

ORDINANCE NO. 2497

AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, PROVIDING FOR THE ABANDONMENT OF A PORTION OF TRIPP ROAD RIGHT-OF-WAY SITUATED IN DALLAS COUNTY, TEXAS BEING A PART OF A TRACT OF LAND DEEDED TO THE CITY OF MESQUITE FOR RIGHT-OF-WAY RECORDED IN VOLUME 313, PAGE 0446, DEED RECORDS OF DALLAS COUNTY, TEXAS; CONDITIONING THE ABANDONING ON THE DEDICATION OF ADDITIONAL RIGHT-OF-WAY; CONDITIONING THE ABANDONMENT ON THE DEDICATION OF ADDITIONAL RIGHT-OF-WAY AND EASEMENTS; AND PROVIDING AN EFFECTIVE DATE THEREOF; AND DECLARING AN EMERGENCY.

WHEREAS, a portion of Tripp Road right-of-way is not needed for public purposes and it is the public interest of the City of Mesquite to abandon said described portion of a public right-of-way;


NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS:

SECTION 1. That a portion of Tripp Road right-of-way excess to the public need more particularly described in Exhibit "A" attached hereto and included herein for all purposes shall be, and the same is hereby abandoned. Said abandonment is conditioned upon the dedication by HSM, Inc., of a ten (10) foot utility easement across the parcel abandoned to accommodate an existing twelve (12) inch water main and a general easement across the entire parcel abandoned to permit access to existing utilities as may be required; and subject to the dedication of triangular parcel of street right-of-way needed at the intersection of Tripp Road and Galloway Avenue and a five (5) foot wide strip of right-of-way needed along the north side of Tripp Road, the two (2) parcels totalling the same areas as that of the parcel abandoned, approximately 1788.41 square feet.


SECTION 2. That said portion of public right-of-way is not needed for public purposes and it is the public interest of the City of Mesquite to abandon said described portion of a public right-of-way.

SECTION 3. That the orderly development of the City of Mesquite requires that the portion of Tripp Road right-of-way be abandoned creates an urgency and emergency in the public interest and necessitates that this ordinance become effective immediately from and after its date of passage and the publication of the caption as the law in such cases provides.

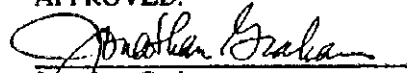
DULY PASSED AND APPROVED by the City Council of the City of Mesquite, Texas, on the 21st day of December, A.D., 1987.


George A. Venner, Sr.
Mayor

ATTEST:


Lynn Prugel
City Secretary

APPROVED:


Jonathan Graham
City Attorney

RE: Northeast corner Galloway Avenue & Tripp Road
Mesquite, Dallas County, Texas

BEING a tract of land out of the William Forman Survey, Abstract No. 486, also being part of Tripp Road (a variable ROW) in the City of Mesquite, Dallas County, Texas and being part of a tract of land deeded to the City of Mesquite for Right-Of-Way, recorded in Volume 313, Page 0446, Deed Records of Dallas County, Texas and being more particularly described as follows:

COMMENCING at a point in the North ROW line of Tripp Road (a 60' ROW), said point being the most Southwest corner of a 41.407 acre tract of land deeded to Henry S. Miller Properties as recorded in Volume 71057, Page 1958, Deed Records of Dallas County, Texas:

THENCE: N 00° 27' 41" E, a distance of 5.27 feet along the West line of said 41.407 acre tract to the TRUE PLACE OF BEGINNING and being 35.00 feet radial distance from the centerline of Tripp Road;

THENCE: N 00° 27' 41" E, a distance of 27.98 feet along the West line of said 41.407 acre tract to an iron rod for corner being the Southeast corner of a 1.32 acre tract of land deeded to Henry S. Miller Properties, recorded in Volume 81003, Page 1064, Deed Records of Dallas County, Texas;

THENCE: S 60° 13' 15" W, 69.55 feet along the South line of said 1.32 acre tract and the North ROW line of Tripp Road as described in above referenced ROW deed to an iron rod being the beginning of a curve to the right having a central angle of 23° 46' 36" and a radius of 107.22 feet;

THENCE: Along said curve and the South line of said 1.32 acre tract and the North ROW line of Tripp Road an arc distance of 44.49 feet to a point for corner;

THENCE: S 57° 05' 19" E, a distance of 22.77 feet to a point for corner being the beginning of a curve to the left having a central angle of 06° 48' 24" and a radius of 751.30 feet, said point also being 35.00 feet radial distance from the centerline of Tripp Road;

THENCE: Along said curve parallel to and 35.00 feet from the centerline of Tripp Road an arc distance of 89.25 feet to the TRUE PLACE OF BEGINNING and containing 1,788.41 square feet of land.

