

**CITY OF CANTON, TEXAS
ANNEXATION ORDINANCE NO. 2018-13**

AN ORDINANCE ANNEXING A 34.37-ACRE TRACT SITUATED IN THE Q.C. NUGENT SURVEY, A-618, VAN ZANDT COUNTY, TEXAS, OWNED BY SILVER SPUR HOMES, LLC, AND ALL CONTIGUOUS ROADWAY INTO THE CITY OF CANTON, VAN ZANDT COUNTY, TEXAS; EXTENDING THE BOUNDARIES OF THE CITY OF CANTON TO INCLUDE THE ANNEXED PROPERTY AND ALL CONTIGUOUS ROADWAY WITHIN THE CITY LIMITS; GRANTING TO THE ANNEXED TERRITORY AND TO ALL FUTURE INHABITANTS OF THE ANNEXED TERRITORY ALL OF THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS; AND BINDING FUTURE INHABITANTS OF THE TERRITORY TO ALL OF THE ACTS AND ORDINANCES OF THE CITY OF CANTON

WHEREAS, a petition has been duly signed and acknowledged by every person or corporation having an interest in the territory proposed to be annexed; and

WHEREAS, the territory is contiguous to the City, is not more than ½-mile in width, and fewer than three qualified voters reside on the tract; and

WHEREAS, the City has prepared a service plan for the territory which is attached as Exhibit "B" to this ordinance; and

WHEREAS, the City has published notice of and held hearings on the annexation as required by state law; and

WHEREAS, after due consideration of the petition, the governing body has voted to annex the territory into the city;

NOW THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF CANTON, TEXAS:

Section 1. All of that territory consisting of 34.37 acres situated in the Q.C. Nugent Survey, A-618, located on the east side of Highway 19, north of Interstate 20, more particularly described in "Exhibit A" attached hereto and made a part hereof, along with all contiguous roadway, is hereby annexed into the City, and the boundary limits of the City of Canton are hereby extended to include the territory within the city limits of the City, and the territory and the future inhabitants of the territory shall be entitled to all rights and privileges of other citizens of the City and shall be bound by the acts and ordinances of said City.

Section 3. That the municipal service plan in Exhibit "B," which covers the annexed territory, is hereby adopted. The landowner agrees to extend water and wastewater utility services as needed at his expense.

Section 4. That the City Secretary is hereby directed to file with the County Clerk and other appropriate officials and agencies, as required by state and federal law and city annexation procedures, certified copies of this ordinance.

PASSED by an affirmative vote of the Governing Body of the City of Canton, Texas, this the 17th day of July, 2018.



Lou Ann Everett, Mayor
City of Canton, Texas

ATTEST:


Debra Johnson, City Secretary



THE STATE OF TEXAS §
COUNTY OF VAN ZANDT §

BEFORE ME, the undersigned authority on this day personally appeared LOU ANN EVERETT, MAYOR OF THE CITY OF CANTON, TEXAS, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 17th day of July, 2018.




Notary Public, State of Texas

EXHIBIT "A"

Metes and Bounds Description: (34.37 Acres)

All that certain lot, tract or parcel of land situated in the Q.C. NUGENT SURVEY, A-618, Van Zandt County, Texas, same being part of the land conveyed in Warranty Deed dated August 24, 1960 from Mae Groves, Individually, and as Independent Executrix of the Estate of C.A. Groves, Sr. to Lloyd C. Groves as found recorded in Vol. 513, Page 77 of the Real Records of Van Zandt County, Texas, and being more fully described as follows:

BEGINNING at a 60d Nail set beside an occupied corner post for the recognized most Easterly East corner of said Groves tract, same being the most Easterly East corner of this;

THENCE: South 57 deg. 30 min. 23 sec. West 1295.94 feet with a recognized Southeast line of said Groves tract to a 60d Nail set for an angle point of this;

THENCE: South 76 deg. 29 min. 14 sec West 418.21 feet with a recognized Southeast line of said Groves tract to a point on the East right-of-way line of State Hwy 19 (Vol. 267, Page 289, Real Records) for the Southwest corner of this, from which a ½" Iron Rod reference was set bears North 76 deg. 29 min. 14 sec. East 10.89 feet;

