REGULAR
CITY COMMISSION
AGENDA
May 2, 2018
@ 5:30 P.M.
CITY HALL, TOWN HALL
118 E. Tyler Street
Harlingen, Texas

Notice is hereby given that the above governmental body will hold a Regular Meeting on Wednesday, May 2, 2018 5:30 P.M. in City Hall, Town Hall Meeting Room, 2nd Floor, Harlingen, Texas.

City of Harlingen meetings are available to all persons regardless of disability. If you require special assistance, please contact the City Secretary’s Office at (956) 216-5003 or write Post Office Box 2207, Harlingen, Texas 78550 at least 48 hours in advance of the meeting.

The Harlingen City Commission reserves the right, pursuant to Texas Government Code Chapter 551, Subchapter D, to enter into closed executive session on any item posted on the agenda if a matter is raised that is appropriate for closed discussion.

Invocation/Commissioner Tudor Uhlhorn

Pledge of Allegiance/Welcome

1) Board Recognition

2) Presentation of Proclamations – proclaiming the following:
   a) May 6th thru 12th, 2018 as “Drinking Water Week”
   b) May, 2018 as “Elder Abuse Prevention Month”
   c) May, 2018 as “Motorcycle Safety and Awareness Month”
   d) May 20th thru 27th, 2018 as “National Public Works Week”

3) Approval of Minutes
   a) Regular Meeting of April 4, 2018

CONSENT AGENDA

The following items are of a routine or administrative nature. The Council has been furnished with background material on each item and/or it has been discussed at a previous meeting. All items will be acted upon by one vote, without being discussed separately, unless requested by a Commission member. Items withdrawn from the Consent Agenda for individual consideration in their normal sequence will be heard after the remainder of the Consent Agenda has been acted upon.
4a) Second and final reading to approve and adopt an ordinance to rezone from Offices ("O") District to General Retail ("GR") District for Lots 2 and 3, Block 2, Hospital Heights Subdivision located at 1616 South Carolina Avenue. Applicant: Eric Abeln (Planning & Zoning)

b) Second and final reading to approve and adopt an ordinance amending the 2017-2018 Fiscal Budget for the City of Harlingen. Attachment (Finance)

c) Consideration and possible action to approve a refund of property taxes by C&S Sales, LLC, Acct. #98-4900-0010-10 in the amount of $2,940.09 for an adjustment due to a decrease in value for Year 2017. Attachment (Finance)

d) Consideration and possible action to approve a refund of property taxes paid by Steel TeK Enterprises, Acct. #98-4900-0010-0010-00 in the amount $614.94 due to an adjustment for Year 2017. Attachment (Finance)

e) Consideration and possible action to approve a refund of property taxes paid by CRP 2200 Haine LTD, Acct. 18-2980-0000-0010-00 in the amount of $6,095.88 due to an adjustment of a change of value for Years 2016 & 2017. Attachment (Finance)

5) Presentation by Carr, Riggs & Ingram, CPA(s) and Advisors, regarding the City of Harlingen Comprehensive Annual Financial Report (CAFR) for Fiscal Year 2016-2017. (Finance)

6) Public hearing to consider an ordinance on first reading authorizing the closing, vacating, transferring, and abandonment of a 0.189 acre tract of land being an unopened 60 ft. road right-of-way within the original Credit Union Subdivision, located between Grimes and Austin Avenue west of Loop 499, and authorize the Mayor to execute a quit claim deed and/or release of right-of-way and convey to the RGV Credit Union. Applicant: Dustin Moore of Moore Land Surveying, LLC, c/o Allyson Morrow of RGV Credit Union. Attachment (Planning & Zoning)

a) Public Hearing

b) Consideration and possible action to approve an ordinance on first reading authorizing the closing, vacating, transferring, and abandonment of a 0.189 acre tract of land being an unopened 60 ft. road right-of-way within the original Credit Union Subdivision located between Grimes and Austin Avenue west of Loop 499, and authorize the Mayor to execute a quit claim deed and/or release of right-of-way and convey to the RGV Credit Union.

7) Board Appointments

Discussion and possible action regarding membership on any of the following listed board/entity:

a. Airport Board
b. Animal Shelter Advisory Committee (1)
c. Audit Committee (Terms expire annually in June)
Specifically, appointment or discussion and possible action to include appointment and/or removal of any position subject to appointment or removal by statute, ordinance, or bylaws.

8) Executive/Closed Session on the following items:

a) pursuant to Section 551.071, Texas Gov't Code to consult with the City Attorney in connection with the MPO Merger. (City Manager/City Attorney)

b) pursuant to Chapter 551, Subchapter D, V.T.C.A. Government Code, Sections 551.087, 551.071 and 551.072 regarding commercial and financial information from a business prospect with which the City is conducting economic development negotiations and/or to discuss or deliberate financial or other incentives with the business prospect known as Project Grand Entrance and to seek legal advice from the City Attorney regarding the subject matter. (City Manager)

c) Pursuant to Chapter 551, Subchapter D., VTCA Government Code, Sections 551.087, 55.071, and 551.072 regarding commercial or financial information that the City has received from El Clavo Lumber Building Supplies, and which involves the current economic development agreement; and to deliberate and discuss financial or other incentives; and to seek legal advice from the City Attorney regarding the subject matter. (City Manager)

9) Consideration and possible action to authorize the City Manager to proceed as discussed in executive session regarding Project Grand Entrance.

10) Consideration and possible action to authorize the City Manager to proceed as discussed in executive session regarding the current economic development agreement with El Clavo Lumber Building Supplies. (City Manager)

11) Citizen Communication
I, the undersigned authority, do hereby certify that the above notice of meeting is a true and correct copy of said notice posted on the City's bulletin board, City Hall, 118 E. Tyler Avenue, a place convenient and readily accessible to the general public at all times and said notice was posted on Friday, April 27th, 2018 at 8:30 p.m. at least 72 hours preceding the scheduled time of said meeting.

Dated this 27th day of April, 2018

Amanda C. Elizondo, City Secretary
**AGENDA ITEM**
EXECUTIVE SUMMARY

**Meeting Date:** May 2, 2018

**Agenda Item:**
A proclamation declaring May 06-12, 2018, Drinking Water Week.

**Prepared By (Print Name):** Timothy Skoglund, P.E.
**Title:** General Manager
**Signature:**

**Brief Summary:**
This is an annual event in which the Waterworks participates, in conjunction with the American Water Works Association, "Drinking Water Week". This event allows us to give back to the community offering free drinking water and handing out informational and promotional items.

