

AN ORDINANCE **45054**

AUTHORIZING EXECUTION OF A CONVEYANCE OF A CERTAIN TRACT OF LAND TO THE UNIVERSITY OF TEXAS SYSTEM IN EXCHANGE FOR CONVEYANCE OF CERTAIN OTHER LAND TO THE CITY, SAID TRACTS BEING LOCATED IN THE HEMISFAIR PLAZA AREA.

\* \* \* \*

WHEREAS, the City Council by resolution (No. 75-13-14) of March 6, 1975, among other things, made provision for an exchange of tracts of land at HemisFair Plaza between the City and the Board of Regents of the University of Texas System, and

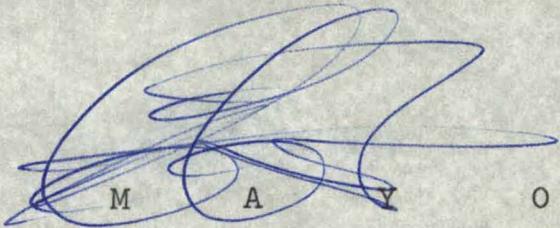
WHEREAS, the said Board of Regents has taken action approving said exchange; NOW, THEREFORE:

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

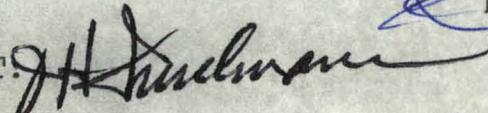
SECTION 1. The City Manager is authorized to execute a conveyance to the Board of Regents of the University of Texas System of that certain tract of land located at HemisFair Plaza containing 1.638 acres, more or less, more fully described in metes and bounds description, marked "Exhibit A" and shown on Map or plat marked "Exhibit B" in exchange for a certain tract of land containing 0.135 acres, more or less, also located at HemisFair Plaza, and more particularly described in a metes and bounds description, marked "Exhibit No. 1" and shown on a map or plat marked "Exhibit No. 2", to be conveyed to the City by the said Board of Regents of the University of Texas System. Copies of said exhibits are attached hereto and incorporated herein by reference for all purposes.

SECTION 2. The City Manager is hereby authorized to execute any necessary documents required to accomplish the aforementioned exchange of properties.

PASSED AND APPROVED this 21<sup>st</sup> day of March, 1975.



M A Y O R

ATTEST:   
City Clerk

Charles L. Becker

APPROVED AS TO FORM: R  
City Attorney

BELL SYSTEM

NO. 2  
MINIRAIL STATION

2

STATE OF TEXAS  
INSTITUTE OF TEXAN CULTURES

5

b.



N

DURANGO BLVD.

4

FIELD NOTES

DESCRIBING - A TRACT OF LAND CONTAINING 5887.70 SQUARE FEET OR 0.135 ACRES OUT OF 6.544 ACRES OF LAND CONVEYED TO THE STATE OF TEXAS, FOR USE IN CONNECTION WITH THE FACILITY KNOWN AS THE TEXAS INSTITUTE OF LIVING CULTURE, IN CITY ORDINANCE NO. 37347 DATED MARCH 20, 1969 BY THE URBAN RENEWAL AGENCY AND SAID 6.544 ACRES BEING OUT OF THE CIVIC CENTER PROJECT TEX R-83, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING at a point in the southeasterly corner of the 0.135 acre tract herein described said point of BEGINNING being the easterly end of the cutoff line at the northwesterly corner of I.H. 37 and Durango Boulevard;

THENCE: N 81° 48' 40" W along the cutoff line at the northwesterly corner of I.H. 37 and Durango Boulevard a distance of 19.19 feet to a point;

THENCE: N 54° 16' 14" W along the northeasterly right-of-way line of Durango Boulevard a distance of 8.46 feet to a point;

THENCE: Along a curve to the left which is tangent to an imaginary line which bears S 87° 15' 19" E, said curve having a radius of 18.00 feet, an interior angle of 92° 44' 55", a tangent of 18.89 feet and an arc length of 27.14 feet to a point;

