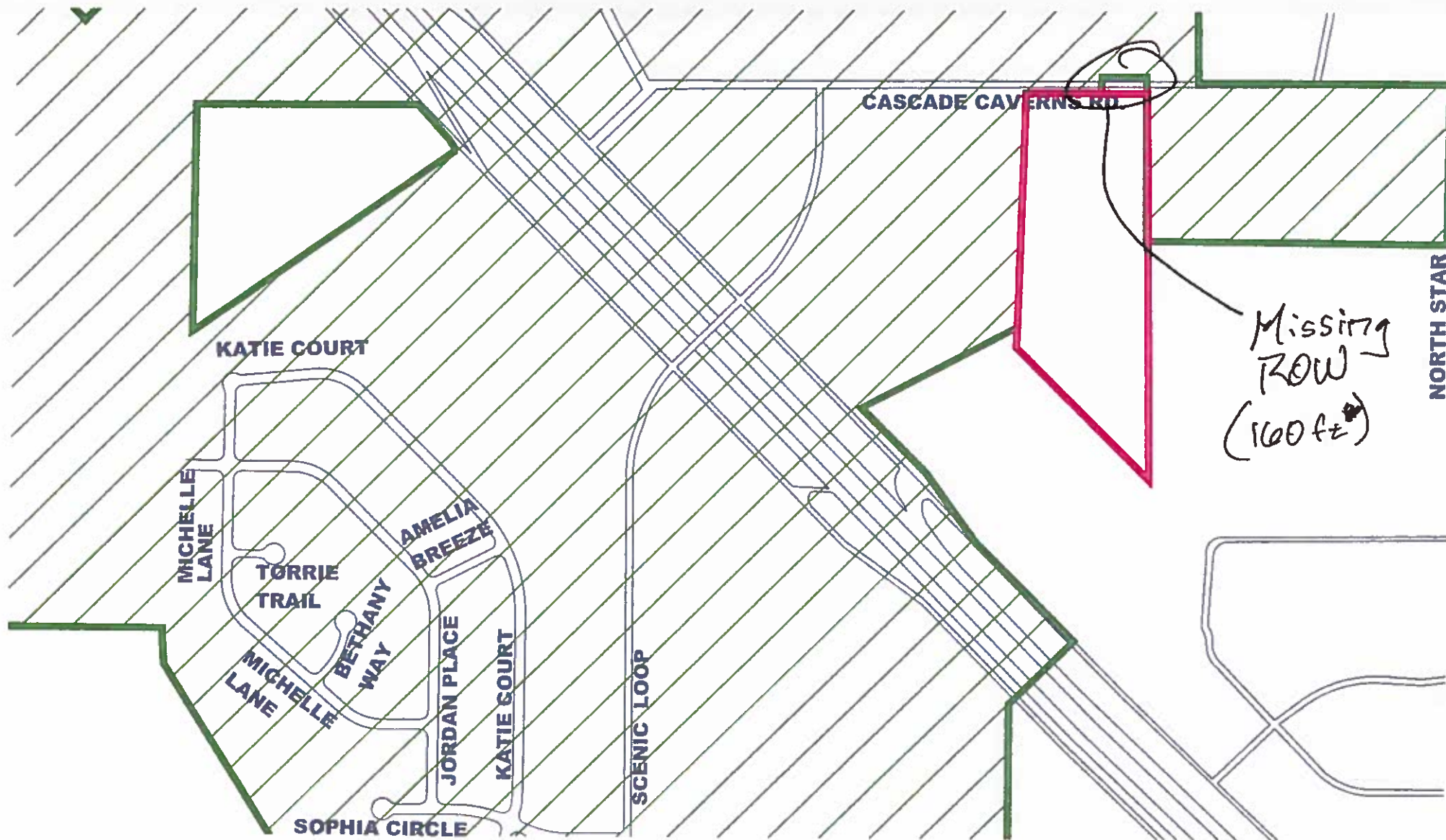


DATE	ANNEXATION PROCESS	Clerk: lac	TAKEN BY
	ACTION	Property: 11.540–acres 15 Cascade Caverns Rd	
8/11/2016	Metes & Bounds reviewed		M. Mann
	Initial Discussion regarding annexation or development		L. Talley
8/23/2016	Petition Received		L. Carroll
	Development Agreement Prepared		L. Talley
8/23/2016	Resolution Approved No: 2016-R		City Council
8/24/2016	Service Plan Prepared **		L. Talley
8/24/2016	Notification to Property Owner (If involuntary annexation - include a copy of Service Plan)		L. Carroll
8/26/2016	Publication Date of First Hearing (Sent to newspapers/internet on: 8/24/2016)		L. Carroll
8/24/2016	Notify School District of Proposed Annexation (Sent notification on: 8/24/2016)		L. Carroll
8/24/2016	Notify Fire Dept of Proposed Annexation (Sent notification on: 8/24/2016)		L. Carroll
9/13/2016	First Hearing Held (Not less than 10 days not more than 20 days from the date of publication.)		City Council
9/16/2016	Publication Date of Second Hearing (Send to newspapers/internet on: 9/14/2016)		L. Carroll
9/27/2016	Second Hearing Held		City Council
9/28/2016	Ordinance Prepared		L. Carroll
10/11/2016	First Reading of Ordinance		City Council
	Development Agreement Approved		City Council
10/25/2016	Second Reading of Ordinance		City Council
10/26/2016	New Maps		M. Mann
10/26/2016	Submission to U.S. Dept of Justice (File # _____)		L. Carroll
10/26/2016	Copy to County Clerk, File #		L. Carroll
10/26/2016	Copy to Kendall County Tax Collector		L. Carroll
10/26/2016	Copy to Tax Appraisal District		L. Carroll
10/26/2016	Notify FEMA		L. Carroll
10/26/2016	Notify TxDot - Information Resource Support Specialist		L. Carroll
10/26/2016	Notify Secretary of State		L. Carroll
10/26/2016	Notify State Comptroller		L. Carroll
10/26/2016	Notify Texas Dept. Of Insurance		L. Carroll
10/26/2016	Notify Franchises (all that are applicable: Gas, cable, tele, elec, water, garbage)		L. Carroll