**Funding (if applicable):**
Are funds specifically designated in the current budget for the full amount
- Yes
- No*
*If no, specify source of funding and amount requested:

**Finance Director’s approval:**
- Yes
- No
- N/A

**Staff Recommendation:**
A proclamation recognizing May 06-12, 2018 as Drinking Water Week.

**City Manager’s approval:**
- Yes
- No
- N/A

**City Attorney’s approval:**
- Yes
- No
- N/A

*form revised 01/26/09*
Mayor's Proclamation

WHEREAS, water is our most valuable natural resource; and

WHEREAS, only tap water delivers public health protection, fire protection, support for our economy and the quality of life we enjoy; and

WHEREAS, any measure of a successful society - low mortality rates, economic growth and diversity, productivity, and public safety - are in some way related to access to safe water; and

WHEREAS, we are all stewards of the water infrastructure upon which future generations depend; and

WHEREAS, each citizen of our city is called upon to help protect our source waters from pollution, to practice water conservation, and to get involved in local water issues by getting to know their water;

NOW, THEREFORE, be it resolved that by virtue of the authority vested in me as Mayor of our City, I do hereby proclaim May 6-12, 2018 as Drinking Water Week.

Signature of Mayor

(OFFICIAL SEAL)
WHEREAS, people who are elderly or have disabilities have contributed to the general welfare of the Harlingen Community by helping to preserve customs, convictions, and traditions of many people from diverse backgrounds; and

WHEREAS, these residents are vital and integral members of our society and their wisdom and experience have enriched our lives; and

WHEREAS, abuse of the elderly and people with disabilities in domestic and institutional settings is a wide-spread problem, affecting hundreds of thousands of people across the country; and

WHEREAS, in 2017, there were 84,712 completed cases of elderly and disabled persons abuse in Texas, of which 51,314 were confirmed; and

WHEREAS, elder abuse is grossly under reported because the elderly who are being abused find it very difficult to tell anyone and are usually ashamed and sometimes afraid; and

WHEREAS, elder abuse happens to men and women of all income levels, all cultural and ethnic groups, whether they are in good health or incapacitated in some way, in poor neighborhoods and in suburbia; and

WHEREAS, many of the cases investigated by Adult Protective Services in Texas involve self-neglect and it is our duty as citizens to reach out to people in need;

NOW, THEREFORE, I, Chris Boswell, Mayor do hereby proclaim the month of May 2018 to be:

“ELDER ABUSE PREVENTION MONTH”

in Harlingen and urge all citizens to work together to help reduce abuse and neglect of people who are elderly or have disabilities.

In witness whereof, hereunto signed officially and caused the Official Seal of the City Harlingen to be affixed on this 2nd of May 2018.

City of Harlingen

__________________________
Chris Boswell, Mayor

ATTEST:

__________________________
Amanda C. Elizondo, City Secretary
WHEREAS, today's society is finding more citizens involved in motorcycling on the roads of our country; and

WHEREAS, motorcyclists are roughly unprotected and much more likely to be injured or killed in a crash than other vehicle drivers; and

WHEREAS, campaigns have helped inform riders and motorists alike on motorcycle safety issues to reduce motorcycle related risks, injuries, and most of all fatalities through a comprehensive approach to motorcycle safety; and

WHEREAS, it is the responsibility of all who put themselves behind the wheel to become aware of motorcyclists regarding them with the same respect as any other vehicle traveling the highways of this country; and

WHEREAS, urging the Harlingen community to become aware of the inherent danger involved in operating a motorcycle and give the operator the respect on the road they deserve.

NOW, THEREFORE, I, Chris Boswell, Mayor of the City of Harlingen, Texas, do hereby proclaim the Month of May, 2018 in Harlingen, Texas as;

"MOTORCYCLE SAFETY AND AWARENESS MONTH"

IN WITNESS THEREOF, I have set my hand and caused the Seal of the City of Harlingen, Texas to be affixed on this the 2nd day of May, 2018.

City of Harlingen

Chris Boswell, Mayor

ATTEST:

Amanda C. Elizondo, City Secretary
Proclamation

Office of the Mayor

Whereas, public works services provided in our community are an integral part of our citizens' everyday lives; and

Whereas, the support of an understanding and informed citizenry is vital to the efficient operation of public works systems and programs such as drainage, streets and highways, public buildings, and solid waste collection; and

Whereas, the quality and effectiveness of these facilities, as well as their planning, design, and construction, are vitally dependent upon the efforts and skill of public works officials; and

Whereas, the efficiency of the qualified and dedicated personnel who staff public works departments is materially influenced by the people's attitude and understanding of the importance of the work they perform,

NOW, THEREFORE, I, Chris Boswell, Mayor of the City of Harlingen, Texas, on behalf of the City of Harlingen extend our sincere congratulations for his extraordinary service and dedication to the Harlingen Community and extend our very best wishes for continued success and hereby proclaim the week of May 20-27, 2018 as "NATIONAL PUBLIC WORKS WEEK"

in the City of Harlingen and I call upon all citizens and civic organizations to acquaint themselves with the issues involved in providing our public works and to recognize the contributions which Public Works officials make every day to our health, safety, comfort, and quality of life.

City of Harlingen

Chris Boswell, Mayor

ATTEST:

Amanda C. Elizondo, City Secretary
A Regular Meeting of the Harlingen Elective Commission was held on April 4, 2018 at 5:30 p.m., City Hall, Town Hall Meeting Room, 2nd Floor, 118 E. Tyler Street, Harlingen, Texas. Those in attendance were:

**Mayor and Commissioners**
Chris Boswell, Mayor
Michael Mezmar, Mayor Pro-Tern, District 3
Richard Uribe, City Commissioner, District 1
Tudor Uhlhorn, City Commissioner, District 2
Ruben de la Rosa, City Commissioner, District 4
Victor Leal, City Commissioner, District 5

**Staff Present**
Dan Serna, City Manager
Amanda C. Elizondo, City Secretary
Ric Navarro, City Attorney

Mayor Boswell called the meeting to order and announced the meeting was duly posted according to State Law. The following proceedings were held:

**Invocation/Commissioner Victor Leal**

**Pledge of Allegiance/Welcome**

Mayor Boswell read and presented the following proclamations to the CDBG Board Members: Lupita Muniz, Tina Puente, Elaine Flores, and Cesar Morales.

1) **Proclamation** – proclaiming the week of April 2nd through April 6th, 2018 as “Community Development Block Grant Week.”

2) **Proclamation** – proclaiming the month of April, 2018 as “Fair Housing Month.”

Mayor Boswell congratulated them and expressed his sincere appreciation for the continuing services that they provided to the community. It is uplifting to see the results when a family is placed in a home through the efforts of the CDBG Board to ensure citizens have a good home.

3) **Approval of Minutes**

a) Regular Meeting of March 7, 2018

Motion was made by Commissioner Uhlhorn and seconded by Commissioner De La Rosa to approve the minutes of March 7, 2018. Motion carried unanimously.