THENCE: N 00° 00' 14" W a distance of 539.85 feet to a point;

THENCE: S 89° 59' 46" W a distance of 3.00 feet to a point;

THENCE: N 00° 00' 14" W a distance of 8.00 feet to a point;

THENCE: Along a curve to the left having a radius of 684.20 feet, an interior angle of 12° 29' 15", a tangent of 74.86 feet and an arc length of 149.12 feet to a point;

THENCE: N 77° 30' 31" E a distance of 3.00 feet to a point;

THENCE: Along a curve to the left which is tangent to an imaginary line which bears N 12° 29' 29" W, said curve having a radius of 687.20 feet, an interior angle of 9° 33' 35", a tangent of 57.45 feet and an arc length of 114.63 feet to a point;

THENCE: S 45° 00' 00" E a distance of 41.48 feet to a point on the westerly right-of-way line of I.H. 37;

EXHIBIT "1"

- THENCE: Along a curve to the right which is tangent to an imaginary line which bears S 13° 31' 18" E, said curve having a radius of 908.16 feet, an interior angle of 11° 19' 17", a tangent of 90.02 feet and an arc length of 179.45 feet to a point on the westerly right-of-way line of I.H. 37;
- THENCE: S 00° 00' 14" E along the westerly right-of-way line of I.H. 37 a distance of 158.00 feet to a point;
- THENCE: S 01° 26' 47" W along the westerly right-of-way line of I.H. 37 a distance of 55.62 feet to a point;
- THENCE: S 00° 00' 14" E along the westerly right-of-way line of I.H. 37 a distance of 82.02 feet to a point;
- THENCE: S 03° 50' 34" E along the westerly right-of-way line of I.H. 37 a distance of 72.13 feet to a point;
- THENCE: S 00° 00' 14" E along the westerly right-of-way line of I.H. 37 a distance of 174.44 feet to a point;
- THENCE: S 00° 00' 25" E along the westerly right-of-way line of I.H. 37 a distance of 24.64 feet to a point;
- THENCE: S 00° 00' 14" E along the westerly right-of-way line of I.H. 37 a distance of 58.05 feet to the point of BEGINNING, and containing 5,887.70 square feet, or 0.135 acres of land, more or less.

FIELD NOTES DESCRIBING A TRACT OF LAND CONTAINING  
71,354.86 SQUARE FEET, OR 1.638 ACRES, OF LAND OUT  
OF THE CIVIC CENTER URBAN RENEWAL PROJECT, TEX R-83  
AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING at a point in the westerly corner of the northerly-most line of a tract of land conveyed to the State of Texas, for use in connection with the facility known as the Texas Institute of Living Culture, in City Ordinance No. 37347, dated March 20, 1969 by Urban Renewal Agency;

THENCE: N 45° 00' 00" E a distance of 170.19 feet to a point;

THENCE: Along a curve to the left which is tangent to an imaginary line which bears S 27° 52' 13" E, said curve having a radius of 469.74 feet, an interior angle of 11° 56' 33", a tangent of 49.13 feet and an arc length of 97.91 feet to a point;

THENCE: S 39° 48' 46" E a distance of 196.69 feet to a point;

THENCE: Along a curve to the right having a radius of 687.20 feet, an interior angle of 17° 45' 52", a tangent of 107.39 feet and an arc length of 213.06 feet to a point;

THENCE: N 45° 00' 00" W a distance of 415.71 feet to a point;

THENCE: West a distance of 115.84 feet to the point of BEGINNING and containing 71,354.86 square feet, or 1.638 acres of land, more or less.

