

## ORDINANCE NO. 1950

**AN ORDINANCE VACATING AND ABANDONING A PORTION OF A 10 FOOT UTILITY EASEMENT AND A PORTION OF A 24 FOOT EMERGENCY ACCESS, FIRE LANE AND UTILITY EASEMENT LOCATED IN LOT 12, BLOCK 45, MIDWAY PARK ADDITION (TRINITY HIGH SCHOOL) IN THE CITY OF EULESS, TARRANT COUNTY, TEXAS; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION IN THE OFFICIAL NEWSPAPER; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the City Council of the City of Euless, Texas, after careful study and consideration has determined that a portion of the 10 foot utility easement and a portion of a 24 foot emergency access, fire lane and utility easement and hereinafter, specifically described, is not being used by, or useful, or convenient to the public in general; therefore, it constitutes a public charge without a corresponding public benefit, and the public would be better served and benefited by its vacation and abandonment.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EULESS, TEXAS, THAT:**

### SECTION 1

The portion of the 10 foot utility easement and 24 foot emergency access, fire lane and utility easement located in the Midway Park Addition (Trinity High School), in the City of Euless, Tarrant County, Texas, particularly described in Exhibits 1, 2, 3, and 4 and attached hereto and made a part hereof for all intents and purposes, is hereby vacated and abandoned.

### SECTION 2

**SEVERABILITY CLAUSE.** It is hereby declared to be the intention of the City Council of the City of Euless that the sections, paragraphs, sentences, clauses, and phrases of this ordinance are severable and if any phrase, clause, sentence, paragraph, or section of this ordinance shall be declared unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs, or sections of this ordinance, since the same would have been enacted by the City Council without the incorporation in this ordinance of any such unconstitutional phrase.

### SECTION 3

**SAVINGS CLAUSE.** All rights and remedies of the City of Euless are expressly saved as to any and all violations of the provisions of the City Code or any other ordinances regulating substandard buildings that have accrued at the time of the effective date of this ordinance; and, as to such accrued violations and all pending litigation, both civil and criminal, whether pending in court or not, under such ordinances, same shall not be affected by this ordinance but may be prosecuted until final disposition by the courts.

**SECTION 4**

**PUBLICATION CLAUSE.** The caption of this ordinance shall be published in a newspaper of general circulation in the City of Euless, in compliance with the provisions of Article II, Section 12, of the City Charter.

**SECTION 5**

**EFFECTIVE DATE.** This ordinance shall become effective immediately from and after its passage as provided by the Euless City Charter and the laws of the State of Texas.

**PRESENTED AND GIVEN FIRST AND FINAL READING,** and approved at a regular meeting of the Euless City Council on the 27<sup>th</sup> day of March 2012, by a vote of \_\_\_ ayes, \_\_\_ nays and \_\_\_ abstentions.

**APPROVED:**

**ATTEST:**

\_\_\_\_\_  
Mary Lib Saleh, Mayor

\_\_\_\_\_  
Kim Sutter, TRMC, City Secretary

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Wayne K. Olson, City Attorney

EXHIBIT NUMBER 1

LEGAL DESCRIPTION

10' Utility Easement Abandonment

(Trinity High School)

Being all that certain lot, tract or parcel of land situated in the J.P. Halford Survey, Abstract Number 711, City of Euless, Tarrant County, Texas, being part of Lot 12, Block 45, Midway Park Addition, an addition to the City of Euless, Tarrant County, Texas, according to the plat thereof recorded in Cabinet A, Slide 7321 of the Plat Records of Tarrant County, Texas, and being more particularly described as follows:

BEGINNING at a point in the centerline of a 10' utility easement shown on said Midway Park Addition, the southwest corner of said Lot 12, Block 45 bears, S 34°44'50" W, 646.22 feet, S 89°42'42" W, 667.42 feet;

THENCE N 56°02'18" W, 5.00 feet;

THENCE N 34°44'50" E, 10.10 feet;

THENCE N 01°31'00" W, 27.25 feet;