4a) Second and final reading to approve and adopt an ordinance to rezone from Residential, Triplex and Quadruplex ("M-1") District to Residential, Multi-Family ("M-2") District for
Lots 1 and 2, Block 1, Adams Treasure Subdivision located at the northeast corner of 7th Street and Vinson Avenue. Applicant: Town and Country Homes, c/o Armando Elizarde.

b) Second and final reading to approve and adopt an ordinance to rezone from Not Designated ("N") District to Residential, Single Family ("R-1") District for 19.75 acres of land out of Block 139, Adams Gardens Subdivision "C" located on the west side of Tamm Lane north of Hughes Road. Applicant: Moore Land Surveying.

c) Second and final reading to approve and adopt an ordinance to rezone from Residential Single Family ("R-1") District to Residential Duplex (R-2) for 7.56 acres of land situated in and being 7.336 acres at Block 160, and 0.224 acres in Drain ROW, Adams Gardens Subdivision "C" located on FM 800 south of Hick Hill Road. Applicant: Moore Land Surveying.

d) Second and final reading to approve and adopt an ordinance to rezone from Light Industry ("LI") District to General Retail ("GR") District for Lots 1-12, Block 5, and Lots 1-13, Block 8, Commercial Heights Subdivision and Lots 18-25, Block 4, Duerson and Hasselmeier Subdivision and Lots 1-10, Block 1, "L" Street, Hurst Subdivision generally located between Monroe and Jackson Avenues, west of "L" Street. Applicant: City of Harlingen.

e) Consideration and possible action to approve a request from Ms. Cindy Lerma to close the Intersection of West Liberty and South Dakota Streets to the alleyway before Colorado Street, Saturday, April 21, 2018 from 3:00 p.m. to 10:00 p.m. for her daughter's 6th Birthday Celebration.

f) Consideration and possible action to approve a request from the Downtown Harlingen Office for street closures for the 11th Annual Jackson Street Classic Car Show, Saturday, April 14, 2018 from 7:00 a.m. to 3:00 p.m.

g) Consideration and possible action to approve a request from the Harlingen - San Benito MPO Transportation Planner for street closures for the Viva Streets Harlingen 5K Adventure Run/Walk Event on Friday, April 13, 2018 from 5:30 p.m. to 8:30 p.m.

Mayor Boswell removed Item 4a from the consent agenda and entertained a motion for Items 4(b) through (g).

Motion was made by Commissioner Leal and seconded by Commissioner de la Rosa to approve Items 4(b) through (g). Motion carried unanimously.

For the record, Mayor Boswell relinquished his chair and exited the meeting room to avoid "an appearance of impropriety." He signed an Affidavit on Abstention from Voting Form. The form is filed in the City Secretary's Office.

Mayor Pro-Tern Mezmar continued with Item 4(a) of the consent agenda.

Motion was made by Commissioner Leal and seconded by Commissioner Uhlhorn to approve the consent agenda Item 4(a). Motion carried unanimously.

Mayor Boswell returned to the meeting room and proceeded with Item No. 5.
Consideration and possible action to approve an ordinance on first reading approving a negotiated resolution between the City of Harlingen and Texas Gas Service regarding the cost of service adjustment tariff filing.

Gabriel Gonzalez, Asst. City Manager stated Texas Gas Service (TGS) filed a statement of Intent to increase base rates with the cities in its Rio Grande Valley Service Area on June 2017. The Federal Tax Cuts and Jobs Act of 2017 passed and TGS will reduce the corporate rate beginning on March 27, 2018. TGS will also provide a refund in the form of a credit to its Rio Grande Valley customers from the period of January through March, 2018 totaling $386,650.

Rebecca Hayward, Asst. City Attorney read the caption of the ordinance.

Motion was made by Commissioner Uribe and seconded by Commissioner Uhlhorn to approve an ordinance on first reading approving a negotiated resolution between the City of Harlingen and Texas Gas Service regarding the cost of service adjustment tariff filing. Motion carried unanimously.

Consideration and possible action to authorize the Harlingen Police Department to purchase 18 ballistic vests for the HPD Swat Team and 4 active shooter ballistic vests for the Harlingen International Airport Police Department for $58,311.20.

Deputy Chief, Hector Leal with the Harlingen Police Department stated they would like to purchase 18 rifle-resistant tactical ballistic vests for the Harlingen Police Dept. Swat Team and four (4) active shooter ballistic vests for the Valley International Airport Police Department at a total cost of $58,311.20. He stated $50,400 was funded by the Rifle-Resistant Body Armor Grant Program and $7,911.20 was funded by the State or Federal Forfeiture Funds to purchase the body armor to replace the worn and expired ones and provide four (4) ballistic vests to the Valley International Airport officers.

Motion was made by Commissioner Uribe and seconded by Commissioner De La Rosa to authorize the Harlingen Police Department to purchase 18 ballistic vests for the HPD Swat Team and four (4) active shooter ballistic vests for the Harlingen International Airport Police Department for $58,311.20.

Consideration and possible action to adopt a resolution to authorize the transfer of real property located at 315 W. Washington to a non-profit organization (Habitat for Humanity) to construct a single family home for a low income family.

Tammy Jackson, Community Development Director stated there is a vacant property at 315 W. Washington which needed to meet eligible CDBG activity and Habitat for Humanity agreed to partner with the City to construct a single family home on the property for a low to moderate income family.

Motion was made by Commissioner Leal and seconded by Commissioner Uhlhorn to authorize the transfer of real property located at 315 W. Washington to a non-profit organization (Habitat for Humanity) to construct a single family home for a low income family. Motion carried unanimously.

Consideration and possible action to approve the proposed rental rates for the Harlingen Convention Center.
Brandon Raney with BCLR Convention Services, LLC stated he was present to recap what had been presented to the City Commission on the proposed rental rates. Approximately a month ago they had presented a preliminary marketing plan which included the proposed rates for the convention center. Since then his group had been working with City staff and the consultant from HVS Consultants to refine the rental rates. They had done some rate comparisons with some local and regional competitors. The City engaged the services of HVS Consultants to do a back check on what they had done on about 20 facilities around the state comparable to the City's proposed convention center. They had incorporated the comments from the consultant into their final analysis.

Motion was made by Commissioner Uribe and seconded by Commissioner Uhlhorn to approve the proposed rental rates for the Harlingen Convention Center. Motion carried unanimously.

9) Consideration and possible action to approve the rental contract for rental of the Harlingen Convention Center.

Motion was made by Commissioner Mezmar and seconded by Commissioner De La Rosa to approve the proposed rental rates for the Harlingen Convention Center. Motion carried unanimously.

10) Board Appointments

None

11) Executive/Closed Session on the following items:

a) pursuant to Section 551.071, Texas Gov't Code to consult with the City Attorney in connection with the MPO Merger.

b) pursuant to Tex. Gov't Code Sec. 552.071(2) on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter; Tex. Gov't Code Sec. 551.072 regarding the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the City of Harlingen in negotiations with a third person; and Tex. Gov't Code Sec. 551.087(1) to discuss or deliberate regarding commercial or financial information that the City of Harlingen has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations related to the operation of the University Articulation and Career Center.

c) pursuant to Tex. Gov't Code Sec. 551.087(1) to discuss or deliberate regarding commercial or financial information that the City of Harlingen has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations related to Cardone Industries.

