

AN ORDINANCE 58588

CLOSING AND ABANDONING ALL OR PORTIONS OF CERTAIN STREETS; DECLARING CERTAIN TRACTS OF LAND SURPLUS IN AND ADJACENT TO NEW CITY BLOCK 7464 (STINSON HOMES AREA); AUTHORIZING THE CITY MANAGER TO EXECUTE CERTAIN DEEDS OF CONVEYANCE TO THE HARLANDALE INDEPENDENT SCHOOL DISTRICT AND TO ACCEPT A CERTAIN DEED OF CONVEYANCE FROM THE HARLANDALE INDEPENDENT SCHOOL DISTRICT; AND MAKING AND MANIFESTING AN AGREEMENT FOR DEVELOPMENT, OPERATION, USE AND MAINTENANCE FOR SPORTS FACILITIES AND AMENITIES, ALL BETWEEN THE CITY AND THE HARLANDALE INDEPENDENT SCHOOL DISTRICT.

* * * * *

WHEREAS, the City conveyed to the Harlandale Independent School District a 10.552 acre tract of land in New City Block 7464 (Stinson Homes Area) for a sports stadium. Said conveyance was authorized by Ordinance No. 34957, dated November 10, 1966, and Deed and Easement is dated March 13, 1967 and recorded in Volume 5723, Page 153 of the Deed Records of Bexar County, Texas; and

WHEREAS, a Lease Agreement was executed between the City and the Harlandale Independent School District on March 13, 1967, recorded in Volume 5929, Page 235 of the Deed Records of Bexar County. Said Lease provides for the use of certain land, adjacent to the said sports stadium site, for parking. This Lease is for a period of twenty-five (25) years and will expire in March, 1992; and

WHEREAS, the Harlandale Independent School District Board of Trustees passed a Resolution, dated October, 1981, and transmitted same to the City, stating the need to expand their various athletic, recreational and educational facilities. Also, their desire to acquire, for ten dollars (\$10.00), fee simple title to approximately 28 acres of City-owned land, including some street rights of way, located adjacent to their Memorial Stadium. Said tract of land would be for ever used for school purposes; and

WHEREAS, the City through its Department of Parks and Recreation has a need for additional recreational facilities in this area. Said facilities would be mutually beneficial to the general public and the School District; NOW, THEREFORE:

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

SECTION 1. All or portions of Buto, Cadmus, Damon, 92nd, 93rd, 94th and 95th Streets in and adjacent to New City Block 7464 (Stinson Homes area), more fully described in field note descriptions marked as Exhibit "A", attached hereto, are hereby closed and abandoned as public rights of way in the City of San Antonio. Said street rights of way contain a total of 4.701 acres of land.

SECTION 2. That the certain tracts of land owned by the City of San Antonio, in New City Block 7464 (Stinson Homes Area) some of which are currently leased by the Harlandale Independent School District by Lease, dated March 13, 1967, and recorded in Volume 5729, Page 235, are shown on Exhibit "B", attached hereto, are hereby declared surplus to the needs of the City of San Antonio. Except for the retention of certain easements for utilities and land for additional right of way for 91st, Apollo, 96th and Echo Streets. Said tracts of land contains approximately 24 acres.

SECTION 3. The conveyance of the street rights of way, and surplus land, to the Harlandale Independent School District is subject to the conditions outlined in Exhibit "C" attached hereto being satisfied.

SECTION 4. A portion of 96th Street right of way was included as a part of the 10.552 acre tract. Conveyed by the City to the Harlandale Independent School District by Deed and Easement, dated March 13, 1967, recorded in Volume 5723, Page 153 is to be conveyed back to the City of San Antonio. This tract of land contains 0.413 acres, this will allow 96th Street to have a sixty feet (60') wide right of way from Apollo Street to Echo Street. The field note description for said 2.413 acres is attached hereto as Exhibit "D". The City Manager is authorized to accept a Deed from the Harlandale Independent School District for this parcel subject to the approval of same by the City Attorney.

SECTION 5. The City Manager is hereby authorized to execute a Deed to the Harlandale Independent School District conveying a total of 28.337 acres of land in two tracts of land located in New City Block 7464 (Stinson Homes Area), one tract contains 26.782 acres, the other tract contains 1.555 acres. The field note descriptions for each of these tracts are attached hereto as Exhibit "E" and Exhibit "F". This Deed is to contain the same restrictions and covenants as shown in the Deed and Easement, dated March 13, 1967, filed for record in Volume 5723, Page 153. Said Deed is not to be delivered until all conditions are satisfied.

SECTION 6. For and in consideration of the above referred Deed, the Harlandale Independent School District agrees to enter into an Agreement with the City of San Antonio for joint use of this 26.782 acre tract and the facilities placed on it. Said Agreement shall be substantially the same as stated in the Agreement attached hereto as Exhibit "G". The City Manager is hereby authorized to execute said Agreement after approval by the Director of Parks and Recreation and the City Attorney.

SECTION 7. That no building permits are to be issued for said tracts until the subdivision plat of Harlandale Memorial Stadium Subdivision has been approved by the City's Planning Commission.

PASSED AND APPROVED this 12th day of April, 1984.

Henry Cisneros
M A Y O R

ATTEST:

Norma J. Rodriguez
City Clerk

APPROVED AS TO FORM:

James Finlay
City Attorney

ACCEPTED AND AGREED TO IN ALL THINGS, this 4th day of April, 1984.

HARLANDALE INDEPENDENT SCHOOL DISTRICT

BY: Esther Sosa
President

ATTEST:

Isaac Salento
Secretary

84-17

AVIATION	
BUDGET & RESEARCH	1
BUILDING INSPECTIONS	
BUILDING INSPECTIONS-HOUSE NUMBERING	
CITY WATER BOARD	
COMMERCIAL RECORDER	
CONVENTION & VISITORS BUREAU	
CONVENTION FACILITIES	
ECONOMIC & EMPLOYMENT DEVELOPMENT	
EQUAL EMPLOYMENT OPPORTUNITY	
FINANCE DIRECTOR	
ASSESSOR	1
CONTROLLER	
TREASURY DIVISION	1
GRANTS SECTION	
INTERNAL AUDIT	
RISK MANAGEMENT	
FIRE CHIEF	1
HEMISFAIR PLAZA	
HUMAN RESOURCES & SERVICES	
INFORMATION RESOURCES	
LEGAL-CITY ATTORNEY	1
LIBRARY DIRECTOR	
MARKET SQUARE	
METROPOLITAN HEALTH DISTRICT	
MUNICIPAL COURTS	
PARKS & RECREATION	1
PERSONNEL DIRECTOR	
PLANNING	
POLICE CHIEF	1
PUBLIC UTILITIES	
PUBLIC WORKS DIRECTOR	
ENGINEERING DIVISION	
ENGINEERING DIVISION-CENTRAL MAPPING	
WASTEWATER ENGINEERING	
REAL ESTATE DIVISION	1
TRAFFIC ENGINEERING DIVISION	1
PURCHASING	
ZONING ADMINISTRATION	

ITEM NO. 23
 DATE: APR 12 1984

MEETING OF THE CITY COUNCIL

MOTION BY: _____ SECONDED BY: _____

ORD. NO. 58588 ZONING CASE _____

RESOL. _____ PETITION _____

	ROLL CALL	AYES	NAYS
MARIA A. BERRIOZABAL PLACE 1			
JOE WEBB PLACE 2			
HELEN DUTMER PLACE 3			
FRANK D. WING PLACE 4			
BERNARDO EURESTE PLACE 5			
BOB THOMPSON PLACE 6			
JOE ALDERETE, JR. PLACE 7			
G.E. "ED" HARRINGTON PLACE 8			
VAN ARCHER PLACE 9			
JAMES C. HASSLOCHER PLACE 10			
HENRY G. CISNEROS PLACE 11 (MAYOR)			

84-17

CONSISTENT AGENDA

SUSIE A.