10/26/2016	If a Hotel, Motel, or Bed Breakfast is annexed notify them of occupancy tax		L. Carroll
10/26/2016	Send copy of Ordinance to property owners and to UBO- KB, UCSO-JC, PD- SP, CL, PW – MM, PB, TW, LM , Planning - LT, & Code Dept.- JA		L. Carroll
	Recommendation of zoning - following annexation		L. Talley
	Zoning Approval		City Council

**Law stipulates the Service Plan must be submitted prior to the First Publication of Hearing

All notifications following the approval of the ordinance will include the ordinance and a certified affidavit from the City Secretary

Updated January 8, 2008



ANNEXATION PETITION

TO THE MAYOR AND GOVERNING BODY
OF THE CITY OF BOERNE, TEXAS:

The undersigned owner(s) of the hereinafter described tract of land hereby petition your honorable body to extend the present city limits so as to include as a part of the City of Boerne, Texas, the following described territory, to-wit:

15 Cascade Caverns Road, Being 11.540 acres, and being Block 1 of Miller's Subdivision, according to the plat recorded in Volume 65, Page 343, Deed Records, Kendall County, Texas.

(See attached metes and bounds description)

I/We certify that the above described tract of land is contiguous to the City of Boerne, Texas, is not more than one-half (1/2) mile in width and that this petition is signed and duly acknowledged by each and every person or corporation having an interest in said land.

Carol A. Covey

Owner's Signature #1

Carol A. Covey, Temporary Administrator of
the ESTATE OF THOMAS W PANKRATZ
~~CAROL A COVEY EXECUTOR~~

Owner's Printed Name

4905 HIGDON RD
SAN ANTONIO TX 78223

Owner's Mailing Address

210-213-7471

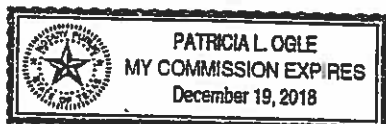
Owner's Phone No.

THE STATE OF TEXAS #
COUNTY OF KENDALL #

Before me, the undersigned authority, on this day personally appeared *Carol A. Covey, Temporary Administrator of the Estate of Thomas W. Pankratz*, Known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office, this 11 day of August, 2016.