At 5:50 p.m., Mayor Boswell announced the City Commission would convene into executive session to discuss Item 11 (a) through (c).
Motion was made by Commissioner Leal and seconded by Commissioner De La Rosa to convene into executive session to discuss Item 11 (a) through (c). Motion carried unanimously.

At 6:49 p.m., Mayor Boswell announced the City Commission had completed its executive session and declared the meeting open to the public.

12) Citizen Communication

None

There being no further business to discuss, Mayor Boswell adjourned the meeting.

ATTEST:

Chris Boswell, Mayor

Amanda C. Elizondo, City Secretary
ORDINANCE NO. 18

AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF HARLINGEN: REZONING FROM OFFICES ("O") DISTRICT TO GENERAL RETAIL ("GR") DISTRICT FOR LOTS 2 AND 3, BLOCK 2, HOSPITAL HEIGHTS SUBDIVISION, LOCATED AT 1616 SOUTH CAROLINA AVENUE; PROVIDING FOR PUBLICATION AND ORDAINING OTHER MATTERS RELATED TO THE FOREGOING

WHEREAS, the Planning and Zoning Commission of the City of Harlingen pursuant to Harlingen’s Zoning Ordinance procedure, has recommended a change in the zoning classification for certain described real property in the City of Harlingen; and it is deemed to be in the best interest of the City of Harlingen in accordance with said recommendation of the Planning and Zoning Commission of the City, being the recommendation as hereinafter set forth; and public notice of such proposed rezoning having been fully made and complied with as required by said Zoning Ordinance and applicable laws of the State of Texas; and the City Commission of the City of Harlingen having held public hearings with reference thereto, being duly and thoroughly heard; and after consideration of the evidence presented, said City Commission is of the opinion that it is in the best interest of the City of Harlingen that said Code of Ordinances be amended as indicated, now, therefore,

BE IT ORDAINED BY THE CITY OF HARLINGEN

That the Code of Ordinances of the City of Harlingen (Ordinance 16-8) be and the same is herewith amended by the following described property being changed for permissive zone use as indicated:

Rezoning from Offices ("O") District to General Retail ("GR") District for Lots 2 and 3, Block 2, Hospital Heights Subdivision, located at 1616 South Carolina Avenue.
A copy of the Zoning Map constituting a part and parcel of the Code of Ordinances, as filed with the Building Inspection Inspector and for the joint use and information of the Planning and Zoning Commission shall, upon final enactment hereof, be and the same is herewith amended and revised to reflect that the above described property is zoned for land use purposes as above indicated by the boundaries thereof being outlined in pronounced heavy line markings and such heavy line marking boundary enclosure being indicated within by the appropriate initials for that portion herewith zoned for particular land uses; with the Planning and Development Director being herewith instructed and authorized to document such Zoning Map changes and revisions.

The provisions of this ordinance shall become effective from and after the final and lawful passage hereof and publication of the caption hereof as provided for and required in the Code of Ordinances and applicable state statutes.

FINALLY ENACTED this ______ day of ____________, 2018 at a regular meeting of the Elective Commission of the City of Harlingen, Texas at which a quorum was present and which was held in accordance with TEXAS GOVERNMENT CODE, CHAPTER 551.

CITY OF HARLINGEN

________________________________________
Chris Boswell, Mayor

ATTEST:

________________________________________
Amanda C. Elizondo, City Secretary
Request to rezone from Offices ("O") District to General Retail ("GR") District for Lots 2 and 3, Block 2, Hospital Heights Subdivision, located at the 1616 South Carolina Avenue

Applicant: Eric Abeln

This map has been produced by the City of Harlingen for the sole purpose of locating jurisdictional boundaries and is not intended for any other. The map data is compiled from various sources including orthophoto imagery, engineer plans and plats, survey field notes, and other sources. This map is intended for graphic representation only. No warranty is made by the City regarding its accuracy or completeness. Before relying on any information on the map, check with the Planning Department. Date of map 09/28/16.

Zoning Designations

- General Retail (GR)
- Multi Family Residential (M2)
- Office (O)
- Planned Development (PD)
- Multi Family Residential (M1)
- Mobile Home Residential (MH)
- Single Family Residential (R1)
- Heavy Industry (HI)
- Light Industry (LI)
- Duplex Residential (R2)
- Not-Designated (N)
- Residential Patio Home (RPH)
- Neighborhood Services (NS)

This map has been produced by the City of Harlingen for the sole purpose of locating jurisdictional boundaries and is not intended for any other. The map data is compiled from various sources including orthophoto imagery, engineer plans and plats, survey field notes, and other sources. This map is intended for graphic representation only. No warranty is made by the City regarding its accuracy or completeness. Before relying on any information on the map, check with the Planning Department. Date of map 09/28/16.
AN ORDINANCE AMENDING THE REVENUE AND EXPENDITURE BUDGET FOR THE CITY OF HARLINGEN, TEXAS, FOR FISCAL YEAR OCT. 1, 2017 THROUGH SEPT. 30, 2018. TOTAL BUDGET REVENUES WILL INCREASE TO $74,968,816 AND TOTAL BUDGET EXPENDITURES WILL INCREASE TO $78,815,470 RESPECTIVELY; PROVIDING FOR PUBLICATION OF THE CAPTION OF THIS ORDINANCE AND ORDAINING OTHER MATTERS RELATED TO THE FOREGOING.

WHEREAS, the City Manager of the City of Harlingen has prepared and presented to the City Commission budget amendment #1 for fiscal year October 1, 2017 through September 30, 2018; and

WHEREAS, amending the current fiscal year budget is desirable for clarity and is required by law; now therefore

BE IT ORDAINED BY THE CITY OF HARLINGEN:

SECTION I. That an amendment to the budget of the City of Harlingen, Texas for the fiscal year October 1, 2017 and ending September 30, 2018 (exclusive of the revenues and expenditures of the Harlingen Waterworks System, Valley International Airport, Harlingen Downtown Fund, Community Development Block Grant Fund, and Development Corporation Fund) in the total amount of Seventy Four Million, Nine Hundred Sixty Eight Thousand, Eight Hundred Sixteen Dollars ($74,968,816) in revenues and Seventy Eight Million, Eight Hundred Fifteen Thousand, Four Hundred Seventy Dollars ($78,815,470) in expenditures is hereby adopted. A summary of the budget adopted is hereby attached to this Ordinance and incorporated herein as Exhibit A and the complete detail budget adopted by this Ordinance is incorporated herein by reference and shall be made available for public inspection at the office of the City Secretary during regular business hours.

SECTION II. That the City Manager of the City of Harlingen, Texas, is hereby authorized to increase the budget by the amount of purchase orders outstanding as of September 30, 2018.

SECTION III. That the City Manager of the City of Harlingen, Texas, is hereby authorized to increase the budget by the amount of funds recovered for repair or replacement of property or
equipment damaged by others.