THENCE N 33°55'47" E, 157.56 feet;

THENCE N 19°43'25" W, 91.91 feet;

THENCE S 70°16'35" W, 81.09 feet;

THENCE N 19°43'25" W, 10.00 feet;

THENCE N 70°16'35" E, 81.09 feet;

THENCE N 19°43'25" W, 68.38 feet;

Thence Northeasterly along a curve to the right, having a radius of 54.00 feet, a central angle of 10°45'27", whose chord bears N 79°14'42" E, 10.12 feet, an arc length of 10.14 feet;

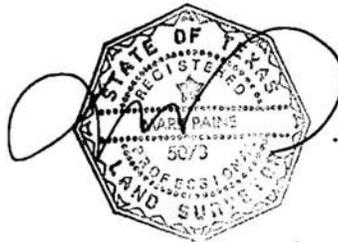
THENCE S 19°43'25" E, 173.79 feet;

TEHNCE S 33°55'47" W, 159.42 feet;

THENCE S 01°31'00" E, 27.33 feet;

THNCE S 34°44'50" W, 13.24 feet;

THENCE N 56°02'18" W, 5.00 feet, to the POINT OF BEGINNING and containing approximately 0.103 acres of land.



2/28/2012

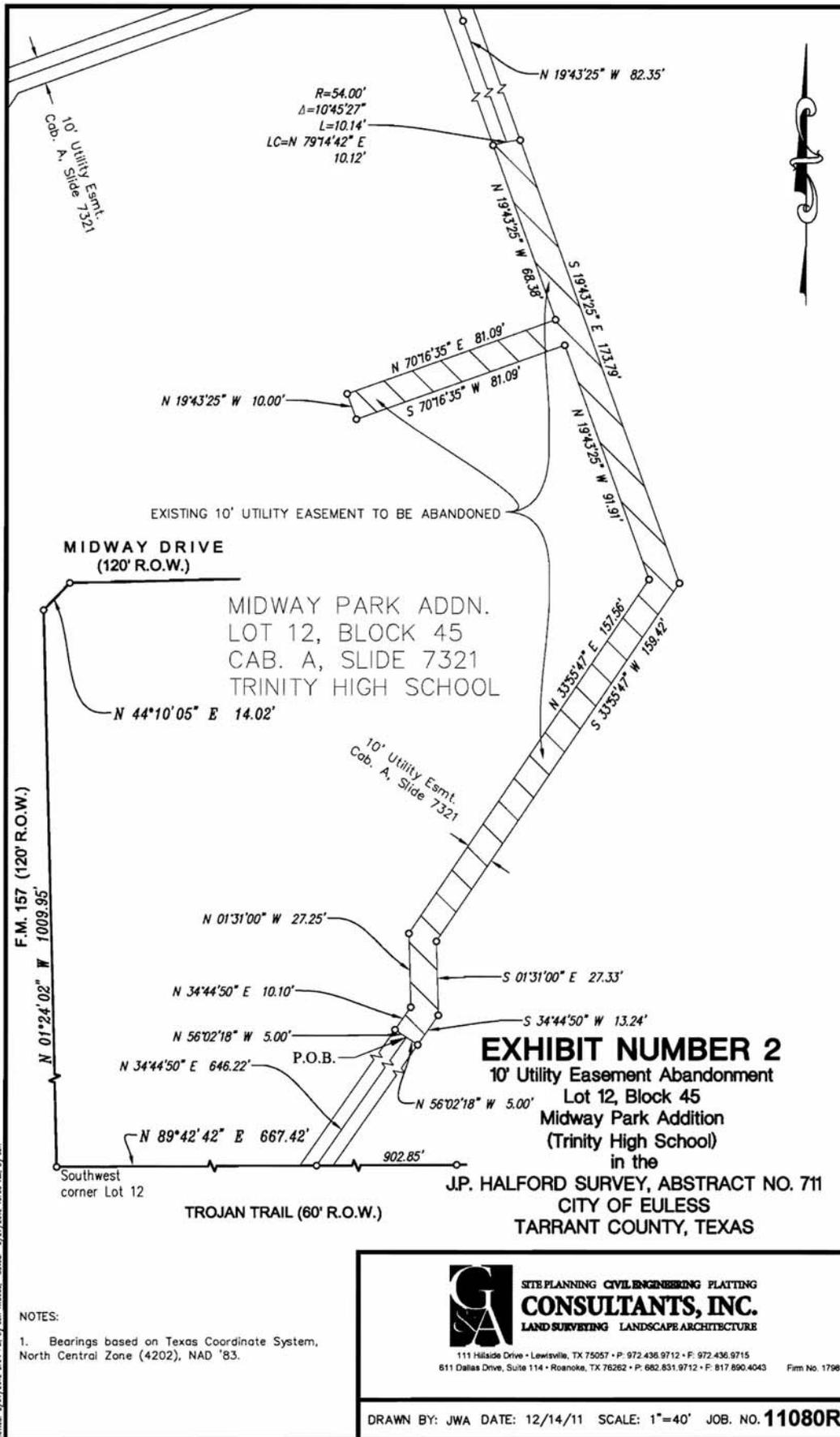


EXHIBIT NUMBER 3

LEGAL DESCRIPTION

24' Emergency Access, Fire Lane and Utility Easement Abandonment

(Trinity High School)

Being all that certain lot, tract or parcel of land situated in the J.P. Halford Survey, Abstract Number 711, City of Euless, Tarrant County, Texas, being part of Lot 12, Block 45, Midway Park Addition, an addition to the City of Euless, Tarrant County, Texas, according to the plat thereof recorded in Cabinet A, Slide 7321 of the Plat Records of Tarrant County, Texas, and being more particularly described as follows:

BEGINNING at a point in the centerline of a 24' Emergency Access, Fire Lane and Utility Easement shown on said Midway Park Addition, from which the northerly northeast corner of said Lot 12, Block 45, bears the following courses and distances:

N 34°03'54" E, 32.57 feet to a point of curvature of a curve to the left;