AN AGREEMENT

AGREEMENT BETWEEN THE CITY OF SAN ANTONIO AND THE
HARLANDALE INDEPENDENT SCHOOL DISTRICT RELATED TO
DEVELOPMENT, OPERATION, USE AND MAINTENANCE OF
SPORTS FACILITIES AND AMENITIES

WHEREAS, sports facilities and related amenities are needed by both citizens of the Harlandale area and the Harlandale Independent School District; and

WHEREAS, such facilities would be mutually beneficial to the School District and the general public; and

WHEREAS, there exists vacant City-owned property ideally located and suitable for such facilities; and

WHEREAS, by separate instrument such City-owned property commonly referred to as Stinson property will be conveyed to Harlandale Independent School District, NOW THEREFORE:

WITNESSETH: That the City and Harlandale Independent School District do hereby agree to the following conditions:

1. TERM: The term of this agreement shall be twenty-five (25) years terminating March 31, 2009. By consent of the parties hereto the term may be extended thereafter for any mutually acceptable period.
2. TERMINATION: This agreement may be terminated only if Harlandale Independent School District fails to develop, operate and maintain sports facilities on property conveyed to District by City for said purpose or if District fails to adhere to use of facilities as provided in paragraph 10 hereinafter.
3. AMENDMENTS: Any change to the basic intent and purposes set forth herein must be ratified by the governing bodies of the parties hereto.

Amendments related to operational use and facilities maintenance may be made by the mutual consent of the duly authorized representatives of the parties hereto.

4. ADMINISTRATION OF AGREEMENT: The City Director of Parks and Recreation through the City Manager and the Superintendent, Harlandale Independent School District or their designated representatives shall establish liason and closely coordinate and monitor activities within the framework of this agreement.
5. BASIC INTENT AND PURPOSE: The parties hereto understand and agree that the basic intent and purposes of this agreement are to maximize use of publicly owned land for the mutual benefit of the taxpayers of both entities, to develop thereon an outdoor sports facility available to the general public and to the Harlandale Independent School District for use in its athletic program and to equitably share in the operations and maintenance costs of this facility.
6. LOCATION OF FACILITY: On property described in Exhibits "E" and "F" to City ordinance passed and approved by City Council on April 5, 1984, and accepted and agreed to by District on April 4, 1984.
7. PROJECT SCOPE: Facilities to be built include but are not necessarily limited to a lighted baseball field suitable for interscholastic and league competition, bleachers, fencing, irrigation, concession building with restrooms, scoreboard, sound system, appropriate landscaping and other amenities related to a competition-class baseball field.

8. CAPITAL IMPROVEMENT FUNDING, PROJECT PLANNING AND CONSTRUCTION: All costs for plans, designs, specifications, construction, contingencies and all other related items, whether accomplished by contract or by Harlandale Independent School District force account contributions shall be the sole responsibility of said School District.
9. BIDDING, CONTRACT AWARD, CONSTRUCTION AND PROJECT INSPECTION: Invitations to bid, award of contract(s), construction supervision and inspection and project acceptance shall be the sole responsibility of Harlandale Independent School District.
10. USE OF THE FACILITY: Prior to construction completion, District and City agree to designate appropriate staff persons to formulate public and District use schedules; such schedules to be guided by the following mutually agreed upon policy:

District shall have priority use of the sports facilities and related amenities. Any non-school use is subject to approval of District. Public use shall be scheduled to the maximum extent possible whenever said facilities are not in use by District.

Parking facilities shall be available to the public for any public events, games or other field use.
11. CONCESSION RIGHTS: District shall have exclusive rights to concession operations and the revenue therefrom. If District chooses to relinquish such rights during non-school games or other events, District reserves the right to require such non-school users to comply with District's rules and regulations for concession operations.
12. UTILITIES: District shall bear the full cost of all utility installation and all monthly utility service charges thereafter. City agrees to pay the cost of electricity used during City-sponsored or co-sponsored games or other events which have been scheduled within the framework of the policy outlined in paragraph 10 hereinbefore. Such payment by City shall be made to District upon receipt of invoice by the City Director of Parks and Recreation or his designated representative.
13. FIELD AND FACILITY MAINTENANCE: Maintenance and upkeep of the sports facilities and amenities shall be the sole responsibility of District at District's sole expense.

City agrees to provide site cleanup and litter pickup following City-sponsored events and agrees to leave the premises in the same condition following such events as said premises were in preceding said events.
14. STAFFING:
 - a. District is solely responsible for all staffing required in connection with all school related or school sponsored use of these facilities.
 - b. City is solely responsible for all staffing required in connection with all events and activities at these facilities which are organized, managed, supervised, sponsored or coordinated by the Department of Parks and Recreation.
15. OWNERSHIP: Ownership of these facilities is vested in the District.
16. FEES:
 - a. District may charge admission or other fees for athletic or other events sponsored by District. All proceeds thereof shall be retained by District.
 - b. City may charge admission and/or use fees for public programs, activities or events sponsored by the City. Such fees shall be comparable to those charged for similar activities at other comparable City-owned facilities. All proceeds thereof shall be retained by City.

17. INGRESS AND EGRESS: District hereby agrees to City ingress and egress to the facilities to be constructed and operated under terms of this agreement.
18. HOLD HARMLESS: City shall hold harmless the District for any accidents and/or injuries to participants, spectators and/or staff which may occur during use of these facilities for public purposes.

EXECUTED IN DUPLICATE ORIGINALS this 17th day of April, 1984.

CITY OF SAN ANTONIO

BY: 

City Manager

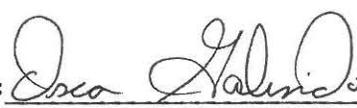
ATTEST: 

City Clerk

HARLANDALE INDEPENDENT SCHOOL DISTRICT

BY: 

President
Board of Trustees

ATTEST: 

Secretary

FIELD NOTES

FOR

A 0.693 acre tract of land, being a portion of 93rd Street, situated within the corporate limits of the City of San Antonio, Bexar County, Texas, and being more particularly described by metes and bounds as follows:

ORIGINATING: At the point of intersection of the southerly right-of-way line of 91st Street and the westerly right-of-way line of Echo Street and proceeding along the following course;

S 14°26'43" E, a distance of 528.84 feet along the said westerly right-of-way line of Echo Street to a point on the northerly right-of-way line of 93rd Street, said point being the northeasterly corner and POINT OF BEGINNING of the herein described tract of land;

THENCE: S 82°49'00" W, a distance of 1241.06 feet along the said northerly right-of-way line of 93rd Street to a point on the easterly right-of-way line of Apollo Street, said point being the northwesterly corner of the herein described tract of land;

THENCE: S 00°03'49" W, a distance of 40.32 feet along the said easterly right-of-way line of Apollo Street to a point on the southerly right-of-way line of the said Apollo Street, said point being the southwesterly corner of the herein described tract of land;

THENCE: N 82°49'00" E, a distance of 228.11 feet along the said southerly right-of-way line of Apollo Street to an angle point;

THENCE: N 07°11'00" W, a distance of 32.75 feet to an angle point;

THENCE: N 82°49'00" E, a distance of 600.00 feet to an angle point;

THENCE: S 07°11'00" E, a distance of 32.75 feet to an angle point;

THENCE: N 82°49'00" E, a distance of 423.13 feet continuing along the said southerly right-of-way line of 93rd Street to the POINT OF BEGINNING, containing 0.693 acre or 30,194 square feet of land, more or less.