(Seal)



[Signature]
Notary Public in and for the State of Texas
My commission expires: _____

MATKIN HOOVER

ENGINEERING & SURVEYING

8 SPENCER ROAD, SUITE 100, BOERNE, TEXAS 78006

PHONE: 830-249-0600 FAX: 830-249-0099

TEXAS REGISTERED SURVEYING FIRM F-10024000

FIELD NOTES FOR A 11.540 ACRE TRACT OF LAND

BEING AN 11.540 ACRE TRACT OF LAND LOCATED IN THE ANTONIO CRUZ SURVEY NO. 170, ABSTRACT NO. 97, KENDALL COUNTY, TEXAS, SAID 11.540 ACRE TRACT BEING ALL OF BLOCK 1, MILLER'S SUBDIVISION, RECORDED IN VOLUME 65, PAGE 343, DEED RECORDS OF KENDALL COUNTY, TEXAS, SAID 11.540 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

Beginning at a ½" iron rod found in the south right-of-way line of Cascade Caverns Road, at the northeast corner of a called 16.665 acre tract of land recorded in Volume 480, Page 534, Official Records, Kendall County, Texas, at the northwest corner of said Block 1, Miller's Subdivision and for the northwest corner of the herein described tract, said point bears S 89°59'21" E, a distance of 622.16' from a ½" iron round found at the northwest corner of the called 16.665 acre tract;

- (1) Thence, S 89°59'21" E, with the south right-of-way line of Cascade Caverns Road, the north boundary of said Block 1, Miller's Subdivision, the north boundary line of the herein described tract, a distance of 423.00' (S 89°53' E, a distance of 423', record) to a ½" iron rod set with a red "Matkin Hoover Eng. & Survey" plastic cap at the northwest corner of a called Block 2, Miller's Subdivision, recorded in Volume 65, Page 343, Deed Records, Kendall County, Texas, at the northeast corner of said Block 1, Miller's Subdivision and for the northeast corner of the herein described tract;**
- (2) Thence, S 00°51'45" E, with west boundary line of said Block 2, Miller's Subdivision, the west boundary line of a called 7.338 acre tract of land recorded in Volume 1517, Page 819, Official Records, Kendall County, Texas, the west boundary line of Block 4, Miller's Subdivision, recorded in Volume 65, Page 343, Deed Records, Kendall County, Texas, the east boundary line of said Block 1, Miller's Subdivision, the east boundary line of the herein described tract, a distance of 1360.47' (S 00°30' E, a distance of 1371', record) to a ½" iron rod found at the southwest corner of said Block 4, Miller's Subdivision, the northwest corner of a called Lot 11, Cascade Mobile Village, Unit 2, recorded in Volume 1, Pages 8-9, Plat Records, Kendall County, Texas, the northeast corner of a called 6.293 acre tract of land recorded in Volume 985, Page 647, Official Records, Kendall County, Texas, the southeast corner of said Block 1, Miller's Subdivision and for the southeast corner of the herein described tract;**
- (3) Thence, N 45°10'39" W, with the northeast boundary line of said 6.293 acre tract, the southwest boundary line of Block 1, Miller's Subdivision, the southwest boundary line of the herein described tract, a distance of 659.16' (N 44°06' W, a distance of 667', record) to a ½" iron rod found with a red "Schwarz" plastic cap in the east boundary line of a called 3.42 acre tract of land recorded in Volume 728, Page 493, Official Records, Kendall County, Texas, at the**

northwest corner of said 6.293 acre tract, the southwest corner of said Block 1, Miller's Subdivision and for the southwest corner of the herein described tract;

- (4) **Thence, N 01°32'19" E**, with the east boundary line of said 3.42 acre tract, the east boundary line of said 16.665 acre tract, the west boundary line of said Block 1, Miller's Subdivision, the west boundary line of the herein described tract, **a distance of 896.07' (N 01°54' E, a distance of 893', record)** to the **POINT OF BEGINNING** and containing **11.540' acres** of land, more or less.

Note: The basis of bearing was established using the Trimble VRS Network, NAD (83), Texas State Plane Coordinate System, South Central Zone, 4204, US Survey Foot, Grid. This description is to be used for annexation of said property into the City Limits of Boerne. This description does not constitute a minimum standards boundary survey.

