

RESOLUTION NO. 20120405-066

WHEREAS, the City Council of the City of Austin has found that public necessity requires the City of Austin to acquire certain real property interests for public purposes as set out below; and

WHEREAS, the City of Austin has attempted to purchase those needed real property interests but has been unable to agree with the owners on the value of the property interest, or the damages, if any; **NOW, THEREFORE,**

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

That the City Attorney, or other authorized designee, is hereby authorized and directed to file, or cause to be filed, a suit in eminent domain on behalf of the City of Austin against the owners now having, or who may acquire, an interest in the real property interests necessary to the City, described and located below, for the public purposes set out below, and to take whatever other action may be deemed appropriate to effect the necessary acquisitions.

BE IT FURTHER RESOLVED:

The City Attorney, or other authorized designee, shall file eminent domain proceedings for:

Owner: Robinson Ranch

Project: The Martin Hill Transmission Main Project will provide water for the northwest and north quadrants of the City of Austin. It is a part of the City of Austin's Strategic Water Facility Plan and will provide additional transmission capacity from the Martin Hill Reservoir. The proposed 54-inch main will extend from Parmer Lane to the Martin Hill Reservoir. Approximately two thirds of the project follows the McNeil Road/Howard Lane alignment until it veers north to terminate at the reservoir site. Easements are needed for the portion of the project east of the McNeil Road Cut-off to the Martin Hill Reservoir site.

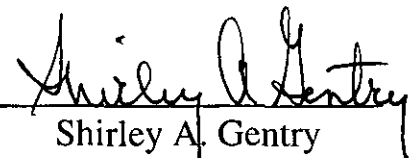
Public Purpose: A temporary staging and material storage site easement described in the attached Exhibit "A" is necessary to permit the City, its agents, employees and contractors to work, store, and stage building materials for the purposes of constructing and installing permanent water lines.

Location: (No physical address)
Jollyville Road, Austin, Texas 78759

Property: Described in the attached and incorporated Exhibit A.

ADOPTED: April 5, 2012

ATTEST:



Shirley A. Gentry
City Clerk



STATE OF TEXAS
COUNTY OF TRAVIS

ROBINSON RANCH
TO
CITY OF AUSTIN
Temporary staging area and
material storage site
Martin Hill Transmission Main
Northwest intersection of McNeil Road and
West Howard Lane

"EXHIBIT A "

DESCRIPTION FOR PARCEL 4657.14 TSAAMSS

LEGAL DESCRIPTION OF A 1.017 ACRES OF LAND EQUIVALENT TO 44,279 SQUARE FEET OUT OF THE JOHN McQUEEN SURVEY, ABSTRACT NUMBER 2717 SITUATED IN TRAVIS COUNTY, TEXAS, AND BEING OUT OF AND A PART OF THOSE MENTIONED THREE TRACTS OF LAND CONVEYED TO THE ROBINSON RANCH IN THAT CERTAIN CORRECTION DEED AND QUITCLAIM WHICH WAS EXECUTED ON JULY 7, 1995 AND RECORDED IN VOLUME 12561, PAGE 1555, REAL PROPERTY RECORDS OF TRAVIS COUNTY, TEXAS, AND OUT OF AND A PART OF THAT CERTAIN 27.82 ACRE PARCEL OF LAND KNOWN AS THE "THIRD TRACT" AND FULLY DESCRIBED IN A DEED CONVEYED TO A. H. ROBINSON AND G. E. ROBINSON IN THAT CERTAIN DEED CONVEYANCE WHICH WAS WITNESSED ON JANUARY 8, 1937 AND RECORDED IN VOLUME 559, PAGE 294, DEED RECORDS OF TRAVIS COUNTY, TEXAS; SAID 1.017 ACRE PARCEL OF LAND AS SHOWN ON THE ACCOMPANYING SKETCH, BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING at a 1/2 inch iron rod found monumenting the point of intersection of the lower northerly boundary line of said Robinson Ranch 27.82 acre parcel of land, same being the southerly boundary line of the Austin White Lime Company called 316-acre parcel of land known as the 8th Tract documented in Volume 229, Page 267, Deed Records of Travis County, Texas; said 1/2 inch iron rod found also being on the westerly right-of-way line of McNeil Road, having a right-of-way width of 100 feet, also monumenting a northerly northwest corner of that certain 4.6385 acre parcel of land conveyed to Travis County, Texas by right-of-way acquisition for said McNeil Road and West Howard Lane in that certain Deed which was executed on July 7, 1995 and recorded in Volume 12561, Page 1559, Real Property Records of Travis County, Texas, and also monumenting the southerly southwest corner of that certain 5.6118 acre parcel of land described in "Exhibit A" in a Deed conveyance to Travis County, Texas for the relocation of said McNeil Road 100-foot wide right of way executed in July 7, 1995 and recorded in Volume 12561, Page 1473, Real Property Records of Travis County, Texas for the northeasterly corner and **POINT OF BEGINNING** of this easement having Texas State Plane Coordinate