Prepared By: PAPE-DAWSON Consulting Engineers, Inc.
Job No.: 2018-00-20
Date: October 27, 1983
JCB/rr

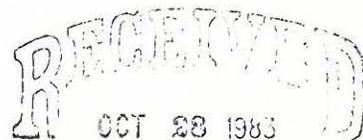


EXHIBIT "A"

REAL ESTATE DIVISION

FIELD NOTES
FOR

A 0.259 acre tract of land, being a portion of 95th Street, situated within the corporate limits of the City of San Antonio, Bexar County, Texas, and being more particularly described by metes and bounds as follows:

- ORIGINATING: At the point of intersection of the northerly right-of-way line of 96th Street and the easterly right-of-way line of Apollo Street and proceeding along the following course:
- N 00°03'49" E, a distance of 258.98 feet along the said easterly right-of-way line of Apollo Street to a point on the southerly right-of-way line of the aforementioned 95th Street, said point being the southwesterly corner and Point of BEGINNING of the herein described tract of land;
- THENCE: N 00°03'49" E, a distance of 40.32 feet continuing along the said easterly right-of-way line of Apollo Street to a point on the northerly right-of-way line of 95th Street, said point being the northwesterly corner of the herein described tract of land;
- THENCE: N 82°49'00" E, a distance of 279.79 feet along the said northerly right-of-way line of 95th Street to a point for the northeasterly corner of the herein described tract of land;
- THENCE: S 07°11'00" E, a distance of 40.00 feet to a point on the southerly right-of-way line of 95th Street, said point being the southeasterly corner of the herein described tract of land;
- THENCE: S 82°49'00" W, a distance of 284.88 feet along the said southerly right-of-way line of 95th Street to the Point of BEGINNING and containing 0.259 acre or 11,293 square feet of land, more or less.

Prepared By: PAPE-DAWSON CONSULTING ENGINEERS, INC.
Job No.: 2018-00-20
Date: October 27, 1983
ED/srh

EXHIBIT "A"

RECEIVED
OCT 28 1983

REAL ESTATE DIVISION

FIELD NOTES
FOR

A 0.674 acre tract of land, being a portion of Damon Street and a portion of 95th Street, situated within the corporate limits of the City of San Antonio, Bexar County, Texas, and being more particularly described by metes and bounds as follows:

ORIGINATING: At the point of intersection of the northerly right-of-way line of 96th Street and the westerly right-of-way line of Echo Street and proceeding along the following course;

N 14°26'43" W a distance of 258.99 feet along the said westerly right-of-way line of Echo Street to a point on the southerly right-of-way line of 95th Street, said point being the POINT OF BEGINNING of the herein described tract of land;

THENCE: S 82°49'00" W, a distance of 332.83 feet along the said southerly right-of-way line of 95th Street to a point on the easterly right-of-way line of the aforementioned Damon Street;

THENCE: S 07°11'00" E, a distance of 256.91 feet along the said easterly right-of-way line of Damon Street to a point on the aforementioned northerly right-of-way line of 96th Street;

THENCE: S 82°49'00" W, a distance of 40.00 feet along the said northerly right-of-way line of 96th Street to a point on the westerly right-of-way line of Damon Street;

THENCE: N 07°11'00" W, a distance of 256.91 feet along the said westerly right-of-way line of Damon Street to a point on the aforementioned southerly right-of-way line of 95th Street;

THENCE: S 82°49'00" W, a distance of 107.19 feet along the said southerly right-of-way line of 95th Street to a point;

THENCE: N 07°11'00" W, a distance of 40.00 feet to a point on the northerly right-of-way line of the said 95th Street;

THENCE: N 82°49'00" E, a distance of 474.92 feet along the said northerly right-of-way line of 95th Street to a point on the aforementioned westerly right-of-way line of Echo Street;

THENCE: S 14°26'43" E, a distance of 40.32 feet along the said westerly right-of-way line of Echo Street to the POINT OF BEGINNING, containing 0.674 acres or 29,375 square feet of land, more or less.

PREPARED BY: PAPE-DAWSON CONSULTING ENGINEERS INC.
JOB NO: 2018-00-20
DATE: October 27, 1983
JCB/maf
DOC ID: 10X/18

EXHIBIT "A"

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FIELD NOTES
FOR

A 0.242 acre tract of land, being a portion of 94th Street, situated within the corporate limits of the City of San Antonio, Bexar County, Texas, and being more particularly described by metes and bounds as follows:

ORIGINATING: At the point of intersection of the northerly right-of-way line of 96th Street and the easterly right-of-way line of Apollo Street and proceeding along the following course;

N 00°03'49" E, a distance of 408.97 feet along the said easterly right-of-way line of Apollo Street to a point on the southerly right-of-way line of the aforementioned 94th Street, said point being the southwesterly corner and POINT OF BEGINNING of the herein described tract of land;

THENCE: N 00°03'49" E, a distance of 40.32 feet continuing along the said easterly right-of-way line of Apollo Street to a point on the northerly right-of-way line of 94th Street, said point being the northwesterly corner of the herein described tract of land;

THENCE: N 82°49'00" E, a distance of 260.87 feet along the said northerly right-of-way line of 94th Street to a point for the northeasterly corner of the herein described tract of land;

THENCE: S 07°11'00" E, a distance of 40.00 feet to a point on the southerly right-of-way line of 94th Street, said point being the southeasterly corner of the herein described tract of land;

THENCE: S 82°49'00" W, a distance of 265.96 feet along the said southerly right-of-way line of 94th Street to the POINT OF BEGINNING, containing 0.242 acres or 10,537 square feet of land, more or less.

PREPARED BY: PAPE-DAWSON CONSULTING ENGINEERS INC.

JOB NO: 2018-00-20

DATE: October 27, 1983

JCB/maf

DOC ID: 10X/19

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OCT 28 1983

EXHIBIT "A"

REAL ESTATE DIVISION

FIELD NOTES
FOR

A 0.421 acre tract of land, being a portion of 94th Street, situated within the corporate limits of the City of San Antonio, Bexar County, Texas, and being more particularly described by metes and bounds as follows:

ORIGINATING: At the point of intersection of the northerly right-of-way line of 96th Street and the westerly right-of-way line of Echo Street and proceeding along the following course;

N 14°26'43" W, a distance of 408.98 feet along the said westerly right-of-way line of Echo Street to a point on the southerly right-of-way line of the aforementioned 94th Street, said point being the southeasterly corner and POINT OF BEGINNING of the herein described tract of land;

THENCE: S 82°49'00" W, a distance of 461.06 feet along the said southerly right-of-way line of 94th Street to a point for the southwesterly corner of the herein described tract of land;

THENCE: N 07°11'00" W, a distance of 40.00 feet to a point on the northerly right-of-way line of 94th Street, said point being the northwesterly corner of the herein described tract of land;

THENCE: N 82°49'00" E, a distance of 455.96 feet along the said northerly right-of-way line of 94th Street to a point on the aforementioned westerly right-of-way line of Echo Street, said point being the northeasterly corner of the herein described tract of land;

THENCE: S 14°26'43" E, a distance of 40.32 feet along the said westerly right-of-way line of Echo Street to the POINT OF BEGINNING, containing 0.421 acres or 18,340 square feet of land, more or less.

PREPARED BY: PAPE-DAWSON CONSULTING ENGINEERS INC.
JOB NO: 2018-00-20
DATE: October 27, 1983
JCB/maf
DOC ID: 10X/20

EXHIBIT "A"

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REAL ESTATE DIVISION

FIELD NOTES

FOR

A 2.412 acre tract of land, being all of 92nd Street right-of-way situated between Apollo Street and Echo Street, a portion of Buto Street right-of-way, a portion of Cadmus Street right-of-way, and a portion of Damon Street right-of-way, all being situated within the corporate limits of the City of San Antonio, Bexar County, Texas and being more particularly described by metes and bounds as follows:

ORIGINATING: At the point of intersection of the southerly right-of-way line of 91st Street and the westerly right-of-way line of the aforementioned Echo Street and proceeding along the following course;

S 14°26'43" E, a distance of 242.84 feet along the said westerly right-of-way line of Echo Street to a point on the northerly right-of-way line of the said 92nd Street, said point being the POINT OF BEGINNING of the herein described tract of land;

THENCE: S 14°26'43" E, a distance of 40.32 feet continuing along the said westerly right-of-way line of Echo Street to a point on the southerly right-of-way line of the said 92nd Street;