DSP:emf

Office of City Engineer  
Department of Public Works

3/3/75

EXHIBIT "A"

CITY OF SAN ANTONIO

Interdepartment Correspondence Sheet

*Notes: This has to go for Thurs. - R*

TO: City Attorney

FROM: Cipriano F. Guerra, Jr., Director/Planning & Community Development  
Sam Granata, Jr., City Manager; Sandy Clark, Land Acquisition;

COPIES TO: Frank Leach, Asst. Dir. P&CD

SUBJECT: REQUEST FOR ORDINANCE AND INSTRUMENTS FOR TRANSFER OF LAND

Date March 17, 1975

The City Council considered and passed Resolution No. 75-13-14 on March 6, agreeing to a land exchange between the City of San Antonio and the Board of Regents of the University of Texas System. On Friday, March 14, the UT Board of Regents approved the exchange. City Engineering has prepared field notes and maps on each of the parcels involved. (See attached)

Please prepare an ordinance to accomplish this exchange, along with the necessary legal instrument to transfer ownership from the City to the Board of Regents of the University of Texas System. We wish to handle this item at City Council on March 20. If you have any questions, or need any further information, please call me.

*Cipriano F. Guerra, Jr.*  
Cipriano F. Guerra, Jr.  
Director, Planning and  
Community Development

CFG/RM/ms

DISTRIBUTION

**7-A** *All on*  
ITEM NO.

|                               |   |
|-------------------------------|---|
| AVIATION DIRECTOR             |   |
| BUILDING & PLANNING ADMIN.    |   |
| CITY WATER BOARD              |   |
| COMMERCIAL RECORDER           |   |
| COMMUNITY DEVELOPMENT OFFICER |   |
| COMMUNITY ANALYSIS DIVISION   |   |
| COMPREHENSIVE PLANNING        |   |
| CONVENTION BUREAU             |   |
| CONVENTION CENTER             |   |
| FINANCE DIRECTOR              |   |
| ASSESSOR                      |   |
| BUDGET                        |   |
| CONTROLLER                    |   |
| TREASURY DIVISION             |   |
| FINANCE-MODEL CITIES          |   |
| FINANCE-GRANT SECTION         |   |
| INTERNAL AUDIT                |   |
| MANAGEMENT ANALYSIS           |   |
| PROPERTY RECORDS              |   |
| FIRE CHIEF                    |   |
| HEALTH DIRECTOR               |   |
| HEMISFAIR PLAZA               | 1 |
| LAND ACQUISITION              | 1 |
| LEGAL                         |   |
| BACK TAX ATTORNEY             |   |
| LIBRARY DIRECTOR              |   |
| MARKET & PARKING              |   |
| MONITORING & EVALUATION       |   |
| MUNICIPAL COURTS              |   |
| PARKS & RECREATION DEPT.      | 1 |
| PERSONNEL DIRECTOR            | 1 |
| POLICE CHIEF                  |   |
| PRESS ROOM                    |   |
| PUBLIC INFORMATION            |   |
| PUBLIC WORKS DIRECTOR         |   |
| ENGINEERING DIV.              |   |
| ENGINEERING - SEWERS          |   |
| PURCHASING                    |   |
| SPECIAL SERVICES              |   |
| TRAFFIC & TRANSPORTATION      |   |

MEETING OF THE CITY COUNCIL DATE: **MAR 20 1975**

MOTION BY: *Nielsen* SECONDED BY: *Teniente*

ORD. NO. **45054** ZONING CASE \_\_\_\_\_

RESOL. \_\_\_\_\_ PETITION \_\_\_\_\_

| COUNCIL MEMBER                   | ROLL CALL | AYE        | NAY |
|----------------------------------|-----------|------------|-----|
| LILA COCKRELL<br>PLACE 1         |           | ✓          |     |
| DR. JOSE SAN MARTIN<br>PLACE 2   |           | ✓          |     |
| CHARLES L. BECKER<br>PLACE 3     |           | ✓          |     |
| REV. CLAUDE BLACK<br>PLACE 4     |           | ✓          |     |
| GLENN LACY<br>PLACE 5            |           | <i>abs</i> |     |
| CLIFFORD MORTON<br>PLACE 6       |           | <i>abs</i> |     |
| W.J. "BILL" O'CONNELL<br>PLACE 7 |           | <i>abs</i> |     |
| DR. D. FORD NIELSEN<br>PLACE 8   |           | ✓          |     |
| RICHARD TENIENTE<br>PLACE 9      |           | ✓          |     |

**75-15**