Northwesterly with said curve, having a radius of 32.00 feet, a central angle of 90°00'00", whose chord bears N 10°56'06" W, 45.25 feet, an arc length of 50.27 feet;

N 55°56'06" W, 138.67 feet, to a point on a curve to the left;

Northwesterly with said curve, having a radius of 32.00 feet, a central angle of 43°24'02", whose chord bears N 34°37'23" W, 23.66 feet, an arc length of 24.24 feet;

N 56°19'39" W, 32.04 feet to a point of curvature of a curve to the right

Northwesterly with said curve, having a radius of 32.00 feet, a central angle of 37°07'17", whose chord bears N 37°46'00" W, 20.37 feet, an arc length of 20.73 feet;

N 19°12'22" W, 85.21 feet, to a point of curvature of a curve to the left;

Northwesterly with said curve, having a radius of 32.00 feet, a central angle of 37°07'17", whose chord bears N 37°46'01" W, 20.37 feet, an arc length of 20.73 feet;

N 56°19'39" E, 137.23 feet to a point of curvature of a curve to the right;

Northwesterly with said curve, having a radius of 32.00 feet, a central angle of 30°53'10", whose chord bears N 40°52'32" W, 17.04 feet, an arc length of 17.25 feet;

N 25°25'57" W, 15.51 feet to the south line of Midway Drive, (120' ROW);

N 64°31'58" E, along the south line of Midway Drive, 616.88 feet;

THENCE S 55°56'06" E, 12.00 feet;

THENCE S 34°03'54" W, 86.43 feet to a point of curvature of a curve to the left;

THENCE Southeasterly with the arc said curve, having a radius of 20.00 feet, a central angle of 90°00'00", whose chord bears S 10°56'06" E, 28.28 feet, an arc length of 31.42 feet;

THENCE S 55°56'06" E, 48.70 feet;

THENCE S 34°03'54" W, 24.00 feet;