THENCE: S 82°49'00" W, a distance of 239.79 feet along the said southerly right-of-way line of 92nd Street to a point on the easterly right-of-way line of the aforementioned Damon Street;

THENCE: S 07°11'00" E, a distance of 243.71 feet along the said easterly right-of-way line of Damon Street to a point on the northerly right-of-way line of 93rd Street;

THENCE: S 82°49'00" W, a distance of 40.00 feet along the said northerly right-of-way line of 93rd Street to a point on the westerly right-of-way line of the said Damon Street;

THENCE: N 07°11'00" W, a distance of 243.71 feet along the said westerly right-of-way line of Damon Street to a point on the aforementioned southerly right-of-way line of 92nd Street;

THENCE: S 82°49'00" W, a distance of 285.64 feet along the said southerly right-of-way line of 92nd Street to a point on the easterly right-of-way line of the aforementioned Cadmus Street;

THENCE: S 07°11'00" E, a distance of 243.71 feet along the said easterly right-of-way line of Cadmus Street to a point on the aforementioned northerly right-of-way line of 93rd Street;

EXHIBIT "A"

RECEIVED
OCT 28 1983

- THENCE: S 82°49'00" W, a distance of 40.00 feet along the said northerly right-of-way line of 93rd Street to a point on the westerly right-of-way line of the said Cadmus Street;
- THENCE: N 07°11'00" W, a distance of 243.71 feet along the said westerly right-of-way line of Cadmus Street to a point on the aforementioned southerly right-of-way line of 92nd Street;
- THENCE: S 82°49'00" W, a distance of 298.00 feet along the said southerly right-of-way line of 92nd Street to a point on the easterly right-of-way line of the aforementioned Buto Street;
- THENCE: S 07°11'00" E, a distance of 243.71 feet along the said easterly right-of-way line of Buto Street to a point on the aforementioned northerly right-of-way line of 93rd Street;
- THENCE: S 82°49'00" W, a distance of 40.00 feet along the said northerly right-of-way line of 93rd Street to a point on the westerly right-of-way line of the said Buto Street;
- THENCE: N 07°11'00" W, a distance of 243.71 feet along the said westerly right-of-way line of Buto Street to a point on the aforementioned southerly right-of-way line of 92nd Street;
- THENCE: S 82°49'00" W, a distance of 235.59 feet along the said southerly right-of-way line of 92nd Street to a point on the easterly right-of-way line of the aforementioned Apollo Street;
- THENCE: N 00°03'49" E, a distance of 40.32 feet along the said easterly right-of-way line of Apollo Street to a point on the aforementioned northerly right-of-way line of 92nd Street;
- THENCE: N 82°49'00" E, a distance of 230.50 feet along the said northerly right-of-way line of 92nd Street to a point on the aforementioned westerly right-of-way line of Buto Street;
- THENCE: N 07°11'00" W, a distance of 240.03 feet along the said westerly right-of-way line of Buto Street to a point on the aforementioned southerly right-of-way line of 91st Street;
- THENCE: N 82°45'46" E, a distance of 40.00 feet along the said southerly right-of-way line of 91st Street to a point on the aforementioned easterly right-of-way line of Buto Street;
- THENCE: S 07°11'00" E, a distance of 240.07 feet along the said easterly right-of-way line of Buto Street to a point on the aforementioned northerly right-of-way line of 92nd Street;

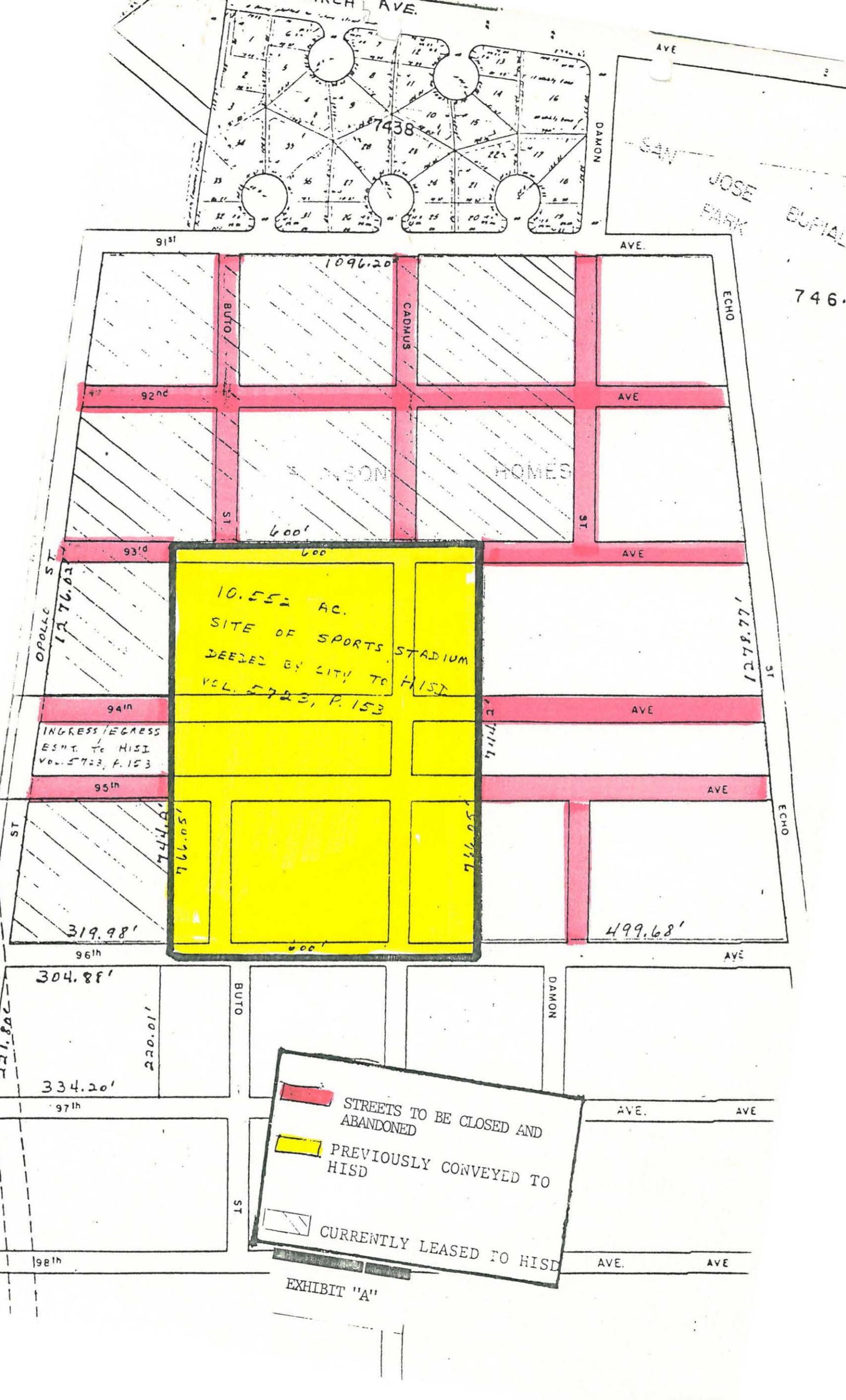
- THENCE: N 82°49'00" E, a distance of 298.00 feet along the said northerly right-of-way line of 92nd Street to a point on the aforementioned westerly right-of-way line of Cadmus Street;
- THENCE: N 07°11'00" W, a distance of 240.35 feet along the said westerly right-of-way line of Cadmus Street to a point on the aforementioned southerly right-of-way line of 91st Street;
- THENCE: N 82°45'46" E, a distance of 40.00 along the southerly right-of-way line of 91st Street to a point on the aforementioned easterly right-of-way line of Cadmus Street;
- THENCE: S 07°11'00" E, a distance of 240.39 feet along the said easterly right-of-way line of Cadmus Street to a point on the aforementioned northerly right-of-way line of 92nd Street;
- THENCE: N 82°49'00" E, a distance of 285.64 feet along the said northerly right-of-way line of 92nd Street to a point on the aforementioned westerly right-of-way line of Damon Street;
- THENCE: N 07°11'00" W, a distance of 240.66 feet along the said westerly right-of-way line of Damon Street to a point on the aforementioned southerly right-of-way line of 91st Street;
- THENCE: N 82°45'46" E, a distance of 40.00 feet along the said southerly right-of-way line of 91st Street to a point on the aforementioned easterly right-of-way line of Damon Street;
- THENCE: S 07°11'00" E, a distance of 240.70 feet along the said easterly right-of-way line of Damon Street to a point on the aforementioned northerly right-of-way line of 92nd Street;
- THENCE: N 82°49'00" E, a distance of 234.70 feet along the said southerly right-of-way line of 92nd Street to the POINT OF BEGINNING containing 2.412 acres or 105,046 square feet of land, more or less.