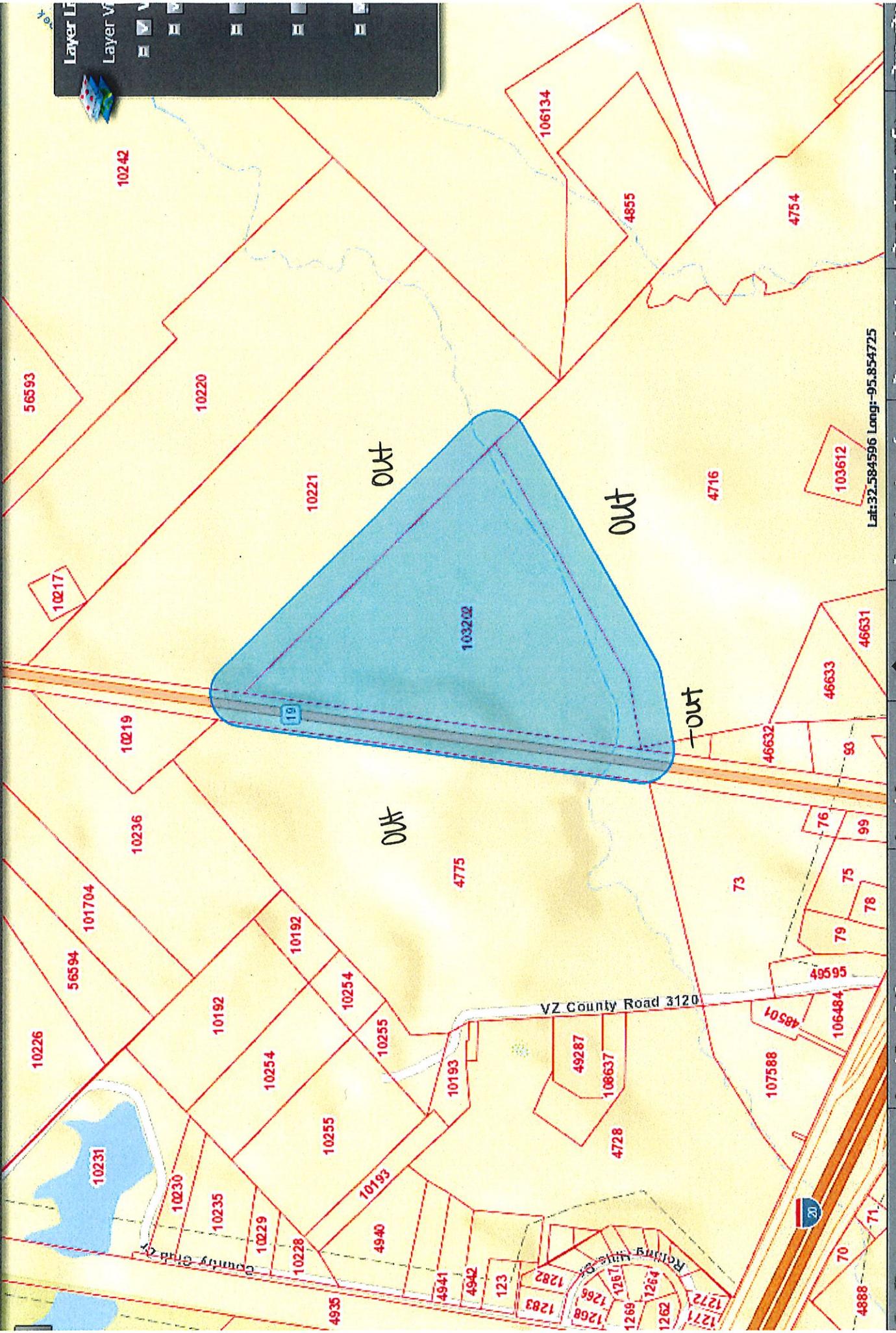
THENCE: North 07 deg. 16 min. 19 sec. East 683.27 feet with the East right-of-way line of State Hwy. 19 to a ½" Iron Rod set for an angle point in same;

THENCE: North 12 deg. 59 min. 19 sec. East 101.00 feet with the East right-of-way line of State Hwy. 19 to a ½" Iron Rod set for an angle point in same;

THENCE: North 07 deg. 16 min. 19 sec. East 1259.00 feet with the East right-of-way line of State Hwy. 19 to a ½" Iron Rod set in the most Northerly Northeast line of said Groves tract for the Northwest corner of this;

THENCE: South 45 deg. 00 min. 00 sec. East 1741.12 feet with the recognized most Northerly Northeast line of said Groves tract to the PLACE OF BEGINNING containing 34.37 acres of land.

