

ORDINANCE 11-23-16

AN ORDINANCE ANNEXING PROPERTIES ALONG THE EAST SIDE OF MARION ROAD BETWEEN FM 455 AND HULING ROAD INTO THE CITY OF SANGER, DENTON COUNTY, TEXAS, AND EXTENDING THE BOUNDARIES OF SAID CITY SO AS TO INCLUDE SAID HEREINAFTER DESCRIBED AREA WITHIN THE CITY LIMITS AND GRANTING TO SAID AREA AND TO ALL FUTURE INHABITANTS OF SAID PROPERTY ALL OF THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING SAID FUTURE INHABITANTS BY ALL OF THE ACTS AND ORDINANCE OF SAID CITY;

WHEREAS, the City of Sanger is authorized to annex area in accordance with V.T.C.A. Local Government Code 43.028 and its home rule charter and by statute; and

WHEREAS, the owners of these properties have submitted a petition to the City of Sanger to annex the area, that the area is less than one-half mile in width, that the area is contiguous to the present city limits, that the area is vacant; and

WHEREAS, the City of Sanger has granted said petition to annex the area; Now Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SANGER, TEXAS:

Section 1 The area hereinafter described is hereby annexed into the city, and that the boundary limits of the City are hereby extended to include said territory within the city limits, and the same shall hereafter be included within the territorial limits of said city, and said land and the future inhabitants thereof shall hereafter be entitled to all rights and privileges of other citizens of the City and shall be bound by the acts and ordinances of said City.

The subject area is the properties listed below, along with the adjacent public rights-of-way:

RNUMBER	LEGAL DESCRIPTION
658070	MARION POINT ACRES BLK A LOT 1a
658071	MARION POINT ACRES BLK A LOT 2a
658072	MARION POINT ACRES BLK A LOT 3a
658073	MARION POINT ACRES BLK A LOT 4a
658074	MARION POINT ACRES BLK A LOT 5a
658075	MARION POINT ACRES BLK A LOT 6a
658076	MARION POINT ACRES BLK A LOT 7a
658077	MARION POINT ACRES BLK A LOT 8a
658082	MARION POINT ACRES BLK A LOT 5r1
658083	MARION POINT ACRES BLK A LOT 5r2
658084	MARION POINT ACRES BLK A LOT 5r3
658085	MARION POINT ACRES BLK A LOT 5r4
658086	MARION POINT ACRES BLK A LOT 5r5
658087	MARION POINT ACRES BLK A LOT 5r6

658088	MARION POINT ACRES BLK A LOT 5r7
658089	MARION POINT ACRES BLK A LOT 5r8
658090	MARION POINT ACRES BLK A LOT 5r9
658091	MARION POINT ACRES BLK A LOT 5r10
658093	MARION POINT ACRES BLK B LOT 5r1
658094	MARION POINT ACRES BLK B LOT 5r2
658095	MARION POINT ACRES BLK B LOT 5r3
658096	MARION POINT ACRES BLK B LOT 5r4
658097	MARION POINT ACRES BLK B LOT 5r5
658098	MARION POINT ACRES BLK B LOT 5r6

Section 2 The City Secretary is hereby directed to file with the Denton County Clerk and other appropriate officials and agencies, as required by estate and federal law and city annexation procedures, certified copies of this ordinance.

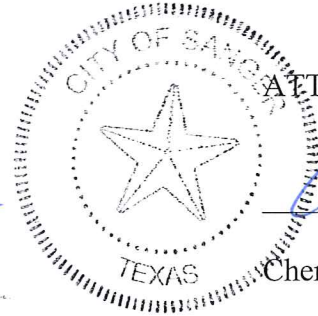
Section 3 This ordinance will take effect immediately from and after its passage and the publication of the caption, as the law and Charter in such cases provide.

DULY PASSED, APPROVED AND ADOPTED by the City Council of the City of Sanger, Texas, on this 21th day of November, 2016.

APPROVED:

Thomas E. Muir

Thomas Muir, Mayor



ATTEST:

Cheryl Price

Cheryl Price, City Secretary

Parkbrook & Sanger Circle Estates Properties

RNUMBER	OWNER	ADDRESS	CITY	ST	ZIP	LAND (sqft)	LAND (acres)
✓ 658070	LE GANT HOMES	3015 COUNTRY SQUARE DR, APT 1045	CARROLLTON	TX	75006	108,900	2.50
658071	SANGER CIRCLE PROPERTY LP	108 E HOUSTON ST	SHERMAN	TX	75090	114,127	2.62
✓ 658072	CRUTCHER INVESTMENTS	5860 CLEARWATER DR	THE COLONY	TX	75056	108,900	2.50
✓ 658073	JEM PROPERTIES	6959 LEBANON RD STE 212	FRISCO	TX	75034	162,479	3.73
658074	HOG HOLDINGS LLC	6959 LEBANON RD STE 212	FRISCO	TX	75034	129,809	2.98
✓ 658075	VILLAS 1463 LLC	3015 COUNTRY SQUARE DR, APT 1045	CARROLLTON	TX	75006	108,900	2.50
658076	BUIL-INFINITY.COM LLC	2214 MALLARD CT	LEWISVILLE	TX	75077	145,490	3.34
✓ 658077	PAYNE PROPERTY GROUP LLC	2024 CHURCHILL DOWNS LN	ROANOKE	TX	76262	108,900	2.50
✓ 658082	WANG, JONATHAN T	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
✓ 658083	WANG, JONATHAN T	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
658084	BENISON HOME LLC	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
658085	BENISON HOME LLC	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
658086	BENISON HOME LLC	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
658087	PJTW CREATIONS LLC	101 FOREST BEND DR	COPPELL	TX	75019	110,642	2.54
658088	PJTW CREATIONS LLC	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
658089	PJTW CREATIONS LLC	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
✓ 658090	LIN, PENG	3520 KIMBLE DR	PLANO	TX	75025	109,335	2.51
✓ 658091	LIN, PENG	3520 KIMBLE DR	PLANO	TX	75025	109,336	2.51
✓ 658093	WANG, NHUNG KIM	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
✓ 658094	WANG, NHUNG KIM	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
658095	BENISON HOME LLC	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
658096	PJTW CREATIONS LLC	101 FOREST BEND DR	COPPELL	TX	75019	109,336	2.51
✓ 658097	SHI, FANGQING	3520 KIMBLE DR	PLANO	TX	75025	111,514	2.56
✓ 658098	SHI, FANGQING	3520 KIMBLE DR	PLANO	TX	75025	111,515	2.56
TOTALS						2,744,721	63.01

11/10/16

I hereby request the following property to be annexed by the City of Sanger.

Benison Home LLC

By: _____

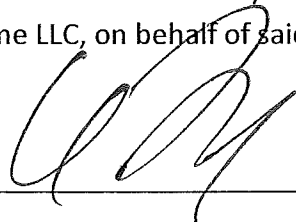

Jonathan Tzayching Wang, member

State of Texas

County of Denton

This instrument was acknowledged before me on the 10th day of Nov., 2016, by Jonathan Tzayching Wang, member of Benison Home LLC, on behalf of said company.





Notary Public, State of Texas

LEGAL

Marion Point Acres

Block B Lot 5r1

Block B Lot 5r2

Block B Lot 5r3

Block A Lot 5r5

Block A Lot 5r4

Block A Lot 5r3

Block A Lot 5r2

Block A Lot 5r1