Prepared By: PAPE-DAWSON Consulting Engineers, Inc.
Job No: 2018-00-20
Date: October 27, 1983
JCB/rr

EXHIBIT "A"

RECEIVED
OCT 28 1983

REAL ESTATE DIVISION



7438

1096.20

10.552 AC.
 SITE OF SPORTS STADIUM
 DEEDED BY CITY TO HISD
 VOL. 5723, P. 153

INGRESS/EGRESS
 ESMT. TO HISD
 VOL. 5723, P. 153

- STREETS TO BE CLOSED AND ABANDONED
- PREVIOUSLY CONVEYED TO HISD
- CURRENTLY LEASED TO HISD

EXHIBIT "A"

746.

JOSE
 PARK

EUPIA



10.55 AC.
 SITE OF SPORTS STADIUM
 DEEDED BY CITY TO HISD
 VOL. 5723, P. 153

LAND TO BE CONVEYED TO HISD
 PREVIOUSLY CONVEYED TO HISD
 CURRENTLY LEASED TO HISD

EXHIBIT "B"

746.
 JOSE
 PARK

7438

91st, 92nd, 93rd, 94th, 95th, 96th, 97th, 98th AVE.
 OPOLO ST, BUTO ST, DAMON ST, ECHO ST
 1096.20', 600', 319.98', 304.88', 334.20', 499.68', 1276.00', 1278.77', 744.0', 766.05', 509.97', 220.01'

Harlandale Independent School District is to meet with the following conditions:

1. Provide a sixteen (16) foot sanitary sewer easement centered on all existing sanitary sewer mains.
2. The existing UA-Columbia plant located on or about the properties involved will not be removed without prior consultation with the UACC representatives. The existing pole line parallel to Apollo and Roosevelt Streets will not be disturbed in anyway.
3. Will replat the property prior to requesting a building permit.
4. Will work with the Parks and Recreation Department to provide a joint use agreement.
5. Will not alter in anyway the existing sixteen (16) foot water easement running parallel to Apollo Street.
6. Will dedicate one half (1/2) of the right-of-way (30' from center line) necessary to upgrade 91st Street, Apollo Street, Echo and 96th Streets to be a sixty foot right-of-way.

FIELD NOTES

FOR

0.413 acre tract out of the Manuel Leal Survey No. 30, San Antonio, Bexar County, Texas and being further described as follows:

BEGINNING: At a point for the northwest corner of this 0.413 acre tract, said point being S 82°49'00" W, a distance of 317.55 feet from the southwest corner of a 27.075 acre tract out of a 224.3 acre L.S. Berg as recorded in Volume 145, Page 278 of the Deed Records of Bexar County, Texas, said corner also being located at the intersection of the east R.O.W. line of Apollo Street and the north R.O.W line of 96th Street;

THENCE: S 82°49'00" W, a distance of 600.00 feet to a point for the northeast corner of this tract;

THENCE: S 07°11'00" E, a distance of 30.00 feet to a point for the southeast corner of this tract;

THENCE: N 82°49'00" E, a distance of 600.00 feet to a point for the southwest corner of this tract;

THENCE: N 07°11'00" W, a distance of 30.00 feet to the POINT OF BEGINNING and containing 0.413 acres, more or less.

PREPARED BY: PAPE-DAWSON CONSULTING ENGINEERS
JOB NO.: 2018-00-20
DATE: June 9, 1983
DOCUMENT: 72F/5
LAH/rbb

E. J. Descamps


RECEIVED
JUN 10 1983
REAL ESTATE DIVISION

UTILITIES

ROADS & STREETS

DRAINAGE

LAND PLANNING

SUBDIVISIONS

REPORTS

SURVEYING

FIELD NOTES
FOR

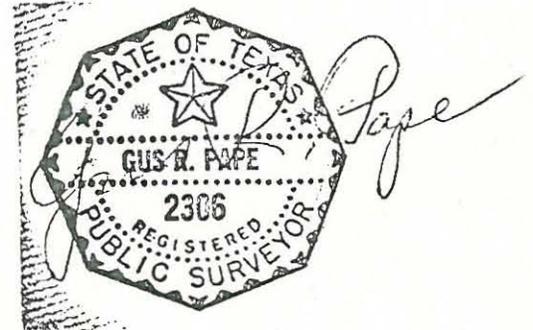
*IN NCB
sheet*

26.782 acre tract out of a 224.3 acre L.S. Berg tract out of the Manuel Leal Survey No. 30, said Berg tract being tract deeded to the City of San Antonio in Volume 145, Page 278 of the Deed Records of Bexar County, Texas and being further described as follows:

- BEGINNING:** At a point for the northwest corner of this 26.782 acre tract, said point being S 00°03'49" W, a distance of 434.08 feet and N 82°45'46" E, a distance of 80.65 feet from a Texas Highway Department concrete marker set in the east right-of-way line of U.S. Highway No. 281 for a cut-off point from the south right-of-way line of March Avenue, (Cemetery Road);
- THENCE:** N 82°45'46" E along the north line of this 26.782 acre tract, a distance of 1,107.64 feet to a point for the northeast corner of this tract;
- THENCE:** S 14°26'43" E, a distance of 1,278.15 feet to a point for the southeast corner of this tract;
- THENCE:** S 82°49'00" W, a distance of 512.76 feet to a point for a corner of this tract, said point being in the east line of a 10.552 acre tract;
- THENCE:** N 07°11'00" W along the east line of above said 10.552 acre tract, a distance of 736.05 feet to a point for a corner of this tract and the northeast corner of said 10.552 acre tract;
- THENCE:** S 82°49'00" W, a distance of 600.00 feet to a point for a corner of this tract and the northwest corner of said 10.552 acre tract;
- THENCE:** S 07°11'00" E, a distance of 736.05 feet to a point for a corner of this tract;
- THENCE:** S 82°49'00" W, a distance of 317.55 feet to a point for the southwest corner of this tract;
- THENCE:** N 00°03'49" E, a distance of 1,277.05 feet to the Point of BEGINNING and containing 26.782 acres or 1,166,624 square feet of land, more or less.

Prepared By: PAPE-DAWSON CONSULTING ENGINEERS, INC.
Job No.: 2018-60-12
Date: December 23, 1983
LAH/srh
Doc. No.: 9z-24

EXHIBIT "E" DEC 23 1983



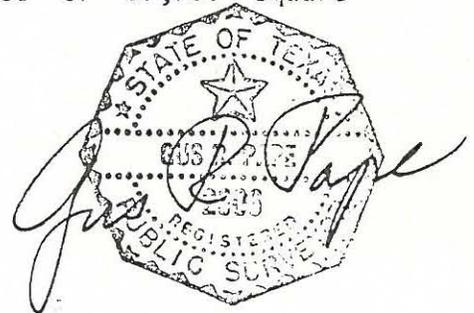
FIELD NOTES

FOR

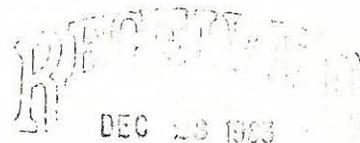
in NCM 7464

1.555 acre tract out of 224.3 acre L. S. Berg Tract out of the Manuel Leal Survey No. 30, said Berg Tract being tract deeded to the City of San Antonio in Volume 145, Page 278 of the Deed Records of Bexar County, Texas and being further described as follows:

- BEGINNING: At a point for the northwest corner of this 1.555 acre tract, said point being S 00°03'49" W, 1,777.54 feet and N 82°49'00" E, 80.64 feet from a Texas Highway Department concrete marker set in the east R.O.W. line of U.S. Highway 281 for a cut-off point from the south R.O.W. line of Mach Avenue (Cemetery Road);
- THENCE: N 82°49'00" E, a distance of 303.68 feet to a point for the northeast corner of this tract;
- THENCE: S 07°28'45" E, a distance of 213.20 feet to a point for the southeast corner of this tract;
- THENCE: S 82°49'00" W, a distance of 331.89 feet to a point for the southwest corner of this tract;
- THENCE: N 00°03'49" E, a distance of 214.92 feet to the POINT OF BEGINNING and containing 1.555 acres or 67,751 square feet of land, more or less.