SECTION IV. That the City Secretary of the City of Harlingen, Texas is hereby authorized and directed to cause a true and correct copy of the caption of this Ordinance to be published in a newspaper having general circulation in the City of Harlingen, Cameron County, Texas.

FINALLY ENACTED THIS ______ day of _________, 2018 at a regular meeting of the Elective Commission of the City of Harlingen, Texas at which a quorum was present and which was held in accordance with TEXAS GOVERNMENT CODE, TITLE 5, SUBTITLE A., CHAPTER 551.

CITY OF HARLINGEN

ATTEST:

Chris Boswell, Mayor

Amanda C. Elizondo, City Secretary
**AGENDA ITEM**

**EXECUTIVE SUMMARY**

Meeting Date: 05/02/2018

**Agenda Item:**
Consider and possible action to approve a refund of property taxes paid by C&S Sales LLC on account # 98-4900-0010-0010-10.

**Prepared By (Print Name):** Elvia Treviño

**Title:** Finance Director

**Signature:**

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**Brief Summary:**
This refund request in the amount of $2,940.09 account # 98-4900-0010-0010-10 (C&S Sales LLC) is an adjustment due to a decrease in value in year 2017.

Total amount of refund requested is $2,940.09. Refunds over $500.00 require Commission approval.

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**Funding (if applicable):**
Are funds specifically designated in the current budget for the full amount [ ] Yes [ ] No*  
*If no, specify source of funding and amount requested:

Finance Director’s approval: [X] Yes [ ] No [ ] N/A

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**Staff Recommendation:**
Staff recommends approval of refund.

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City Manager’s approval: [ ] Yes [ ] No [ ] N/A

**Comments:**

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City Attorney’s approval: [X] Yes [ ] No [ ] N/A
MEMORANDUM

TO: Elvia Trevino
City of Harlingen
Hарlingen, Texas 78550

FROM: Aurora Lozano
TAX OFFICE
Hарlingen, Texas 78550

DATE: April 4, 2017


Attached please find a refund of over $500 which will require Commissioner’s approval. Please let this memo serve as a request for this refund to be considered for approval of disbursement on the next Commissioner’s meeting.

The adjustment is due a decrease in value account was split for year “2017”.

Therefore the amount of $2,940.09 to be refunded to:

C&S Sales LLC
DBA Derksen Portable
808 Pickard RD
Cottage Grove, TN 38224

Should you have any questions regarding this matter, please contact me at (956)428-7999
### Current Property Data as of Supp 13

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<th>Prop ID</th>
<th>Owner %</th>
<th>Legal Description</th>
<th>Supp Code</th>
<th>Supp Action</th>
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</tbody>
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**Taxi**:
- **Imp HS**: 0
- **Market**: 114,336
- **Imp NMS**: 0
- **Prod Loss**: 0
- **Land HS**: 0
- **Appraised**: 114,336
- **Land NHS**: 0
- **Assessed**: 114,336
- **Cap**: 0
- **Prod Use**: 0
- **Assessed**: 114,336
- **Prod Mot**: 0
- **Late Ag**: F

#### Change Desc:

"RV 11/20/2017 Am. FOR 2017 SPLIT 19.71 ACRES FROM ACCT# 98-4900-0010-0010-00 (PID#210460) & 4.24 ACRES FROM ACCT#98-4900-0010-0010-00 (PID#210460) INTO #98-4900-0010-0013-00 (PID#412841) AS PER DEED #22145 PG 34 FILED 10-28-2016. *RV VERIFIED VALUE CC 12/20/2017"
**AGENDA ITEM**

**EXECUTIVE SUMMARY**

Meeting Date: **05/02/2018**

**Agenda Item:**
Consider and possible action to approve a refund of property taxes paid by Steel Tek Enterprises on account # 98-4900-0010-0010-00.

**Prepared By (Print Name):** Elvia Treviño  
**Title:** Finance Director  
**Signature:**

**Brief Summary:**
This refund request in the amount of $614.94 account # 98-4900-0010-0010-00 (Steel Tek Enterprises) is an adjustment due to a decrease in value in year 2017.

Total amount of refund requested is $614.94. Refunds over $500.00 require Commission approval.

**Funding (if applicable):**
Are funds specifically designated in the current budget for the full amount  

*If no, specify source of funding and amount requested:*

Finance Director’s approval:  

Staff recommends approval of refund.

**City Manager’s approval:**  

**Comments:**

City Attorney’s approval:
MEMORANDUM

TO:          Elvia Trevino
             City of Harlingen
             Harlingen, Texas 78550

FROM:        Aurora Lozano
             TAX OFFICE
             Harlingen, Texas 78550

DATE:        April 4, 2017

RE:          Account #98-4900-0010-0010-00, Metex Enterprises, Inc.

Attached please find a refund of over $500 which will require Commissioner’s approval. Please let this memo serve as a request for this refund to be considered for approval of disbursement on the next Commissioner’s meeting.

The adjustment is due a decrease in value account was split for year “2017”.

Therefore the amount of $614.94 to be refunded to:

Steel Tek Enterprises
2423366 Preston Trail
Harlingen, TX 78552

Should you have any questions regarding this matter, please contact me at (956)428-7999
### Current Property Data as of Supp 13

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**Gain or Loss of Value for:**

| Property: 210459 | Geo: 98-4900-0010-0010-00 |

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</table>

**Change Desc:**

"RV 11/20/2017 M - FOR 2017 SPLIT 19.71 ACRES FROM ACCT# 98-4900-0010-0010-00 (PID#210459) & 4.24 ACRES FROM ACCT# 98-4900-0010-0015-00 (PID#412841) AS PER DEED VL 22146 PG 34 FILED 10-25-2016. RV VERIFIED VALUE-CC 12/20/2017 FEB 1 2 2018

Change Desc:

"RV 11/20/2017 M - FOR 2017 SPLIT 19.71 ACRES FROM ACCT# 98-4900-0010-0010-00 (PID#210459) & 4.24 ACRES FROM ACCT# 98-4900-0010-0015-00 (PID#412841) AS PER DEED VL 22146 PG 34 FILED 10-25-2016. RV VERIFIED VALUE-CC 12/20/2017 FEB 1 2 2018"
AGENDA ITEM
EXECUTIVE SUMMARY

Meeting Date: 05/02/2018

Agenda Item:
Consider and possible action to approve a refund of property taxes paid by CRP 2200 Haine LTD on account # 18-2980-0000-0010-0.

Prepared By (Print Name): Elvia Treviño
Title: Finance Director
Signature: 

Brief Summary:
This refund request in the amount of $6,095.88 account # 18-2980-0000-0010-0 (CRP 2200 Haine LTD) is an adjustment due to a change of value for years 2016 & 2017.

Total amount of refund requested is $6,095.88. Refunds over $500.00 require Commission approval.