CAPITAL VIEW CENTER 1301 SOUTH CAPITAL OF TEXAS HIGHWAY
BUILDING B, SUITE 315, AUSTIN, TEXAS 78746 (512) 328-7411 (512) 328-7413
T.U.C.P./W.D.E./H.U.B./D.B.E.



(Texas Central Zone, NAD '83, U.S. Feet, Combined Scale Factor 0.999888675, GRID values of N = 10,136,888.55, E = 3,118,064.10;

THENCE, travelling in an southerly direction, through the interior of said Robinson Ranch 27.82 acre parcel of land, along the westerly right-of-way line of said McNeil Road, with the curving northerly boundary line of said Travis County, Texas 4.6385-acre right-of-way acquisition parcel of land, along a circular curve to the left having a **central angle of 03° 34' 36"**, a radius distance of **1,004.93 feet**, a chord distance of **62.72 feet**, a chord bearing of **South 17° 18' 58" East**, an arc length of **62.73 feet** to a concrete monument with an aluminum disk found monumenting the point of reverse curve of another circular curve to the right;

THENCE, along said circular McNeil Road curve to right, continuing with the curving northerly boundary line of the Travis County, Texas 4.6385-acre right-of-way acquisition parcel of land, having a **central angle of 88° 32' 51"**, a radius distance of **131.00 feet**, a chord distance of **182.90 feet**, a chord bearing of **South 24° 59' 51" West**, an arc length of **202.45 feet** to another concrete monument with an aluminum disk found on the northerly right-of-way line of McNeil Drive, monumenting the ending point of this curve;

THENCE, **South 69° 15' 12" West**, along the northerly right-of-way line of said McNeil Road, having a right-of-way width that varies, and with the northerly boundary line of said Travis County, Texas 4.6385-acre right-of-way acquisition parcel of land, a distance of **116.67 feet** to a calculated point on the westerly boundary line of said Robinson Ranch 27.82-acre parcel of land, same being the easterly boundary line of that certain 177-acre parcel of land conveyed to A. H. and G. E. Robinson documented in said Volume 559, Page 294, Deed Records of Travis County, Texas for the southwesterly corner of this easement;

THENCE, leaving the northerly right-of-way line of McNeil Drive, **North 18° 51' 16" West**, along the common boundary line of the A. H. and G. E. Robinson 177-acre parcel of land and the Robinson Ranch 27.82-acre parcel of land, a distance of **201.28 feet** to a calculated point for the westerly northwest corner of said Robinson Ranch 27.82-acre parcel of land, same being the southwest corner of said Austin White Lime Company 316-acre parcel of land for the northwesterly corner of this easement;

THENCE, **North 71° 48' 29" East**, along the common boundary line of said Robinson Ranch 27.82-acre parcel of land and said Austin White Lime Company 316- acre parcel of land, a distance of **245.02 feet** to the **POINT OF BEGINNING** and containing 1.017 acres (44,279 square feet) of land, more or less.