JOB NO.: 2018-60-12
DATE: January 31, 1983
DOCUMENT: 7d-2
DG/rbb



REAL ESTATE DIVISION

EXHIBIT "F"

26-01-01
CITY OF SAN ANTONIO

CONSENT AGENDA

Interdepartment Correspondence Sheet

AGENDA ITEM NO. 23

TO: City Council

FROM: Director, Department of Parks and Recreation

COPIES TO: Public Works ROW, City Attorney and File

SUBJECT: Stinson Property Conveyance to Harlandale Independent School District

Date April 4, 1984

SUMMARY AND RECOMMENDATIONS: This ordinance (1) declares 28+ acres of City owned property in the Stinson Homes Area surplus to City needs and conveys same to Harlandale Independent School District in consideration for joint school/public use of recreational facilities to be built thereon at District's expense, (2) closes and abandons all or parts of Bato, Cadmus, Damon, 92nd, 93rd, 94th and 95th Streets in and adjacent to above stated property, (3) accepts back from H.I.S.D. 2.4+ acres of land previously conveyed to H.I.S.D. in 1967 (this transaction will allow 96th Street to have a 60 foot ROW from Apollo Street to Echo Street), (4) authorizes the City Manager to execute the agreement cited in (1) above and, (5) specifies that no building permits will be issued for the conveyed property until the subdivision plat of Harlandale Memorial Stadium subdivision has been approved by the City Planning Commission.

Deed restrictions and basic provisions of the facilities joint use agreement are outlined on attachment hereto.

In 1967 the City sold 10.5 acres to H.I.S.D. Harlandale Memorial Stadium was subsequently built on that property. In that same year the City leased to H.I.S.D. for 25 years the surrounding land for use by the District as a parking lot or lots. Some two years ago the District requested conveyance of this leased property so that a ballfield and other recreation related facilities could be constructed thereon.

That request was circulated through all City Departments and Utilities. From that staff work the deed restrictions and easements discussed in the attachment were derived. On March 23, 1983, the Planning Commission concurred with disposition of this property.

I recommend approval of this ordinance.

POLICY ANALYSIS: Proposed disposition of this property has been handled in accordance with established policies and procedures. The agreement for joint District/City use of the recreational facilities to be built by and at District's expense is consistent with similar agreements with other school districts and is consistent with the City's policy to avoid duplication of recreational facilities in cases where joint use by the public and schools is mutually beneficial.

STINSON PROPERTY CONVEYANCE TO H.I.S.D.

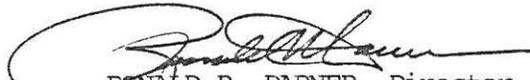
April 4, 1984

Page -2-

FISCAL DATA: Public Works Right-of-Way appraisers have placed a value of \$92,000 on the land proposed for conveyance. In lieu of such cash consideration the City will have use of the facilities which District will construct at their cost.

The only cost to be incurred by City will be (1) site cleanup and litter pick-up following use by the public, (2) any staffing related to public events/activities at the facilities, and (3) City payment of utilities used during City sponsored games or events.

All other costs including construction, maintenance and upkeep are District's responsibility.



RONALD R. DARNER, Director
Department of Parks and Recreation

RRD:mg

Attachment

Recommendation approved:



LOUIS J. FOX
City Manager

ATTACHMENT

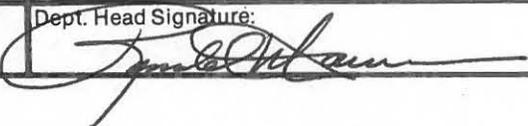
I. DEED RESTRICTIONS AND CONDITIONS:

1. Sixteen foot sanitary sewer easement centered on all existing sanitary sewer mains.
2. Existing UA-Columbia plant located on the property will not be removed without prior consultation with UACC. Existing pole line parallel to Apollo and Roosevelt Streets will not be disturbed in any way.
3. District will replat the property prior to building permit request.
4. District will agree to a joint use agreement with City.
5. Sixteen foot water easement running parallel to Apollo Street will not be altered.
6. Dedicate 1/2 of the ROW (30 feet from center line) necessary to upgrade 91st Street, Apollo Street, Echo and 96th Streets to be a 60 foot ROW.

II. BASIC PROVISIONS OF JOINT USE AGREEMENT:

1. Twenty-five year term with extensions thereafter by mutual consent.
2. Operational use, scheduling, etc., shall be established by liason between the Parks and Recreation Department and the District Superintendent or his representative.
3. Facilities to be built by District include but are not limited to a lighted baseball field, bleachers, irrigation, concession building and all related amenities.
4. All plans, professional services, construction contract and related costs will be borne by District.
5. Public use of the facilities shall be scheduled to the maximum extent possible. Parking shall be available to the public.
6. District retains concession rights.
7. District bears all utility costs. City pays a prorated amount when facilities are used by the public.
8. District will maintain the facilities. City will provide cleanup after public use.
9. City staff will be provided to cover any public use or public event.
10. City may charge admission for public events if applicable.
11. City has ingress and egress rights.
12. Hold harmless clause.

DO NOT TYPE IN THIS SPACE		CITY OF SAN ANTONIO  Request For Ordinance/Resolution	For CMO use only	
Approval			Date Considered	
Finance	Budget		Consent <input type="checkbox"/>	Individual <input type="checkbox"/>
Legal	Coordinator	Item No.		
		Ord. No.		

Date: April 4, 1984	Department: Parks and Recreation	Contact Person/Phone # Ed Baca (8480)
Date Council Consideration Requested: April 12, 1984	Deadline for Action: Earliest possible conveyance	Dept. Head Signature: 

SUMMARY OF ORDINANCE.

This ordinance (1) declares 28± acres of City owned property in the Stinson Homes Area surplus to City needs and conveys same to Harlandale Independent School District in consideration for joint school/public use of recreational facilities to be built thereon at District's expense, (2) closes and abandons all or parts of Bato, Cadmus, Damon, 92nd, 93rd, 94th and 95th Streets in and adjacent to above stated property, (3) accepts back from H.I.S.D. 2.4± acres of land previously conveyed to H.I.S.D. in 1967 (this transaction will allow 96th Street to have a 60 foot ROW from Apollo Street to Echo Street), (4) authorizes the City Manager to execute the agreement cited in (1) above and, (5) specifies that no building permits will be issued for the conveyed property until the subdivision plat of Harlandale Memorial Stadium subdivision has been approved by the City Planning Commission. Deed restrictions and basic provisions of the facilities joint use agreement are outlined on attachment hereto.

In 1967 the City sold 10.5 acres to H.I.S.D. Harlandale Memorial Stadium was subsequently built on that property. In that same year the City leased to H.I.S.D. for 25 years the surrounding land for use by the District as a parking lot or lots. Some two years ago the District requested conveyance of this leased property so that a ballfield and other recreation facilities could be constructed thereon.