Funding (if applicable):
Are funds specifically designated in the current budget for the full amount
for this purpose? 
*If no, specify source of funding and amount requested:

Finance Director’s approval: 

Staff Recommendation:
Staff recommends approval of refund.

City Manager’s approval: 

Comments:

City Attorney’s approval: 
MEMORANDUM

TO: Elvia Trevino  
   City of Harlingen  
   Harlingen, Texas 78550

FROM: Aurora Lozano  
   TAX OFFICE  
   Harlingen, Texas 78550

DATE: March 23, 2018

RE: Account #18-2980-0000-0010-0, CRP 2200 Haine LTD

Attached please find a refund of over $500 which will require Commissioner's approval. Please let this memo serve as a request for this refund to be considered for approval of disbursement on the next Commissioner's meeting.

The enclosed refund request is due to an adjustment. The adjustment is due to a change of value for years "2016-2017".

Therefore the amount of $6,095.88 needs to be refunded to:

   CRP 2200 Haine LTD  
   C/O Wilson & Franco  
   11000 Richmond Ave. Suite 350  
   Houston, Texas 77042

Should you have any questions regarding this matter, please contact me at (956)428-7999
TO THE HONORABLE JUDGE OF SAID COURT:

CAME ON TO BE HEARD CRP 2200 HAINÉ LTD, Plaintiff, and CAMERON APPRAISAL DISTRICT, Defendant, appearing by and through their respective attorneys of record, and announced to the Court that they desire to resolve and settle the matters in controversy, and avoid the trouble, expense and uncertainty of litigation, and have reached an agreement to that effect. Having reviewed the agreements of the parties, the Court is of the opinion that such terms and conditions are well taken and should form the basis of judgment.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED that the following terms agreed to by the parties are entered by the Court as its judgment.

1. The undersigned parties agree to the following terms solely for the purpose of compromising and settling their various claims, each as to the other. This agreement is not intended by either party as an admission of the market value of the subject property, nor shall same be represented by either party as such an admission as to the other.

2. Pursuant to Tex. Tax Code §42.41, Defendant shall revise the 2017 appraisal roll to reflect the following appraised value of the properties described in Plaintiff's pleadings:

<table>
<thead>
<tr>
<th>PROPERTY</th>
<th>APPRAISED VALUE</th>
</tr>
</thead>
<tbody>
<tr>
<td>PID 71916; HARLINGEN- HANEY MEDICAL CAP BLK 1 LOT 1</td>
<td>$2,100,000</td>
</tr>
<tr>
<td>PID 71918; HARLINGEN- HANEY MEDICAL CAP BLK 1 LOT 2</td>
<td>$2,100,000</td>
</tr>
</tbody>
</table>
3. The undersigned parties shall, as soon as possible following execution of this agreement, do, or cause their attorneys to do, whatever is reasonably necessary to effect this agreement, including compliance with the provisions of Tex. Tax Code §§ 42.41 - 42.43.

4. All costs and attorney fees are to be borne by the party incurring same.

5. All other relief not specifically granted herein is denied.

6. This judgment finally disposes of all claims and all parties.

7. Tex. Tax Code §42.43(f) provides that the final judgment in an appeal may designate to whom and where a refund is to be sent. Accordingly, the refund shall be sent to:

__________________________________________

__________________________________________

__________________________________________

__________________________________________

Signed this ______ day of ____________, 2018.

[Signature]

JUDGE PRESIDING

FILED
2017-DCL-06167
March 26, 2018 4:32 pm
ERIC GARZA
CAMERON COUNTY DISTRICT CLERK
BY: Cantu, Jesus

PDF created with pdfFactory Pro trial version www.pdffactory.com
### Appraisal Value Certification

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<td>1,220,494</td>
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<tr>
<td><strong>Land</strong></td>
<td>779,506</td>
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<tr>
<td><strong>Appr/Mkt</strong></td>
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<tr>
<td><strong>CAP</strong></td>
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<td><strong>Assessed</strong></td>
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<table>
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<tr>
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<tbody>
<tr>
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<table>
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**Situs:** 2200 Haine Dr

**Ref ID 2:** HARLINGEN- HANEY MEDICAL CAP BLK 1 LOT 1, 3.5790 ACRES

**Legal:** IHG, SST, CHG, GCC, SD3, SAN, CAD

**Exemptions:** IHG, SST, CHG, GCC, SD3, SAN, CAD

Page 1 of 2
### Appraisal Value Certification

**PropID:** 71916  
**Certification Year:** 2017  
**Supplement number:** 27  
**GeoID:** 18-2980-0000-0010-00  
**Owner:** CRP 2200 HAINE LTD  
**Address:** 823 Congress Ave Ste 600  
**City:** Austin, TX 78701-2647

#### Entity: DRAINAGE DISTRICT #3 (SD3)

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#### Entity: PORT OF HARLINGEN (SAN)

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<td>Impr</td>
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<td>Assessed</td>
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#### Entity: CENTRAL APPRAISAL DISTRICT (CAD)

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<tr>
<td>Land</td>
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GROUP: 274  
SUPP. CODE: 42.41  
REASON: Change value for 2017 as per Section 42.41 of the T.P.T.C. and pursuant to Agreed Judgment 
Cause No. 2017-DCL-06167 HB.

---

**Prepared by:** CAMERON APPRAISAL DISTRICT  
**Address:** PO BOX 1010  
**City:** AMISTAD DR SAN BENITO TX 78586

**Value Certified by:** CHIEF APPRAISER

---

Hector Briones, RPA - Real Estate Manager  
4/12/2018 1:02:33PM

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Page 2 of 2
## Appraisal Value Certification

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### Legal:
HARLINGEN- HANEY MEDICAL CAP BLK 1 LOT 1. 3.5790 ACRES

### Entities:
IHG, SST, CHG, GCC, SD3, SAN, CAD

### Exemptions:

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<td></td>
</tr>
<tr>
<td>Taxable</td>
<td>1,400,000</td>
<td></td>
</tr>
</tbody>
</table>

| **SOUTH TEXAS I.S.D (SST)**              |           |        |
| Impr                                    | 620,494   | 620,494|
| Land                                    | 779,506   | 779,506|
| Appr/Mkt                                | 1,400,000 | 1,400,000|
| CAP                                     | 0         |        |
| Assessed                                | 1,400,000 |        |
| Taxable                                 | 1,400,000 |        |

| **CITY OF HARLINGEN (CHG)**              |           |        |
| Impr                                    | 620,494   | 620,494|
| Land                                    | 779,506   | 779,506|
| Appr/Mkt                                | 1,400,000 | 1,400,000|
| CAP                                     | 0         |        |
| Assessed                                | 1,400,000 |        |
| Taxable                                 | 1,400,000 |        |

| **CAMERON COUNTY (GCC)**                 |           |        |
| Impr                                    | 620,494   | 620,494|
| Land                                    | 779,506   | 779,506|
| Appr/Mkt                                | 1,400,000 | 1,400,000|
| CAP                                     | 0         |        |
| Assessed                                | 1,400,000 |        |
| Taxable                                 | 1,400,000 |        |
Appraisal Value Certification