BEARING BASIS NOTE

The bearings described herein are Texas State Plane Grid Bearings, Central Zone-4203, NAD '83 (CORS), U. S. Feet, Combined scaled factor = 0.999888675. All data derived from the City of Austin Monumentation Data Sheets for J-37-1001 and J-37-4001. Distances shown here on are grid.

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CERTIFICATION:

I do hereby certify that this easement description is true and correct to the best of my knowledge and belief, and was prepared from an actual on the ground survey of found property corners and right-of-way monuments, under my supervision, and that the markers described herein actually exist, as described, at the time of my survey.

As Prepared by
Landmark Surveying, LP
Firm Registration No. 100727-00

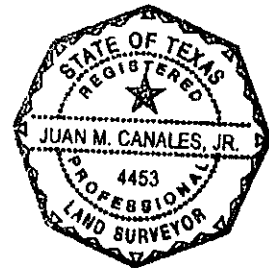
Juan M. Canales, Jr.

Juan M. Canales, Jr.
Registered Professional Land Surveyor No. 4453
Senior Project Manager

3-11-11

Date

REFERENCES
MAPSCO 2009 - 435-Q & U
AUSTIN GRID NO. K-37 & K -38
TCAD PARCEL ID NO. 02-7501-01-06
4657.14 TSAAMSS.doc



FIELD NOTES REVIEWED

by: *Mary H. [Signature]* Date *3/30/11*

Engineering Support Section
Department of Public Works
Transportation

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T.U.C.P./W.B.E./H.U.B./D.B.E.

LEGEND

- 1/2" IRON ROD FOUND
 CONCRETE MONUMENT WITH ALUMINUM DISK FOUND
 CALCULATED POINT
 RECORDED INFORMATION
 OFFICIAL PUBLIC RECORDS
 OF TRAVIS COUNTY, TEXAS
 REAL PROPERTY RECORDS
 OF TRAVIS COUNTY, TEXAS
 PLAT RECORDS
 DE TRAVIS COUNTY, TEXAS
 DEED RECORDS
 OF TRAVIS COUNTY, TEXAS
 TRAVIS CENTRAL APPRAISAL
 DISTRICT
 RIGHT-OF-WAY
 R.O.W.
 TCAD
 BRICKT.
 PRCT.
 APPLIC.T.
 APPLIC.T.
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AUSTIN WHITE LIME
VOL. 229, PG. 267 D.R.T.C.T.

(316--ACRES) 1" = 100'

WILLIAMSON COUNTY--
ONEIL ROAD ROW--PHASE II
DOC. NO. 2005072945
O.P.R.W.C.T.
(PARCEL 1: 0.411--ACRE)

AUSTIN WHITE LIME
VOL. 1751, PG. 425 D.R.T.C.T.
TCAD #0275010109
(10.000-ACRES)

POINT OF BEGINNING
N=10,136,888.55
E= 3,118,064.10
GRID

AUSTIN WHITE LIME COMPANY
VOL. 1751 PG. 425 D.R.T.C.T.
TCAD #0275010104
(29.148-ACRES PER TCAD)

LINE
ARTHUR GARNER

SURVEY
ABSTRACT 2704

N18-51 [N170753]
A. H. ROBINSON &
G. E. ROBINSON
VOL. 559, PG. 294 D.R.T.C.T.
(177-ACRES)
ROBINSON RANCH
VOL. 12561, PG. 1555
R.P.R.T.C.T.
TCAD #0275010101
(23.331-ACRES PER TCAD)

Client: Weston Solutions
Date: March 11, 2011
Office: Stephen Lawrence
Crew: S.Dunn
F.B.: 1245/19-47
PPath: c:\dwg 11\weston
Job No.: 98-0193-06