Job # 16-4098

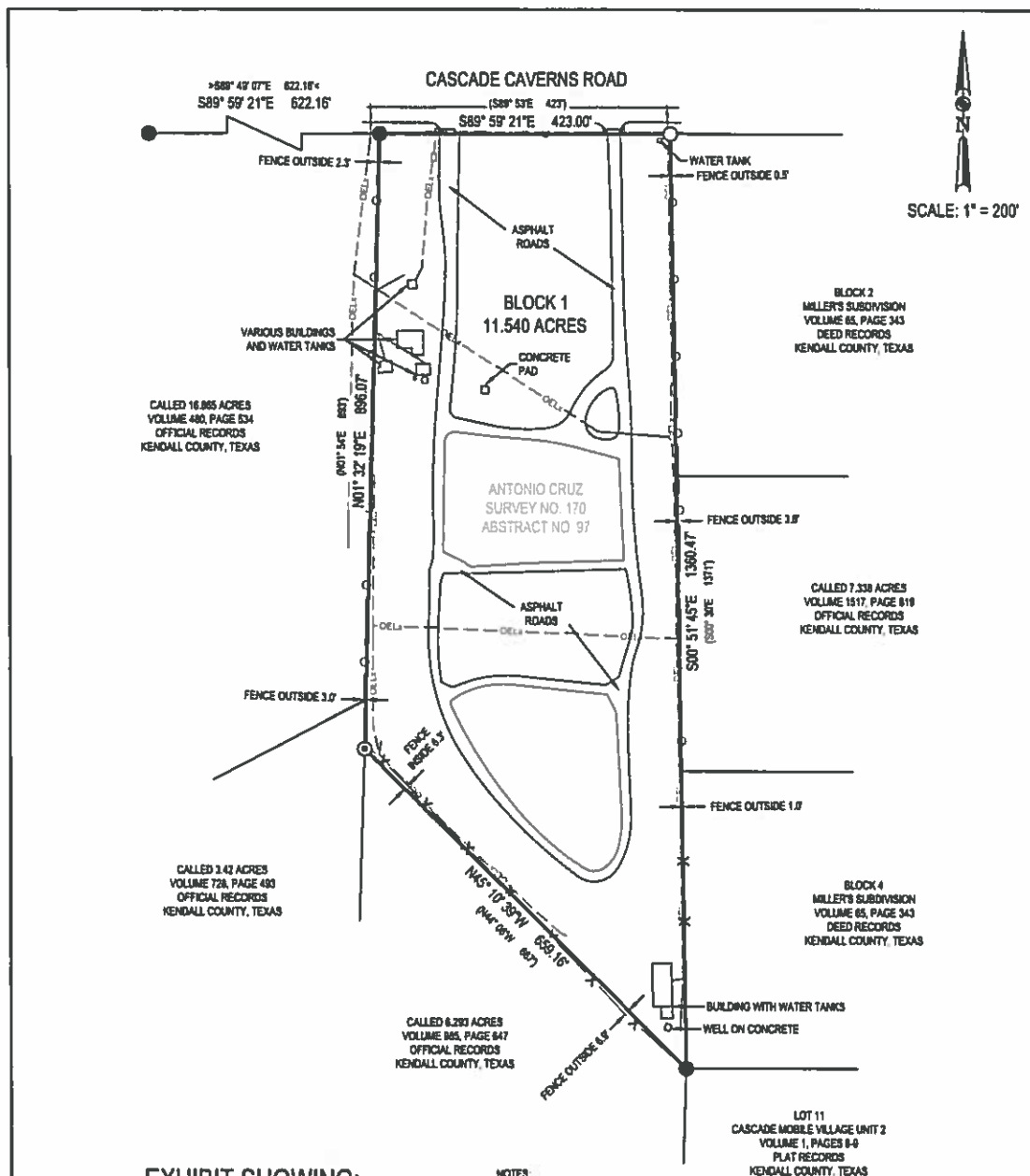


EXHIBIT SHOWING:
BLOCK 1, BEING AN 11.540 ACRE TRACT OF LAND, MILLER'S SUBDIVISION, ACCORDING TO THE PLAT RECORDED IN VOLUME 65, PAGE 343, DEED RECORDS, KENDALL COUNTY, TEXAS.