Council Memorandum Must Be Attached To Original

(continued)

Other Depts., Boards, Committees Involved (please specify):
 Public Works ROW, Legal, Planning Commission, Harlandale Independent School District

Contract signed by other party
 Yes No

FISCAL DATA (If Applicable)	Budgetary Implications
Fund No. _____ Not Applicable Amt. Expended _____ Activity No. _____ SID No. _____ Index Code _____ Project No. _____ Object Code _____	Funds/Staffing Budgeted Yes <input type="checkbox"/> No <input type="checkbox"/> N/A Positions Currently Authorized N/A Impact on future O & M Very little If positions added, specify class and no. N/A
Comments: Value of land to be conveyed to H.I.S.D. is \$92,000. In lieu of cash payment, City will have use of recreational facilities to be developed on the property by District.	<hr/> <hr/> <hr/>

Coordinator — White
 Legal — Green
 Budget — Canary
 Finance — Pink
 Originator — Gold

REQUEST FOR ORDINANCE/RESOLUTION

Summary of Ordinance (continued):

That request was circulated through all City Departments and Utilities. From that staff work the deed restrictions and easements discussed in the attachment were derived. On March 23, 1983, the Planning Commission concurred with disposition of this property.

I recommend approval of this ordinance.

CITY OF SAN ANTONIO

23

Interdepartment Correspondence Sheet

David

TO: Agenda Coordinator, Dianne Quaglia

FROM: Director, Department of Parks and Recreation

COPIES TO: Mr. Donahue, City Attorney, Public Works R.O.W., and File

SUBJECT: Agenda Item for April 12 "Stinson Property Conveyance to Harlandale Independent School District"

Date April 3, 1984

Request the following caption be placed on the April 12 Agenda.

Request for Ordinance/Resolution form and memo to Council will be submitted not later than close of business, April 4th.

AN ORDINANCE

CLOSING AND ABANDONING ALL OR PORTIONS OF CERTAIN STREETS: DECLARING CERTAIN TRACTS OF LAND SURPLUS IN AND ADJACENT TO NEW CITY BLOCK 7464 (STINSON HOMES AREA): AUTHORIZING THE CITY MANAGER TO EXECUTE AND ACCEPT DEEDS OF CONVEYANCE PERTAINING TO SAID REAL PROPERTY, AND MAKING AND MANIFESTING AN AGREEMENT FOR DEVELOPMENT, OPERATION, USE AND MAINTENANCE FOR SPORTS FACILITIES AND AMENITIES, ALL BETWEEN THE CITY AND THE HARLANDALE INDEPENDENT SCHOOL DISTRICT.

Thank you for your help. If you have any questions, please call Ed Baca.



RONALD R. DARNER, Director
Department of Parks and Recreation

RRD/mjk

Ord. # 58588
2/12/84

City Clerk

S. P. No. 370

RECEIVED
CITY OF SAN ANTONIO
CITY CLERK

1985 MAR 14 PM 4:08

DEDICATION

STATE OF TEXAS }
 }
COUNTY OF BEXAR }

THAT, HARLANDALE INDEPENDENT SCHOOL DISTRICT, acting by and through its duly authorized officers, pursuant to a Resolution by its Board of Directors, hereinafter called the Grantor hereby declares its intention to make a Dedication, and it does hereby GRANT, CONVEY and DEDICATES, to the CITY OF SAN ANTONIO, whose mailing address is P. O. Box 9066, San Antonio, Texas 78285, for and in consideration of the benefits which will accrue to Grantor, to Grantor's other property and to the public generally, the following described parcel of land:

0.413 acre tract out of the Manuel Leal Survey No. 30, San Antonio, Bexar County, Texas and being further described as follows:

BEGINNING: At a point for the northwest corner of this 0.413 acre tract, said point being S 82° 49' 00" W, a distance of 317.55 feet from the southwest corner of a 27.075 acre tract out of a 224.3 acre L. S. Berg as recorded in Volume 145, Page 278 of the Deed Records of Bexar County, Texas, said corner also being located at the intersection of the east R.O.W. line of Apollo Street and the north R.O.W. line of 96th Street;

THENCE: S 82° 49' 00" W, a distance of 600.00 feet to a point for the northeast corner of this tract;

THENCE: S 07° 11' 00" E, a distance of 30.00 feet to a point for the southeast corner of this tract;

THENCE: N 82° 49' 00" E, a distance of 600.00 feet to a point for the southwest corner of this tract;

THENCE: N 07° 11' 00" W, a distance of 30.00 feet to the POINT OF BEGINNING and containing 0.413 acres, more or less.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said grantee, its successors and assigns forever; and it does hereby bind itself, its successors and assigns, to WARRANT and FOREVER DEFEND all and singular the said premises unto the said grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

EXECUTED this 18th day of February, A. D., 1985.

HARLANDALE INDEPENDENT SCHOOL DISTRICT
BY: Esther Sosa
President, Board of Trustee

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CITY OF SAN ANTONIO
CITY CLERK

Page 2

1985 MAR 14 PM 4:08

STATE OF TEXAS }
 }
COUNTY OF BEXAR }

This instrument was acknowledged before me on this 18th day of February,
1985, by Esteban Sosa, President, Board of Trustees of
HARLANDALE INDEPENDENT SCHOOL DISTRICT, on behalf of said district.

Edna Diermeier
Notary Public in and for the State of
T E X A S

MY COMMISSION EXPIRES: 09-20-1988

APPROVED:

BY: Paula B. Williamson
for City Attorney

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE HARLANDALE INDEPENDENT SCHOOL DISTRICT APPROVING THE ENTRY OF THE DISTRICT INTO A CONTRACT WITH THE CITY OF SAN ANTONIO TO DEDICATE AND CONVEY CERTAIN REAL PROPERTY TO THE CITY

* * * *

WHEREAS, the Harlandale Independent School District, a duly authorized independent school district of the State of Texas, is the owner in fee simple of the following described property, to-wit:

0.413 acre tract out of the Manuel Leal Survey No. 30, San Antonio, Bexar County, Texas and being further described as follows:

BEGINNING: At a point for the northwest corner of this 0.413 acre tract, said point being S 82° 49' 00" W, a distance of 317.55 feet from the southwest corner of a 27.075 acre tract out of a 224.3 acre L. S. Berg as recorded in Volume 145, Page 278 of the Deed Records of Bexar County, Texas, said corner also being located at the intersection of the east R.O.W. line of Apollo Street and the north R.O.W. line of 96th Street;

THENCE: S 82° 49' 00" W, a distance of 600.00 feet to a point for the northeast corner of this tract;

THENCE: S 07° 11' 00" E, a distance of 30.00 feet to a point for the southeast corner of this tract;

THENCE: N 82° 49' 00" E, a distance of 600.00 feet to a point for the southwest corner of this tract;

THENCE: N 07° 11' 00" W, a distance of 30.00 feet to the POINT OF BEGINNING and containing 0.413 acres, more or less.

WHEREAS, the City of San Antonio desires to acquire said property from the Harlandale Independent School District, and has tendered to the District, a dedication, among other things, to acquire said property from the District.

NOW, THEREFORE, upon motion duly made, seconded and unanimously carried, it was

RESOLVED that the Harlandale Independent School District grant, dedicate and convey by general warranty deed to the City of San Antonio, as buyer, a good and indefeasible fee simple title, free and clear of all liens and encumbrances of every kind (except liens for current taxes and assessments), to the above described property situated within the corporate limits of the City of San Antonio, Bexar County, Texas, together with all improvements and all other things incidental or belonging thereto, including all of the District's right, title and interest in and to all adjoining streets and alleys.

BE IT FURTHER RESOLVED that the terms, stipulations and conditions of said acquisition shall be in accordance with an instrument styled "Dedication" in reference to the above described property heretofore executed between the District and the City of San Antonio ratified February 18, 1985.

BE IT FURTHER RESOLVED that the President of the Board of Trustees and the Secretary of the Board of Trustees are, by these presents, authorized and directed to execute the necessary dedication to carry out the acquisition without further action of the Board.

