

NPC:men  
2-15-67

AN ORDINANCE

**35199**

AUTHORIZING EXECUTION OF AN AGREEMENT BETWEEN THE CITY AND THE STATE OF TEXAS, PROVIDING FOR THE USE BY THE STATE OF 6.527 ACRES OF LAND IN THE CIVIC CENTER PROJECT IN CONNECTION WITH THE TEXAS STATE EXHIBITS BUILDING.

\* \* \* \* \*

Whereas, the City Council by Ordinance 34989 has authorized the conveyance of 6.524 acres out of Civic Center Project, Tex R-83, to the State for construction of the Texas State Exhibits Building; and,

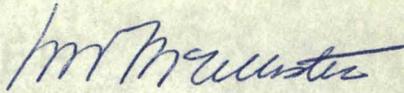
Whereas, a total of 13.051 acres is required by the State for the project; and,

Whereas, the City acquired the right to possession of an additional area, including the required 6.527 acres, under the Amended Cooperation Agreement between the City and the Urban Renewal Agency of the City of San Antonio, executed pursuant to Ordinance 34898; NOW, THEREFORE:

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

The City Manager is hereby authorized to execute an agreement between the City and the State of Texas providing for the lease of the additional 6.527 acres of land to the State, and that said land is to be conveyed to the State on or before January 1, 1969. A copy of said agreement is attached hereto and incorporated herein for all purposes.

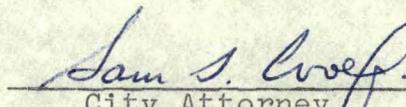
PASSED AND APPROVED this 16<sup>th</sup> day of Feb, 1967.

  
M A Y O R

ATTEST:

  
City Clerk

APPROVED AS TO FORM:

  
City Attorney

67109

STATE OF TEXAS )  
COUNTY OF BEXAR )

This agreement entered into by and between the State of Texas, represented herein by the Administrator of the Texas Tourist Development Agency and the Executive Director of the State Building Commission (hereinafter called "State") and the City of San Antonio acting by its City Manager pursuant to Ordinance 35199 of February 16, 1967 (hereinafter called "City"), witnesses:

Whereas, by deed dated February 14, 1967, City has conveyed to the State 6.524 acres of land in the Civic Center Project (Urban Renewal Project Tex. R-83) area pursuant to Ordinance 34989 of November 23, 1966, to be used for the construction and operation of the Texas State Exhibits Building pursuant to Senate Bill 166 enacted by the 59th Legislature; and,

Whereas, among the purposes of this instrument is to provide for the lease by the City to the State of an adjoining tract of land containing 6.527 acres, said tract to be conveyed to the State not later than January 1, 1969; and,

Whereas, the City has acquired or is to acquire the aforementioned tracts of land from the Urban Renewal Agency of the City of San Antonio pursuant and subject to the Urban Renewal Plan for the Civic Center Project, contracts for redevelopment of said land between the City and said agency and conveyance to the City by said agency; and,

Whereas, City has the right to possession of said additional tract of 6.527 acres under the Amended Cooperation Agreement for the Civic Center Project between City and said Urban Renewal Agency, executed pursuant to Ordinance 34898 of October 13, 1966; NOW, THEREFORE:

1. In consideration of the construction and operation of the Texas State Exhibits Building and of the covenants by the State

contained herein, the City hereby leases to the State 6.527 acres of land in the Civic Center Project, subject to a utility easement covering 1.36 acre of said area, and agrees to convey said property without cost on or before January 1, 1969, for the purposes set forth in the aforementioned deed of even date herewith. Said 6.527 acres is described by field notes marked "Exhibit A," attached hereto and incorporated herein by reference.

2. Said utility easement is shown by field notes marked "Exhibit B," attached hereto, and incorporated herein by reference. It is agreed by the parties hereto that the easement will be limited to use for utility purposes.

3. Existing sanitary and storm sewer mains within the premises of the easement will be permitted to remain. The State at no cost to the City and in accordance with specifications shall extend the sewer manholes to the surface of the berm to be constructed, in order to provide proper maintenance access.

4. The conveyance to be made of the 6.527 acre tract will be in the form used in the aforementioned conveyance of even date herewith.

5. The State shall bear the expense for rerouting of water mains required to avoid covering same with rear court berms.

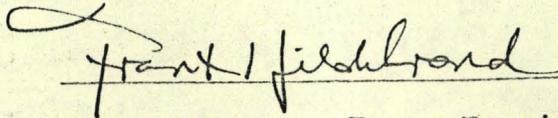
6. If any portion of the berm is within the conveyed 6.524 acre tract, paragraphs 4 and 5 shall apply thereto.

7. The State shall bear the expense of repairs to the aforementioned utilities damaged during construction on the entire 13.051 acre premises by or for the State.

Executed in duplicate originals this 20 day of

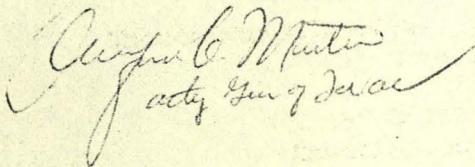
February, 1967.