PropID: 71916
Certification Year: 2016
Supplement number: 41
GeoID: 18-2980-0000-00/0-00
Owner: CRP 2200 HAIINE LTD
823 Congress Ave Ste 600
Austin, TX 78701-2647

Entity: DRAINAGE DISTRICT #3 (SD3)
Impr: 620,494
Land: 779,506
Appr/Mkt: 1,400,000
CAP: 0
Assessed: 1,400,000
Taxable: 1,400,000

Entity: PORT OF HARLINGEN (SAN)
Impr: 620,494
Land: 779,506
Appr/Mkt: 1,400,000
CAP: 0
Assessed: 1,400,000
Taxable: 1,400,000

Entity: CENTRAL APPRAISAL DISTRICT (CAD)
Impr: 620,494
Land: 779,506
Appr/Mkt: 1,400,000
CAP: 0
Assessed: 1,400,000
Taxable: 1,400,000

SUSP_CODE: 42.41
GROUP: 274
REASON: Change value for 2016 as per Section 42.41 of the T.P.T.C. and pursuant to Agreed Judgment Cause No. 2016-DCL-05033-1 HB.

VALUE CERTIFIED BY: Hector Briones, RPA - Real Estate Manager
4/12/2018 11:06:32 AM

CHIEF APPRAISER

Page 2 of 2
AGENDA ITEM
EXECUTIVE SUMMARY

Meeting Date: May 2, 2018

Agenda Item:
Public hearing and take action to consider an Ordinance on First Reading authorizing the closing, vacating, transferring, and abandonment of a 0.189 acre tract of land being an unopened 60 ft. road right-of-way within the original Credit Union Subdivision, located between Grimes Avenue and Austin Avenue west of Loop 499, and authorizing the Mayor to execute a quit claim deed and/or release of right-of-way and convey to the RGV Credit Union. Applicant: Dustin Moore of Moore Land Surveying, LLC, c/o Allyson Morrow of RGV Credit Union.

Prepared By: Rodrigo Davila, CPM
Title: Planning and Development Director
Signature:

Brief Summary:

Project Timeline

• February 14, 2018 – Letter requesting abandonment submitted to the City; application deemed incomplete pending submittal of letters from required utility companies and appraisal report. (ATTACHMENT I AND II).
• March 21, 2018 – Appraisal report is submitted; application deemed incomplete pending submittal of letters from utility companies.
• April 5, 2018 - Required utility letters submitted; application deemed complete.
• April 16, 2018 - In accordance with State and Local Statute, notice of public hearing for abandonment published in the Valley Morning Star, and mailed to all property owners within.
• May 2, 2018 - Public hearing and consideration of requested abandonment via 1st Ordinance Reading scheduled before the City Commission.
• May 16, 2018 - Pending approval of 1st Ordinance Reading, consideration of approval of 2nd Ordinance Reading scheduled before the City Commission.

Summary

• The applicant is requesting the abandonment of an unopened 60 ft. wide road right-of-way located within the original Credit Union Subdivision to allow for a proposed three lot commercial subdivision (ATTACHMENT II AND III).

• The subject right-of-way is 60 feet wide by 137.5 feet deep. The right-of-way is currently unopened. There is an existing commercial building on the subject property north of the said right-of-way. According to the Harlingen Comprehensive Plan, One Vision One Harlingen Long Range Thoroughfare Plan, there are no plans to construct a road within the existing 60 ft. road right-of-way. A proposed road within the said 60 ft. right-of-way is also not feasible since the area to the east is developed with an apartment complex, and the area to the west is developed with an apartment complex and residential lots. (ATTACHMENT III-V).
• The requested right-of-way abandonment has been reviewed and approved by the City Engineer. The City Engineer has no objection to the abandonment of the 60 ft. right-of-way (ATTACHMENT VI). The appropriate utility companies have also reviewed and approved the requested abandonment (ATTACHMENT VII).

• The market value of the subject right-of-way as determined by the appraisal is $4,400 (ATTACHMENT VIII).

<table>
<thead>
<tr>
<th>Funding (if applicable):</th>
</tr>
</thead>
<tbody>
<tr>
<td>Are funds specifically designated in the current budget for the full amount</td>
</tr>
<tr>
<td>*If no, specify source of funding and amount requested:</td>
</tr>
<tr>
<td>Finance Director’s approval:</td>
</tr>
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</table>

<table>
<thead>
<tr>
<th>Staff Recommendation:</th>
</tr>
</thead>
<tbody>
<tr>
<td>Staff recommends approval of the abandonment.</td>
</tr>
</tbody>
</table>

| City Manager’s approval: | Yes | No | N/A |

| Comments: |

| City Attorney’s approval: | Yes | No | N/A |
Mr. Albert Molina  
Harlingen Planning and Zoning Dept.  
502 E. Tyler Ave.  
Harlingen, TX 78550

RE: ROW ABANDONMENT FOR “SKYLINE PHASE II-RGVCU SUBDIVISION”

February 7, 2018

Mr. Molina:

On behalf of our clients and in conjunction with the subdivision plat for the “Skyline Phase II-RGVCU Subdivision”, Moore Land Surveying, LLC would like to request the abandonment of a 60’ ROW within the original Credit Union Subdivision Plat concurrent with the approval of the final plat for the referenced new subdivision.

Enclosed are response letters from all applicable utility companies that might have an interest in the ROW as well as a survey and metes and bounds of the proposed ROW to be abandoned.

Should you have any questions feel free to contact myself at 956-245-4651.

Respectfully,

[Signature]

Quinn Moore  
Moore Land Surveying, LLC
## RIGHT-OF-WAY ABANDONMENT SUBMITTAL CHECKLIST

Please submit the following items. The project cannot be reviewed for compliance unless all applicable items have been submitted and are complete.

Submit

- Letter requesting abandonment.
- Survey/Map of the area affected by abandonment
- Letters from all appropriate utility companies (i.e. HWWS, AEP, Time Warner Cable, Magic Valley Electric, Texas Gas Service, AT&T, Irrigation District and Drainage District)
- Recording instrument along with a metes and bounds description.

**Important Notes**

- I understand the right-of-way abandonment is reviewed by appropriate City departments after a complete submittal. It will not be scheduled for City Commission unless all items on this list are completed.
- I understand that in accordance with State and local statute, notice of public hearing for abandonment is advertised in local newspaper.
- I understand that a Public hearing and two ordinance readings are required before City Commission.
- I understand that while all requirements for submittal of the right-of-way abandonment request may be complete, the City Commission is the sole authority for the consideration and approval or denial of the request.