Layer L1
Layer V1
Layer V2
Layer V3
Layer V4
Layer V5
Layer V6
Layer V7
Layer V8
Layer V9
Layer V10



Lat:32.584596 Long:-95.854725

10242

56593

10220

10221

106134

4855

4754

10217

10219

103202

4716

103612

46633

46631

10226

56594

101704

10236

OUT

4775

73

10231

10230

10235

10229

10228

4940

10193

4941

4942

123

1282

1266

1267

1264

1272

1271

1269

1262

10231

10230

10235

10229

10228

4940

10193

4941

4942

123

1282

1266

1267

1264

1272

1271

1269

1262

4935

10192

10254

10192

10254

10255

10193

10255

10193

49287

108637

4728

107588

48501

106484

49595

76

75

78

79

99

4888

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

71

70

EXHIBIT "B"

SERVICE PLAN FOR ANNEXED AREA 34.37-ACRE TRACT SITUATED IN Q.C. NUGENT SURVEY, A-618 ON THE EAST SIDE OF HIGHWAY 19, NORTH OF INTERSTATE 20

DATE OF ANNEXATION ORDINANCE: **JULY 17, 2018**

ACREAGE ANNEXED: **34.37 ACRES**

PROPERTY DESCRIPTION: See Exhibit A attached to the annexation ordinance.

Municipal Services to the acreage described above shall be furnished by or on behalf of the City of Canton, Texas ("City") at the following levels in accordance with the following schedule:

I. FOR SERVICES EFFECTIVE IMMEDIATELY AFTER DATE OF ANNEXATION

1. FIRE and EMERGENCY MEDICAL SERVICES; CODE ENFORCEMENT SERVICES

Existing Services: Fire protection is currently provided to the annexed area by the South Van Zandt Volunteer Fire Department. Emergency Medical Services are currently provided by Champion EMS. As city codes are not applicable, no code enforcement services are currently provided.

Services Upon Annexation: Fire protection, emergency, and suppression services, and Emergency Medical Services, will be provided to the area upon annexation at a level of such services that is comparable or equal to the level of such services now being provided to other parts of the City with topography, land use, and population density similar to the annexed area.

Upon annexation, the City will provide Code Enforcement Services at a level of such services that is comparable or equal to the level of such services now being provided to other parts of the City with topography, land use, and population density similar to the annexed area.

2. POLICE

Existing Services: Law enforcement services are currently provided by the Van Zandt County Sheriff's Office.

Services Upon Annexation: Upon annexation, the City will provide police protection to the annexed area at a level of such services that is comparable or equal to the level of such services now being provided to other parts of the City with topography, land use, and population density similar to the annexed area, including the extension of regular and routine patrols to the area.

3. BUILDING INSPECTION

Existing Services: The City of Canton has limited jurisdiction over new subdivisions, sexually-oriented businesses, Bed & Breakfast establishments, and signs. Other building inspection services are not currently available in the area.

Services Upon Annexation: The City will provide building inspection and enforcement services to the annexed area upon annexation at a level of such services that is comparable or equal to the level of such services now being provided to other parts of the City with topography, land use, and population density similar to the annexed area. This includes issuing building, electrical and plumbing permits for any new construction and remodeling, and enforcing all other applicable codes which regulate building construction within the City.

4. PLANNING AND ZONING

Existing Services: The City of Canton has limited jurisdiction over new subdivisions, sexually-oriented businesses, Bed & Breakfast establishments, and signs. No other planning and zoning regulation is currently available.

Services Upon Annexation: The City's will regulate development and land use through the administration of the City's zoning and development ordinances to the annexed area on the effective date of the annexation.

5. LIBRARY

Existing Services: Library services are currently provided by the Van Zandt County Library.

Services Upon Annexation: There will be no change in the available library services after annexation.

6. HEALTH DEPARTMENT- HEALTH CODE ENFORCEMENT SERVICE

Existing Services: Van Zandt County currently has a health department, and enforces generally applicable laws in the area.

Services Upon Annexation: Upon annexation, the City's health ordinances and regulations will be administered and applicable to the annexed area, including animal control services, at a level of such services that is comparable or equal to the level of such services now being provided to other parts of the City with topography, land use, and population density similar to the annexed area.

7. STREETS (INCLUDING STREET LIGHTING)

Existing Services: The street maintenance in the area is currently provided by Texas Department of Transportation (HWY 19).

Services Upon Annexation: Operation and maintenance of roads and streets, if any, dedicated to (and accepted by) the public or the City or owned by the City will be provided to the annexed area by the City at a level of such services that is comparable or equal to the level of such services now being provided to other parts of the City with topography, land use, and population density similar to the annexed area. Road and street lighting will be provided by the applicable utility company providing lighting or electric services in the annexed area pursuant to laws, rules, regulations, and standards of such utility.

8. STORM WATER FACILITIES

Existing Services: No storm water drainage services are currently provided to the area.

Services Upon Annexation: Storm water drainage services, to the extent located within property or facilities owned by or dedicated to (and accepted by) the City, will be provided to the annexed area at a level of such services that is comparable or equal to the level of such services now being provided to other parts of the City with topography, land use, and population density similar to the annexed area.

9. WATER SERVICE

Existing Services: The property is currently on the water service area of the City of Canton.

10. WASTEWATER SERVICE

Existing Services: The property is currently on wastewater service of the City of Canton.