RECEIVED
CITY OF SAN ANTONIO
CITY CLERK
1985 MAR 14 PM 4:08

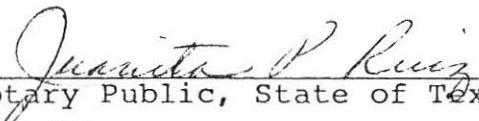
I, OSCAR GALINDO, Secretary of the Board of Trustees of the Harlandale Independent School District, do certify that the above and foregoing is a true and correct copy of a resolution passed by a majority of the Board of Trustees of the Harlandale Independent School District at a special meeting held on the 18th day of February, 1985, at which a quorum was present.



OSCAR GALINDO

STATE OF TEXAS }
 }
COUNTY OF BEXAR }

SUBSCRIBED AND SWORN to BEFORE ME by the said OSCAR GALINDO, Secretary of the Board of Trustees of the Harlandale Independent School District, on this, the 27th day of February, 1985, to certify which, WITNESS MY HAND AND SEAL OF OFFICE.



Notary Public, State of Texas

JUANITA P. RUIZ Notary Public, State of Texas
My Commission Expires Apr. 25, 1988

RECEIVED
CITY OF SAN ANTONIO
CITY CLERK
1985 MAR 14 PM 4:08

RECEIVED
CITY OF SAN ANTONIO
CITY CLERK

City Clerk

S. P. No. 370
S. P. No. 81-50-12

1985 MAR 14 PM 4:08

D E E D

THE STATE OF TEXAS }
 { KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF BEXAR }

THAT, the CITY OF SAN ANTONIO, a Texas municipal corporation, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, the receipt of which is hereby acknowledged, and in consideration of the covenants and undertakings by Grantee contained herein to which this conveyance is made SUBJECT, has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY pursuant to Ordinance No. 58588 of April 12, 1984, for the purpose and subject to the conditions stated herein, unto HARLANDALE INDEPENDENT SCHOOL DISTRICT of Bexar County, Texas, said tracts of land, being more particularly described as follows, to-wit:

Tract I (a 26.782 acre tract):

26.782 acre tract out of a 224.3 acre L. S. Berg tract out of the Manuel Leal Survey No. 30, in New City Block 7464, said Berg tract deeded to the City of San Antonio in Volume 145, Page 278 of the Deed Records of Bexar County, Texas and being further described as follows:

BEGINNING: At a point for the northwest corner of this 26.782 acre tract, said point being South 00° 03' 49" West, a distance of 434.08 feet and North 82° 45' 46" East, a distance of 80.65 feet from a Texas Highway Department concrete marker set in the east right-of-way line of U. S. Highway No. 281 for a cut-off point from the south right-of-way line of March Avenue, (Cemetery Road);

THENCE: North 82° 45' 46" East along the north line of this 26.782 acre tract, a distance of 1,107.64 feet to a point for the northeast corner of this tract;

THENCE: South 14° 26' 43" East, a distance of 1,278.15 feet to a point for the southeast corner of this tract;

THENCE: South 82° 49' 00" West, a distance of 512.76 feet to a point for a corner of this tract, said point being in the east line of a 10.552 acre tract;

THENCE: North 07° 11' 00" West, along the east line of above said 10.552 acre tract, a distance of 736.05 feet to a point for a corner of this tract and the northeast corner of said 10.552 acre tract;

THENCE: South 82° 49' 00" West, a distance of 600.00 feet to a point for a corner of this tract and the northwest corner of said 10.552 acre tract;

THENCE: South 07° 11' 00" East, a distance of 736.05 feet to a point for a corner of this tract;

THENCE: South 82° 49' 00" West, a distance of 317.55 feet to a point for the southwest corner of this tract;

THENCE: North 00° 03' 49" East, a distance of 1,277.05 feet to the POINT OF BEGINNING and containing 26.782 acres, 1,166,624 square feet of land, more or less,

RECEIVED
CITY OF SAN ANTONIO
CITY CLERK

Tract II (1.555 acre tract):

1985 MAR 14 PM 4: 08

1.555 acre tract out of 224.3 acre L. S. Berg Tract out of the Manuel Leal Survey No. 30, in New City Block 7464, said Berg Tract being tract deeded to the City of San Antonio in Volume 145, Page 278, of the Deed Records of Bexar County, Texas and being further described as follows:

BEGINNING: At a point for the northwest corner of this 1.555 acre tract, said point being South $00^{\circ} 03' 49''$ West, 1,777.54 feet and North $82^{\circ} 49' 00''$ East, 80.64 feet from a Texas Highway Department concrete maker set in the east right-of-way line of U. S. Highway 281 for a cut-off point from the south right-of-way line of March Avenue (Cemetary Road);

THENCE: North $82^{\circ} 49' 00''$ East, a distance of 303.68 feet to a point for the northeast corner of this tract;

THENCE: South $07^{\circ} 28' 45''$ East, a distance of 213.20 feet to a point for the southeast corner of this tract;

THENCE: South $82^{\circ} 49' 00''$ West, a distance of 331.89 feet to a point for the southwest corner of this tract;

THENCE: North $00^{\circ} 03' 49''$ East, a distance of 214.92 feet to the POINT OF BEGINNING and containing 1.555 acres or 67,751 square feet of land, more or less.

This Deed is given SUBJECT to all restrictions and covenants affecting the use or title to such land, to the joint use agreement attached to said Ordinance number 58588, and to any extensions or amendments thereto, and particularly to the restrictions contained in that certain "Deed of Release" executed by the United States of America on May 15, 1961, recorded in Volume 4603, Page 151, of the Deed Records of Bexar County, Texas, to-wit:

(a) The CITY OF SAN ANTONIO reserves for itself, its successors and assigns, a right of flight for the passage of aircraft in the air space above the surface of the land conveyed and the land over which such easement is given and granted, together with the right to cause in said air space such noise as may be inherent in the operation of aircraft, now known or hereafter used for navigation of or flight in the air, using said air space or land at, taking off from, or operating on the airport known as Stinson Field;

(b) The height of structures and objects of natural growth on the conveyed land is hereby restricted in accordance with the applicable standards of the Federal Aviation Agency's Technical Standard Order N-18.

(c) Any use of such land which would interfere with the operation of aircraft or adversely affect the operation or maintenance of Stinson Field is hereby prohibited.

Grantee, and its successors and assigns, hereby covenants that: Subdivision Plat of Harlandale Memorial Stadium Subdivision, as yet unrecorded, Grantee will dedicate to Grantor the necessary drainage, sanitary sewer, water and electric easements, as required by each facility.

In the event of noncompliance with these covenants, or if Grantee fails or ceases to operate the planned sports facilities and/or related amenities continuously for a period of ONE YEAR, at the option of Grantor, title to the above described lands and any improvements thereon and the right to possession thereof shall REVERT to Grantor, its successors and assigns.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said HARLANDALE INDEPENDENT SCHOOL DISTRICT of Bexar County, Texas, its successors and assigns; but it is distinctly understood and agreed that this conveyance is made and accepted without covenants or warranty of any kind, express or implied on the part of Grantor.

EXECUTED AT SAN ANTONIO, BEXAR COUNTY, TEXAS, ON THIS, THE 21st DAY OF May, A. D., 1984.

CITY OF SAN ANTONIO

BY: Rolando Bono
ASSISTANT City Manager

ATTEST:

BY: [Signature]
City Clerk

RECEIVED
CITY OF SAN ANTONIO
CITY CLERK
1985 MAR 14 PM 4:08

THE STATE OF TEXAS }
COUNTY OF BEXAR }

This instrument was acknowledged before me on May 21, 1984 by ROLANDO BONO, ASSISTANT City Manager, on behalf of the CITY OF SAN ANTONIO, a municipal corporation.

Mary Lou Rodriguez
Notary Public in and for the State of
T E X A S

MY COMMISSION EXPIRES: 7-30-86

MARY LOU RODRIGUEZ
Notary Public, State of Texas
My Commission Expires July 30, 1986