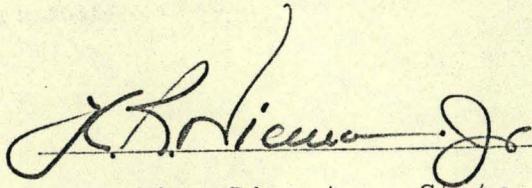
THE STATE OF TEXAS, by:



Administrator, Texas Tourist  
Development Agency

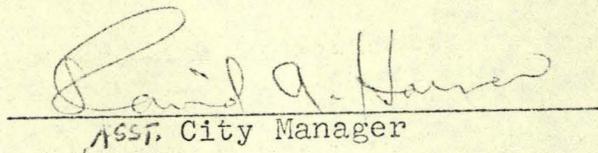
APPROVED:

  
acting Secy of Justice

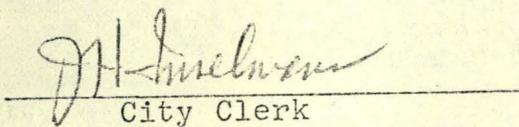


Executive Director, State  
Building Commission

CITY OF SAN ANTONIO, by:

  
Asst. City Manager

ATTEST:

  
City Clerk

"STATE OF TEXAS" SITE

Field notes description for 6.527 acres of land out of N.C.B. Numbers 612,694, 695, 698, 699, 702, 703, 704 (Moses Park) and 705 and portions of South Street, Goliad Street, Dakota Street, Staunton Alley, Labor Street, Newton Street, Santa Clara Street and Fountain Street, being also out of proposed N.C.B. 13,814, Block 3, Civic Center Project No. 5 Tex R-83, Urban Renewal Resubdivision Plat, unrecorded as of this date, and being more particularly described by metes and bounds as follows:

Beginning at a point in the Southwest line of the tract herein described, said point of beginning lies at an angle point in the Northeast line of proposed Durango Street and bears N 53°48'43" E 186.32' from the intersection of the Southwest line of Victoria Street with the West line of Labor Street;

Thence N 50°01'38" W 58.02' along and with the Northeast line of proposed Durango Street, to a West corner of the tract herein described;

Thence North 262.94'  
N 45° E 84.85',  
East 80.00'  
N 45° E 268.70',  
East 165.00',

and S 40°10'22" E 515.22' to a point in the West curve of a parcel reserved for future highway IH 37 R.O.W.;

Thence with said curve an arc distance of 92.74' in a Southerly direction, said curve having an intersection angle of 5°52'17" and a radius of 905.00', said curve having also a long chord with bears S 04°58'56" E from the last described point a distance of 92.70';

Thence S 00°00'14" E 633.18' with the West line of a parcel reserved for future highway IH 37, R.O.W. to a point in the Northeast line of proposed Durango Street;

Thence N 54°16'14" W 974.39' along and with the Northeast line of proposed Durango Street to the point of beginning and containing 13.051 acres of land more or less. SAVE AND EXCEPT the following described 6.524 acre tract which lies wholly inside the above described 13.051 acre tract:

Beginning at a point in the West corner of the 6.524 acre tract herein described, said point of beginning bears N 30°54'06" E 323.09' from the intersection of the Southwest line of Victoria Street with the West line of Labor Street;

Exhibit A.

Thence N 45° E 490.00' to the North corner;

Thence S 45° E 580.00' to the East corner;

Thence S 45° W 490.00' to the South corner;

Thence N 45° W 580.00' to the West corner;

said West corner being the point of beginning and containing 6.524 acres of land more or less, which when deducted from the above described 13.051 acre tract is the 6.527 acre tract herein described.

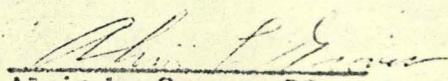
  
Alvin L. Groves, PE  
November 10, 1966

Exhibit A

FIELD NOTES

Utility Easement and Access R.O.W. comprising 1.728 acres out of N.C.B. 702 and 703, and portions of Dakota, Santa Clara, and Goliad Streets and portions of Staunton Alley, being also out of proposed N.C.B. 13,814, Block 3, Civic Center Project 5, Tex R-83, Urban Renewal Resubdivision Plat, unrecorded as of this date, and being more particularly described by Metes and Bounds as follows:

Beginning at a point in the South R.O.W. line of Dakota Street said point being S 89°59'46" W 55.45 ft from the intersection point of the West line of Peach Street and the South line of Dakota Street;

Thence along and with said easement as follows:

N 00°00'14" W 57.80',

S 89°59'46" W 265.13',

along and with a curve to the right whose radius is 1145.00' a total arc distance of 596.97 feet.