LEGEND

- () RECORD CALL PER VOLUME 65, PAGE 343 DEED RECORDS, KENDALL COUNTY, TEXAS
- > < RECORD CALL PER VOLUME 480, PAGE 534 OFFICIAL RECORDS, KENDALL COUNTY, TEXAS
- FOUND 1/2 IRON ROD
- ⊙ FOUND 1/2 IRON ROD WITH A RED "SCHWARZ" PLASTIC CAP
- SET 1/2" IRON ROD WITH A RED "MATKIN-HOOVER ENG. & SURVEY" PLASTIC CAP
- X — WIRE FENCE
- ○ — CHAIN-LINK FENCE
- OEL — ELECTRIC (OVERHEAD)

NOTES:

- 1) FIELD WORK PERFORMED ON: JULY 18, 2016
- 2) BORROWER: TRIPLE H DEVELOPMENT OR ASSIGNS
- 3) ADDRESS: 15 CASCADE CAVERNS ROAD
- 4) THIS SURVEY IS BASED ON A TITLE COMMITMENT ISSUED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, G.F. NUMBER 181156, ISSUED DATE OF MAY 18, 2016 EFFECTIVE DATE OF MAY 18, 2016 AND IS SUBJECT TO ALL TERMS, CONDITIONS, LEASES AND ENCUMBRANCES STIPULATED THEREIN. THERE MAY BE OTHER EASEMENTS, RESTRICTIONS, OR ENCUMBRANCES NOT SHOWN. THE SURVEYOR DID NOT COMPLETE AN ABSTRACT OF TITLE.
- 5) BASIS OF BEARING: WAS ESTABLISHED USING THE TRIMBLE VRS NETWORK, NAD83, TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, 4204, US SURVEY FOOT, GRID.
- 6) FENCES ALONG BOUNDARY LINE MEANDER.
- 7) ONLY APPARENT UTILITIES WERE LOCATED. NO ATTEMPT HAS BEEN MADE AS PART OF THIS SURVEY TO SHOW THE EXISTENCE, SIZE, DEPTH, CONDITION, OR LOCATION OF ANY UNDERGROUND UTILITY. FOR INFORMATION REGARDING UNDERGROUND UTILITIES PLEASE CONTACT THE APPROPRIATE AGENCY.

SCHEDULE B EXCEPTIONS:

10. THE FOLLOWING MATTERS AND ALL TERMS OF THE DOCUMENTS CREATING OR OFFERING EVIDENCE OF THE MATTERS:
 - a. PAY TELEPHONE LOCATION AGREEMENT DATED AUGUST 30, 1993 EXECUTED BY WILLIAM PANKRATZ TO TELSERVE COMMUNICATION, INC., AS RECORDED IN VOLUME 420, PAGE 434, KENDALL COUNTY OFFICIAL RECORDS. (NO EASEMENT TO SHOW)
 - b. UTILITY EASEMENT DATED JUNE 27, 1998 EXECUTED BY WILLIAM PANKRATZ TO BANDERA ELECTRIC COOPERATIVE, INC., AS RECORDED IN VOLUME 913, PAGE 656, KENDALL COUNTY OFFICIAL RECORDS. (EASEMENT IS 20' WIDE AND CENTERED ON EXISTING FACILITIES. THE EASEMENT WILL NOT BE SHOWN HEREON DUE TO DENSITY OF UTILITY WIRES)

MATKIN HOOVER

P.O. BOX 54
 5 BOWEN ROAD SUITE 100
 BOCA RATON, TEXAS 75086
 OFFICE: 972.349.0000 FAX: 972.349.0099
 TEXAS LICENSED PROFESSIONAL SURVEYOR #4939
 TEXAS REGISTERED ENGINEERING PROFESSIONAL #10040000
 CIVIL ENGINEER SURVEYOR LAND PLANNER
 CONSTRUCTION MANAGER CONSULTANT

ENGINEERING & SURVEYING



I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THIS SURVEY.

JEFF BOERNER DATE: JULY 20, 2016
 REGISTERED PROFESSIONAL LAND SURVEYOR
 TEXAS REGISTRATION NO. 4939
 JOB NO. 18-0086