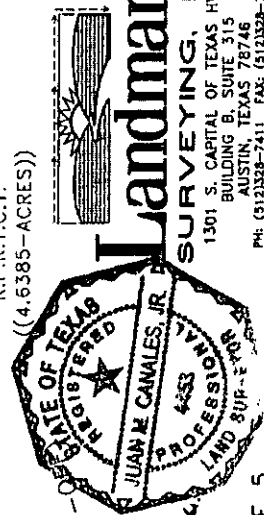
(FORMERLY)
 Egon M. Canale
 3-11-11
 master.dwg
 PAGE 4 OF 5

grid-master.dwg

PAGE 4 OF 5

AUSTIN, TEXAS 78746
PM: (512)328-7411 FAX: (512)328-7413

Exhibit A
Page 4 of 5



SKETCH TO ACCOMPANY LEGAL DESCRIPTION

The easements described hereon is contained within Zone X as scaled from F.I.R.M. Map Number 48453C0255H, dated September 26, 2008, as published by the Federal Emergency Management Agency, the purpose of which is for flood insurance only.

I hereby certify that a survey was made on the ground of the easement shown hereon; that there are no visible discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or right-of-ways, except as shown; that said easement does have access to and from a public roadway; and that this plat is an accurate representation of the easement to the best of my knowledge.

CURVE TABLE

CURVE	CHORD BEARING	CHORD DISTANCE	DELTA	ARC LENGTH	RADIUS
C1	S17°18'58"E ((S15°36'58"E))	62.72' ((62.85'))	03°34'36" ((03°35'02"))	62.73' ((62.86'))	1,004.93' ((1,004.93'))
C2	S24°59'51"W ((S26°43'26"W))	182.90' ((182.89'))	88°32'51" ((88°32'30"))	202.45' ((202.44'))	131.00' ((131.00'))
C3	S15°56'50"E ((S14°20'55"E))	30.29' ((30.27'))	01°55'05" ((01°55'00"))	30.29' ((30.27'))	904.93' ((904.93'))
C4	S68°21'49"E ((S66°37'59"E))	203.91' ((203.95'))	102°12'15" ((102°14'06"))	233.68' ((233.75'))	131.00' ((131.00'))

BEARING BASIS:

THE BEARINGS DESCRIBED HEREIN ARE TEXAS STATE PLANE GRID BEARINGS, CENTRAL ZONE-4203, NAD '83 (CORS), U. S. FEET, COMBINED SCALED FACTOR = 0.999888675. ALL DATA DERIVED FROM THE CITY OF AUSTIN MONUMENTATION DATA SHEETS FOR J-37-1001 AND J-37-4001. DISTANCES SHOWN HERE ON ARE GRID.

AS SURVEYED BY
LANDMARK SURVEYING, LP
FIRM REGISTRATION NO. 100727-00

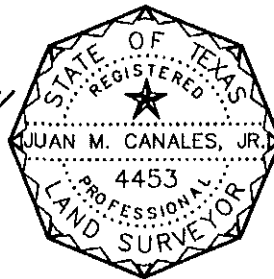
Juan M. Canales, Jr. 3-11-11

JUAN M. CANALES, JR.
Registered Professional Land Surveyor No. 4453
DATE: MARCH 11, 2011

THIS SURVEY PLAT IS VALID ONLY IF IT BEARS THE
ORIGINAL SIGNATURE OF THE ABOVE SURVEYOR

Client: Weston Solutions
Date: March 11, 2011
Office: Stephen Lawrence

Crew: S.Dunn
F.B.: 1245/19-47
Path: c:\dwg 11\weston\54 martin hill transmission main\grid\54 martin hill tm-grid-master.dwg
Job No.: 98-0193-06



Landmark
SURVEYING, LP
1301 S. CAPITAL OF TEXAS HWY.
BUILDING B, SUITE 315
AUSTIN, TEXAS 78746
PH: (512)328-7411 FAX: (512)328-7413