

RESOLUTION NO. 2024-R-184

ACCEPTING LOT 15 BLOCK 10 AS PER PLAT RECORDED IN VOLUME 36, PAGES 89-90 OF THE PLAT RECORDS OF WEBB COUNTY, TEXAS AND LOT 1, BLOCK 17 AND LOT 1, BLOCK 18 OF THE SOUTHERN DEVELOPMENT UNIT IV AS PER PLAT RECORDED IN VOLUME 38, PAGES 50-52 OF THE PLAT RECORDS OF WEBB COUNTY, TEXAS. THIS 11.1311-ACRE TRACT OF LAND IS PROVIDED BY 359-IP DEVELOPMENT, INC. TO DEVELOP A CITY PARK WITH AN ESTIMATED VALUE OF \$500,899.50. ADDITIONALLY, 359-IP DEVELOPMENT, INC. HAS PROVIDED IMPROVEMENTS FOR SAID PARK IN THE TOTAL AMOUNT OF \$147,370.06 WHICH EXCEEDS THE REQUIRED AMOUNT OF \$110,528.00 AS PER THE ATTACHED AGREEMENT.

WHEREAS, Section 2 “Capital Improvements” of Ordinance No. 96-0-216 requires developers to provide park and open space property to the City of Laredo at the rate of one acre for every 350 inhabitants or 0.01 acre per dwelling unit and the value of the credit should be based on \$35,000.00 per acre; and

WHEREAS, 359-IP DEVELOPMENT, INC. c/o Joe Maldonado, Vice-President shall convey the property known as Lot 15, Block 10 of the Southern Development Unit III, and Lot 1, Block 17 and Lot 1, Block 18 of the Southern Development Unit IV plat, which consists of 11.1311 acres of platted land located in the Southern Development Subdivision Unit III and IV of the City of Laredo; and

WHEREAS, 359-IP Development, Inc. agrees to make park improvements in lieu of providing park and open space property in the amount of \$110,528.00; and

WHEREAS, the conveyance of said parcel and improvements comply with the municipal purpose of constructing a park for the benefit of area residents and the general public; and

WHEREAS, 359-IP Development, Inc. has executed a warranty deed to the City on _____, 2024 with an effective date thereof being the date of filing of the original Warranty Deed in the Official Records of Webb County, Texas; and

WHEREAS, the City Council finds it in the public interest and benefit to accept said deed and park improvements for park purposes as agreed by both parties.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The City of Laredo hereby accepts the donation of a tract of 11.1311 acres from 359-IP Development, Inc. as per Warranty Deed dated _____, 2024, a copy of which is attached hereto as Exhibit A; and

Section 2: It hereby dedicates the said 11.1311 acres as a park and accepts \$147,370.06 in park improvements as agreed, a copy of which is attached hereto as Exhibit B; and

Section 3: The original warranty deed of record will be filed in the Webb County Records.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS,
THE ____ DAY OF _____, 2024.

Dr. Victor D. Treviño
Mayor

APPROVED AS TO FORM:

ATTEST:

Mario Maldonado, Jr.
City Secretary

Doanh "Zone" T. Nguyen
City Attorney