THENCE N 55°56'06" W, 184.14 feet;

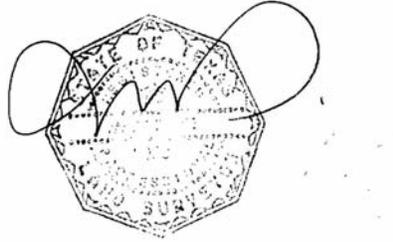
THENCE N 34°03'54" E, 24.00 feet;

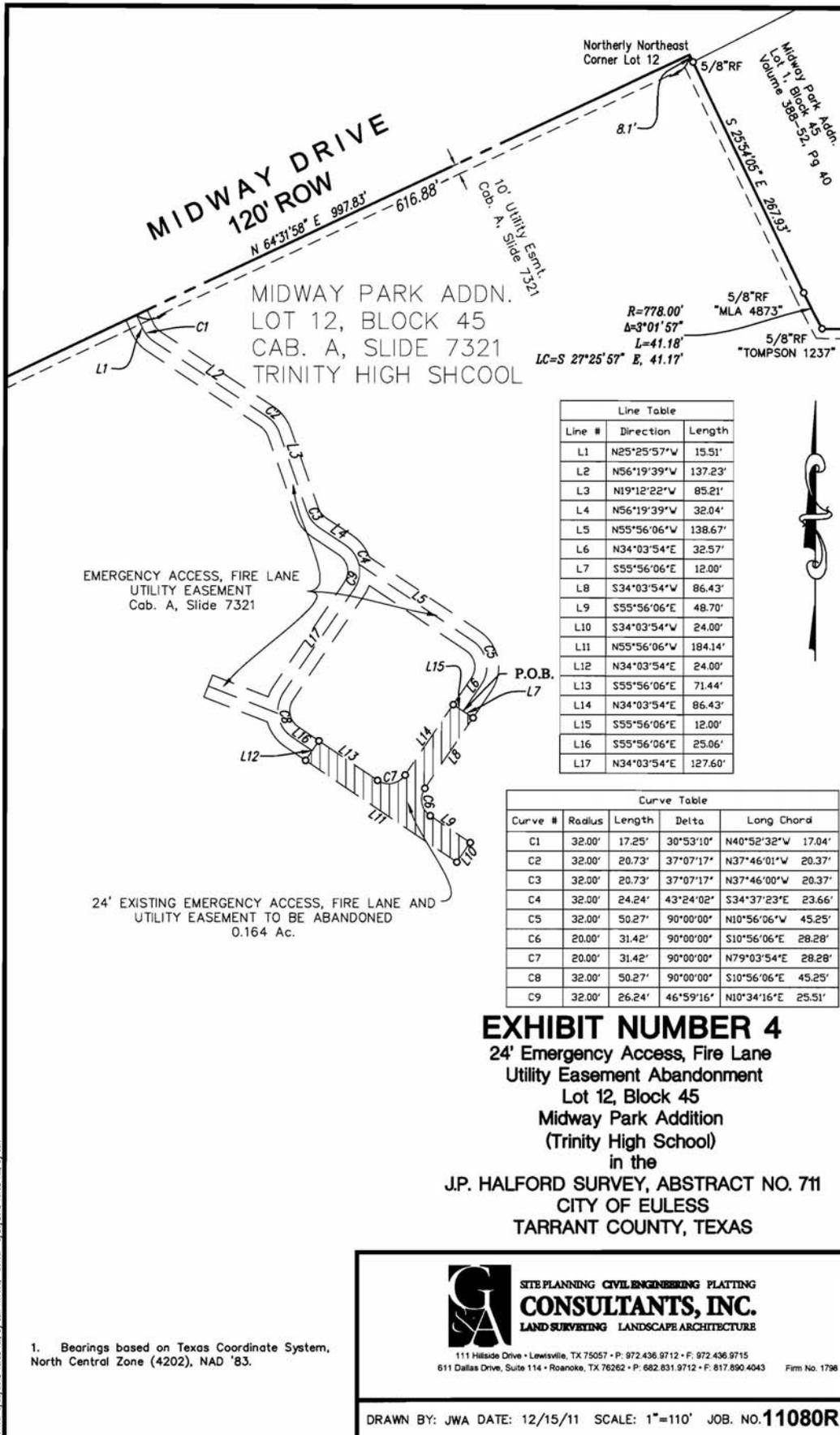
THENCE S 55°56'06" E, 71.44 feet to a point of curvature of a curve to the left;