11. SOLID WASTE SERVICES

Existing Services: Solid waste collection is provided by private waste collection under agreements with customers.

Services Upon Annexation: Solid waste collection provided under exclusive contract with Sanitation Solutions will be provided to the area annexed on the effective date of the annexation. The collection of refuse shall be made in accordance with the usual waste collection scheduling and shall be conducted at a level consistent with current methods and procedures provided to similar areas.

12. OPERATION AND MAINTENANCE OF PARKS, PLAYGROUNDS, AND SWIMMING POOLS

Existing Services: The City is not aware of any parks, playgrounds or swimming pools located within the annexed area.

Services Upon Annexation: The City is not aware of any parks, playgrounds or swimming pools located within the annexed area. In the event any such parks, playgrounds, or swimming pools do exist and are public facilities, the City will maintain such areas in a manner and to a degree that is comparable or equal to parks, playgrounds, and swimming pools in other parts of the City with topography, land use, and population density similar to the annexed area.

13. OTHER PUBLICLY OWNED FACILITY, BUILDING, OR SERVICE

Services Upon Annexation: The City is not aware of the existence of any other publicly owned facility, building, or service within the annexed area. In the event any such other publicly owned facility, building, or service is determined to exist, the City will maintain the same in a manner and to a degree that is comparable or equal to other publicly owned facilities, building, or service in other parts of the City with topography, land use, and population density similar to the annexed area.

II. CONSTRUCTION OF ANY CAPITAL IMPROVEMENTS

1. POLICE PROTECTION, FIRE PROTECTION, EMERGENCY MEDICAL SERVICES, AND SOLID WASTE COLLECTION

No capital improvements are necessary at this time to provide services.

2. WATER AND WASTEWATER FACILITIES

No capital improvements are necessary at this time to provide services.

3. ROADS AND STREETS

Maintenance of properly dedicated and accepted roads and streets will be consistent with the maintenance provided by the City to other roads and streets in areas of similar topography, land use, and subdivision of the annexed property and in accordance with the City's ordinances, rules, policies, and procedures. Future extensions of roads or streets and future installation of related facilities, such as traffic control devices, will be governed by the City's ordinances, rules, policies, and procedures.

4. PARKS, PLAYGROUNDS, AND SWIMMING POOLS

No capital improvements are necessary at this time to provide services.

5. OTHER PUBLIC OWNED FACILITIES, BUILDINGS, OR SERVICES

In general, other City functions and services can be provided for the annexed area by the use of existing capital facilities and improvements; additional capital improvements are not necessary to provide City services.

6. CAPITAL IMPROVEMENTS

The City will initiate the construction of capital improvements necessary for providing municipal services for the annexation area as necessary, in accordance with applicable law and policies.

III. SPECIFIC FINDINGS

The City Council of the City of Canton finds and determines that this proposed Service Plan will not provide any fewer services, and it will not provide a lower level of service in the area proposed to be annexed, than were in existence in the proposed area at the time immediately preceding the annexation process. Because of the differing characteristics of topography, land use and population density and notwithstanding the above and foregoing Parts I and II, the service levels which may ultimately be provided in the newly annexed area may differ from services provided other areas of the City. These differences are specifically dictated because of differing characteristics of the property and the City will undertake to perform consistent with this Service Plan so as to provide the newly annexed area with the same type, kind and quality of service presently enjoyed by the citizens of the City who reside in areas of similar topography, land utilization and population density.

The City reserves the right to amend this Service Plan, subject to any applicable law, rule, or regulation of a governmental authority with proper jurisdiction.

As used in this Service Plan, the provision or maintenance of services or facilities means having the same provided or maintained by any method or means by which the City provides or maintains services to other areas of the City, including causing or allowing private utilities, governmental entities, and other public service organizations to provide the same by contract or agreement, in whole or in part, and may also include separate agreements with associations or similar entities.

This Plan shall be in effect for a ten-year period commencing on the effective date of the annexation, unless otherwise stated in this Plan. Renewal of the Plan shall be at the option of the City. Such option may be exercised by the adoption of an ordinance by the City Council which refers to this Plan and specifically renews this Plan for a stated period of time.

It is the intent of the City that services under this Plan shall provide full municipal services as required and defined by the Texas Local Government Code. The City reserves the right guaranteed to it by the Texas Local Government Code, to amend this Plan if the City Council determines that changed conditions or subsequent occurrence or any other legally sufficient circumstances exist under the Local Government Code, or other Texas laws to make this Plan unworkable or obsolete or unlawful.

This Plan is subject to and shall be interpreted in accordance with the Constitution and laws of the United States of America and the State of Texas, the Texas Local Government Code, and the orders, rules and regulations of governmental bodies and officers having jurisdiction.