NOVEMBER 18, 1987

GALLOWAY AVENUE (100' ROW)

80'

N02°07'01"E

1,788 SQ. FT.

ROW ACQUISITION

Δ=23°46'36"
R=107.22
L=44.49
T=22.57

S60°15'5"W 89.55'

N00°27'41" 27.98'

PLACE OF BEGINNING

COMMENCING POINT

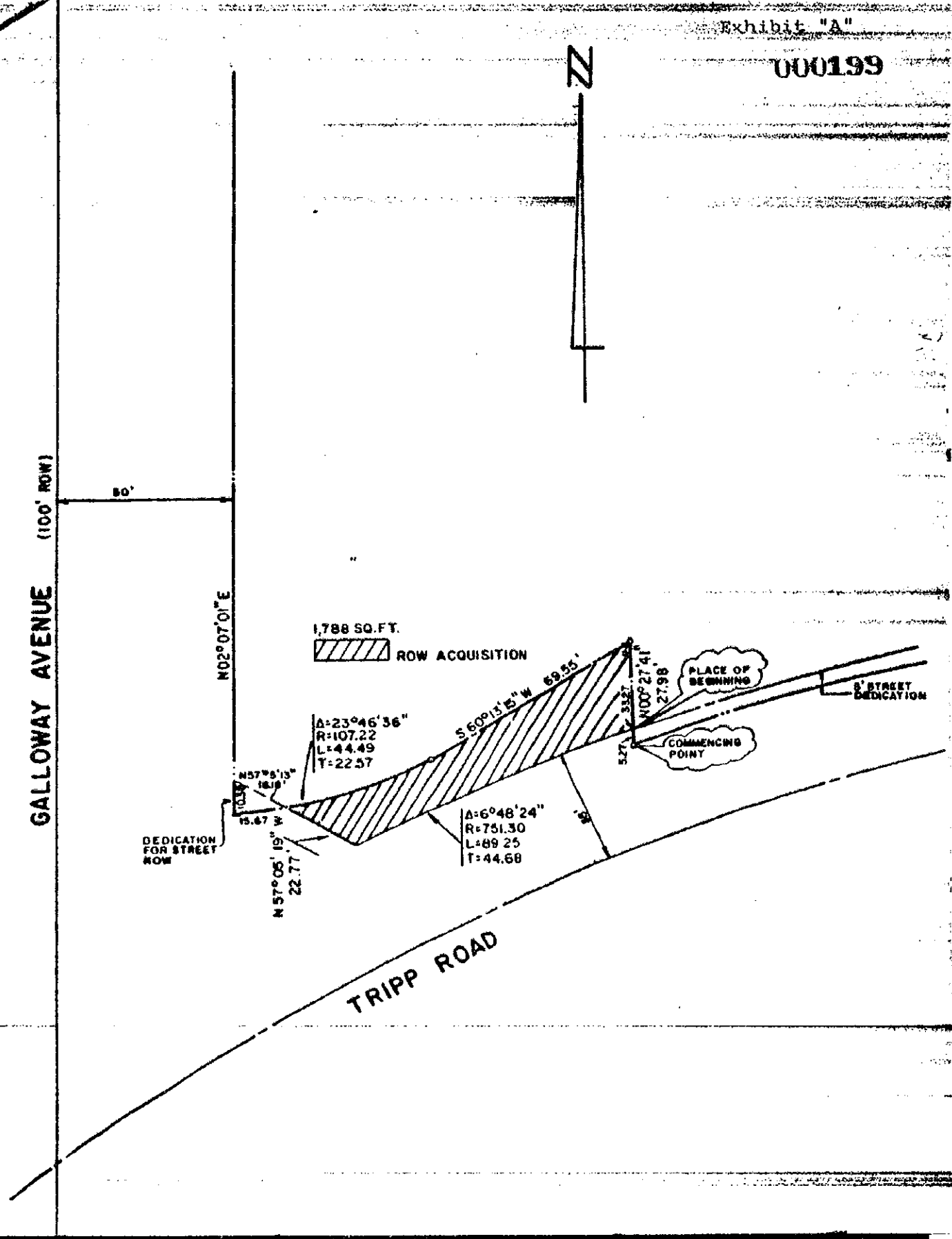
STREET DEDICATION

DEDICATION FOR STREET ROW

N57°05'19" 22.77'

Δ=6°48'24"
R=751.30
L=89.25
T=44.68

TRIPP ROAD



000200