

**RESOLUTION NO. 2024-R-319**

**AUTHORIZING THE CITY MANAGER TO ACCEPT THE CHARITABLE DONATION OF 1.5965 ACRES OF LAND FROM HFK DEVELOPMENT, LLC AND LAREDO FOUR WINDS, LTD, CONVEYANCE BY WARRANTY DEED OF 1.5965 ACRES OF PARKLAND FOR THE DEVELOPMENT OF VISTA DEL SUR PHASE 1 AND PHASE 2 SUBDIVISION WHICH IS 1.0349 ACRES MORE THAN THE REQUIREMENT OF 0.5616 ACRES OF PARKLAND TO SERVE FOR RECREATIONAL PARKLAND PURPOSES IN ACCORDANCE WITH THE LAND DEVELOPMENT CODE; AUTHORIZING THE EXECUTION OF WARRANTY DEED; AND PROVIDING FOR AN EFFECTIVE DATE. THE PARCEL HAS AN ESTIMATED APPRAISED VALUE OF \$98,000.**

**WHEREAS**, HFK Development, LLC and Laredo Four Winds, LTD is the developer of Vista Del Sur Phase I and Phase II; and

**WHEREAS**, the City of Laredo Parkland Ordinance, Section 24.56.2 of the City of Laredo Land Development Code Article III requires Developer to dedicate land to the City to satisfy the parkland site dedication requirements; and

**WHEREAS**, the Developer proposes to dedicate 0.5616 acres of parkland to the City in accordance with the City of Laredo Land Development Code to comply with the parkland requirements for the development of Del Sur Phase I and Phase II; and

**WHEREAS**, the Developer proposes to dedicate an additional 1.0349 acres of parkland to the City of Laredo for a total of 1.5965 acres; and

**WHEREAS**, parkland dedication requirements are being met by dedication of the following property:

1. Lot 20, in Block 5, of VISTA DEL SUR SUBDIVISION, PHASE I, a subdivision in the City of Laredo, Webb County, Texas, according to the Map or Plat thereof recorded in/under Volume 40, Page(s) 86-88 of the Map/Plat Records of Webb County, Texas;
2. Being a 0.5158 Acre tract of land, more or less, situated in Survey 2149, Abstract 594, R.N. Rains, Original Grantee, within the limits of the City of Laredo, in Webb County, Texas, said 0.5158 Acre tract being out and part of Cuatro Vientos Sur Subdivision, Phase VI, as recorded in Volume 34, Pages 7-9 of the Webb County Plat Records, Webb County Texas; and
3. Being a 0.2590 Acre tract of land, more or less, situated in Survey 2149, Abstract 594, R.N. Rains, Original Grantee, within the limits of the City of Laredo, in Webb County, Texas,



said 0.2590 Acre tract being out and part of Cuatro Vientos Sur Subdivision, Phase VIII, as recorded in Volume 35, Pages 14-15 of the Webb County Plat Records, Webb County, Texas pursuant to City of Laredo Parkland Ordinance, Section 24.56.2 of the City of Laredo Land Development Code Article III; and

**WHEREAS**, the City Council finds that it is in the best interest of the City and its residents to accept the property as shown in the Special Warranty Deeds attached as “Attachment A” as public parkland; and

**BE IT RESOLVED** that the following property:

1. Lot 20, in Block 5, of VISTA DEL SUR SUBDIVISION, PHASE I, a subdivision in the City of Laredo, Webb County, Texas, according to the Map or Plat thereof recorded in/under Volume 40, Page(s) 86-88 of the Map/Plat Records of Webb County, Texas;
2. Being a 0.5158 Acre tract of land, more or less, situated in Survey 2149, Abstract 594, R.N. Rains, Original Grantee, within the limits of the City of Laredo, in Webb County, Texas, said 0.5158 Acre tract being out and part of Cuatro Vientos Sur Subdivision, Phase VI, as recorded in Volume 34, Pages 7-9 of the Webb County Plat Records, Webb County Texas; and
3. Being a 0.2590 Acre tract of land, more or less, situated in Survey 2149, Abstract 594, R.N. Rains, Original Grantee, within the limits of the City of Laredo, in Webb County, Texas, said 0.2590 Acre tract being out and part of Cuatro Vientos Sur Subdivision, Phase VIII, as recorded in Volume 35, Pages 14-15 of the Webb County Plat Records, Webb County, Texas pursuant to City of Laredo Parkland Ordinance, Section 24.56.2 of the City of Laredo Land Development Code Article III are hereby accepted.

**BE IT FURTHER RESOLVED** that the property referenced herein shall be permanent parkland of the City of Laredo, Texas.

**BE IT FURTHER RESOLVED** that the City Manager and/or his designee is hereby authorized to execute all necessary documents to complete the donation and transfer of the property.

**PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2024.**

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**DR. VICTOR D. TREVINO**  
**MAYOR**



**ATTEST:**

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**MARIO I. MALDONADO JR.**  
**CITY SECRETARY**

**APPROVED AS TO FORM:**

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**DOANH “ZONE” T. NGUYEN**  
**CITY ATTORNEY**

“Attachment A”  
[Add Special Warranty Deeds after approval]