THENCE Northeasterly with the arc of said curve, having a radius of 20.00 feet, a central angle of 90°00'00", whose chord bears N 79°03'54" E, 28.28 feet, an arc length of 31.42 feet;

THENCE N 34°03'54" E, 86.43 feet;

THENCE S 55°56'06" E, 12.00 feet to the POINT OF BEGINNING and containing approximately 0.164 acres of land.





MIDWAY PARK ADDN.  
 LOT 12, BLOCK 45  
 CAB. A, SLIDE 7321  
 TRINITY HIGH SHCOOL

Line Table		
Line #	Direction	Length
L1	N25°25'57"W	15.51'
L2	N56°19'39"W	137.23'
L3	N19°12'22"W	85.21'
L4	N56°19'39"W	32.04'
L5	N55°56'06"W	138.67'
L6	N34°03'54"E	32.57'
L7	S55°56'06"E	12.00'
L8	S34°03'54"W	86.43'
L9	S55°56'06"E	48.70'
L10	S34°03'54"W	24.00'
L11	N55°56'06"W	184.14'
L12	N34°03'54"E	24.00'
L13	S55°56'06"E	71.44'
L14	N34°03'54"E	86.43'
L15	S55°56'06"E	12.00'
L16	S55°56'06"E	25.06'
L17	N34°03'54"E	127.60'

Curve Table				
Curve #	Radius	Length	Delta	Long Chord
C1	32.00'	17.25'	30°53'10"	N40°52'32"W 17.04'
C2	32.00'	20.73'	37°07'17"	N37°46'01"W 20.37'
C3	32.00'	20.73'	37°07'17"	N37°46'00"W 20.37'
C4	32.00'	24.24'	43°24'02"	S34°37'23"E 23.66'
C5	32.00'	50.27'	90°00'00"	N10°56'06"W 45.25'
C6	20.00'	31.42'	90°00'00"	S10°56'06"E 28.28'
C7	20.00'	31.42'	90°00'00"	N79°03'54"E 28.28'
C8	32.00'	50.27'	90°00'00"	S10°56'06"E 45.25'
C9	32.00'	26.24'	46°59'16"	N10°34'16"E 25.51'

**EXHIBIT NUMBER 4**  
 24' Emergency Access, Fire Lane  
 Utility Easement Abandonment  
 Lot 12, Block 45  
 Midway Park Addition  
 (Trinity High School)  
 in the  
 J.P. HALFORD SURVEY, ABSTRACT NO. 711  
 CITY OF EULESS  
 TARRANT COUNTY, TEXAS

File: 21\11080R\Survey\11080R\_140\_01\_HALFFORDS EASY FIRE LANE.dwg  
 Plotfile: 1/20/2012 10:32 AM, by: jll, Arnoold, Source: 1/20/2012 10:32 AM, by: jll

1. Bearings based on Texas Coordinate System, North Central Zone (4202), NAD '83.

**SITE PLANNING CIVIL ENGINEERING PLANNING**  
**CONSULTANTS, INC.**  
 LAND SURVEYING LANDSCAPE ARCHITECTURE

111 Hillside Drive • Lewisville, TX 75057 • P: 972.436.9712 • F: 972.436.9715  
 611 Dallas Drive, Suite 114 • Roanoke, TX 76262 • P: 682.831.9712 • F: 817.890.4043      Firm No. 1798

DRAWN BY: JWA DATE: 12/15/11 SCALE: 1"=110' JOB. NO. **11080R**