South 23.16 feet;

S 50°01'38" E 58.02 feet,

S 54°16'14" E 364.23 feet,

along and with a curve to the North and East whose radius is 80.00 feet a total arc distance of 106.52 feet;

N 89°59'46" E 267.57 feet,

S 44°59'46" W 254.52 feet,

S 54°16'14" E 60.80 feet,

N 44°59'46" E 304.75 feet,

N 89°59'46" E 65.14 feet, and

N 00°00'14" W 2.20 feet to the point of beginning and containing 1.728 acres of land, more or less.

SAVE AND EXCEPT the 0.3983 acre utility easement trace described in the conveyance executed Feb. 14, 1967 from the City of San Antonio to the State of Texas.



Alvin L. Groves, P.E.

February 14, 1967

FIELD NOTES

Utility Easement and Access R.O.W. comprising 1.728 acres out of N.C.B. 702 and 703, and portions of Dakota, Santa Clara, and Goliad Streets and portions of Staunton Alley, being also out of proposed N.C.B. 13,814, Block 3, Civic Center Project 5, Tex R-83, Urban Renewal Resubdivision Plat, unrecorded as of this date, and being more particularly described by Metes and Bounds as follows:

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Thence along and with said easement as follows:

N 00°00'14" W 57.80',  
S 89°59'46" W 265.13',  
along and with a curve to the right whose radius is 1145.00'  
a total arc distance of 596.97 feet

South 23.16 feet;  
S 50°01'38" E 58.02 feet,  
S 54°16'14" E 364.23 feet,  
along and with a curve to the North and East whose radius is 80.00 feet a total arc distance of 106.52 feet;

N 89°59'46" E 267.57 feet,  
S 44°59'46" W 254.52 feet,  
S 54°16'14" E 60.80 feet,  
N 44°59'46" E 304.75 feet,  
N 89°59'46" E 65.14 feet, and  
N 00°00'14" W 2.20 feet to the point of beginning and containing 1.728 acres of land, more or less.

SAVE AND EXCEPT the 0.3983 acre utility easement trace described in the conveyance executed Feb. 14, 1967 from the City of San Antonio to the State of Texas.

  
Alvin L. Groves, P.E.  
February 14, 1967

hibit B

Thence N 45° E 490.00' to the North corner;

Thence S 45° E 580.00' to the East corner;

Thence S 45° W 490.00' to the South corner;

Thence N 45° W 580.00' to the West corner;

said West corner being the point of beginning and containing 6.524 acres of land more or less, which when deducted from the above described 13.051 acre tract is the 6.527 acre tract herein described.

  
Alvin L. Groves, PE  
November 10, 1966

Exhibit A

DISTRIBUTION

DEPARTMENT	DATE	ORD. OR RESOL.	CONTRACT
AVIATION DIRECTOR			
STINSON FIELD			
BUDGET	2/16		
CITY MANAGER			
ASST. CITY MGR.			
CITY PUBLIC SERVICE			
CITY WATER BOARD			
COMMERCIAL RECORDER			
FINANCE DIRECTOR	2/16		
ASSESSOR & COLL.			
CONTROLLER			
CORP. COURT			
INTERNAL AUDIT			
PROPERTY RECORDS			
PURCHASING			
FIRE CHIEF			
HEALTH DIRECTOR			
HOUSING & INSP. DIR.			
LEGAL	2/16		
BACK TAX ATTY.			
CONDEMNATION ATTY.			
LAND. DIV.	2/16		
LIBRARY DIRECTOR			
PARKS & REC. DIR.			
PERSONNEL DIRECTOR			
PLANNING DIRECTOR	2/16		
POLICE CHIEF			
PUBLIC INFORMATION			
PUBLIC WORKS DIR.	2/16		
ASST. DIRECTOR			
TRAFFIC & TRANSP. DIR.	2/16		
URBAN RENEWAL AGENCY			
OTHER:			

REMARKS:

J. H. INSELMANN

ITEM NO. \_\_\_\_\_

ROLL CALL VOTE

MEETING OF THE CITY COUNCIL DATE: **FEB 16 1967**

MOTION BY: *Brown* SECONDED BY: \_\_\_\_\_

ORD. NO. **35199** ZONING CASE \_\_\_\_\_

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

COUNCIL MEMBER	ROLL CALL	AYE	NAY
WALTER W. MC ALLISTER PLACE No. 1, MAYOR		✓	
DR. HERBERT CALDERON PLACE No. 2		✓	
ROBERT C. JONES PLACE No. 3		✓	
S. H. JAMES PLACE No. 4		✓	
MRS. S. E. COCKRELL, JR. PLACE No. 5		✓	
JOHN GATTI PLACE No. 6, MAYOR PRO-TEM		<i>absent</i>	
FELIX B. TREVINO PLACE No. 7		✓	
GERALD PARKER PLACE No. 8		✓	
ROLAND C. BREMER PLACE No. 9		✓	

BRIEFED BY: *Horn*

ADDITIONAL INFORMATION:

*Sent to Mgrs Office  
2/16/67  
Sent to Auditor for  
Sig by Sam May*