---

Applicant: District name: __________________________ Date: 2/14/13

Applicant Address: 2303 caddell dr, nampa, id 7417

Phone/Fax: 956-245-4651

Signature: __________________________
Attachment III

SURVEY PLAT
OF
SKYVIEW TERRACE SUBDIVISION

LOT 1
LOT 2
LOT 3
CREDIT UNION
LOT 1

RELIEF OF ACREAGE
SUBDIVISION

8.50 ARES

PLAN CHECKED
D. A. Walker, P.E.
October 1981

SURVEY PLAT
HAROLD LANE AND OTHER COMPANY SUBDIVISION

form revised 04/29/09
April 12, 2018

Mr. Rodrigo Davila, Planning & Development Director
Planning & Development Department
502 E. Tyler Ave.
Harlingen, Texas 78550

Skyline Phase II - RGVCU Subdivision 60' R.O.W. Abandonment

Dear Mr. Davila:

The engineering department has no objection to the abandonment of the 60-foot Right of Way (R.O.W.). As per the City of Harlingen thoroughfare plan, there are no plans to construct a road within the 60-foot R.O.W. and it lies within an inaccessible area surrounded by apartment buildings. I recommend abandonment of the 60' R.O.W with the following conditions:

1. Verification of a clear title for the property
2. No monies are owed to the City of Harlingen for the property
3. City Council / Legal Department approval may be required

If you have any questions, please feel free to contact me at (956) 216-5223 or via email at plongoria@myharlingen.us.

Sincerely,

Peterino N. Longoria, PE, CFM
City Engineer/Assistant Public Work Director
February 1, 2018

Dustin Moore
Moore Land Surveying, LLC
2309 Lakeshore Drive
Harlingen, TX 78552

RE: ROW Abandonment for SKYLINE PHASE II-RGVCU SUBDIVISION, Harlingen, TX

Dear Mr. Moore:

This letter is to inform you that Texas Gas Service, a Division of ONE Gas, Inc. has reviewed the request to abandon a 80' ROW within the "Skyline Phase II-RGVCU Subdivision", as shown and highlighted on sheets 2, 3, & 4 of your request, dated January 3, 2018.

Texas Gas Service has a 2-inch gas main that runs within the 30' city of Harlingen ROW and is not in conflict with the proposed abandonment. We have attached a location map of our gas system in this area.

Should you have any questions or require further information, do not hesitate to contact Miguel Martinez at (956) 444-3966 or email at Miguel.Martinez@onegas.com.

Sincerely,

[Signature]

Rene C. Casares, PE
Texas Gas Service - Engineering Manager
SKYLINE PHASE II - RGVCU SUBDIVISION ROW ABANDONMENT

2 messages

DUSTIN MOORE <d.moorelandsurveying@gmail.com>  
Fri, Mar 23, 2018 at 8:31 AM

Jennifer,

Thanks for getting back to me, attached is the letter and map that was sent with the area we're looking to abandon.

If you have any questions let me know.

/R
Dustin Moore
956-245-4651

2 attachments

ROW ABANDONMENT-RGVCU.pdf  789K
FINAL PLAT-R2 (13FEB2018).pdf  814K

SEGURA, JENNIFER <jc8642@att.com>  
Mon, Mar 26, 2018 at 2:07 PM

Per our records we do not have any cable in this location. AT&T has no easing the easement.

Jennifer Segura
AT&T
Mgr OSPE
401 E Van Buren Ave 2nd Flr
ofc 956-421-7308
cell 956-286-7131
jc8642@att.com

AT&T

form revised 04/29/09
January 11, 2018

Dustin Moore
Moore Land Surveying, LLC
2309 Lakeshore Dr.
Harlingen, TX 78552

RE: R.O.W. abandonment for Skyline Phase II – RGVCU Subdivision

Mr Moore:

In reply to your request for the abandonment of a 60 foot Road R.O.W. dedication, Harlingen Waterworks has no objection to the abandonment of the 60 foot Road R.O.W. dedication as shown on the original recorded plat of Credit Union Subdivision recorded in Cabinet 1 Page 29B of the Map of Records of Cameron County, Texas.

Sincerely,

Mark Jasper
Engineering Department
February 9, 2018

Dustin Moore
MOORE LAND SURVEYING, LLC,
On behalf of your clients:
RGVCU-Missy Morrow &
Mason & Co. Realty-Thomas Mason
2309 Lakeshore Drive
Harlingen, TX 78586

RE: 60 Foot Road R.O.W

Dear Moore,

AEP Texas Inc. (AEP) has reviewed your request to abandon a 60 Foot Road R.O.W located on the property within the original CREDIT UNION PLATTED PROPERTY HARLINGEN, CAMERON COUNTY, TEXAS and more particularly described as CREDIT UNION SUBDIVISION, per map or plat recorded in Cabinet 1, Page 29-B, map records of Cameron County, Texas.

AEP has determined there are no underground electrical distributions and associated facilities within the 60 Foot Road R.O.W area. Therefore AEP has no interest and does hereby relinquish any right to any future use of the designated 60 Foot Road R.O.W located within the aforementioned property.

AEP Texas Inc. does not hereby abandon any other easements on the property it might have obtained thru other means.

Please do not hesitate to contact AEP if you have further questions at (956) 361-2022 or (956) 283-2351.

Sincerely,

AEP TEXAS INC.

Francisco R. Gonzalez
Right-of-Way Agent
Rio Grande Valley District
Skyline Phase II-RGVCU Subdivision ROW Abandonment

2 messages

DUSTIN MOORE <d.moorelandsurveying@gmail.com>  
To: tmclemore@hidcc1.org

Tom,

Attached is the letter that was sent in regards to the abandonment of the 60' ROW behind the old Teacher's Credit Union. It's a ROW island in the middle bottom of the attached plat. We'll just need a letter from the District stating that they have no utilities in it and no objections to its abandonment.

If you have any questions let me know.

Thanks,
Dustin Moore

2 attachments

- HID.docx 16K
- FINAL PLAT-R.pdf 798K

Tom McLemore <tmclemore@hidcc1.org>  
To: DUSTIN MOORE <d.moorelandsurveying@gmail.com>  
Cc: Daniel Villafranco <danielvillafranco@hidcc1.org>

Thu, Feb 8, 2018 at 3:07 PM

The District has no problem with the abandonment of the easement. We will address it at the board meeting when we approve the plat.

Thank you,

Tom McLemore
General Manager
Harlingen Irrigation District
www.hidcc1.org
301 E. Pierce
Harlingen, TX 78550
Tel: 956-423-7015
Fax: 956-423-3178
Mobil: 956-367-6599

2-7-18
See Attached Appraisal Report for Subject ROW
A Restricted Appraisal

of

A Right-of-Way

Located at

South Side of Grimes Road- East of 27th Street
Harlingen, Texas

Prepared for
City of Harlingen

by

Scroggin Appraisal Services
Commercial & Residential Real Estate Appraisal
1101 Vine Avenue, Ste A, McAllen, TX 78501 (956) 668-7478 (956) 668-1728 FAX

Clark Scroggin
Texas General Real Estate Appraiser Certification #1327321-G

Effective Date of Appraisal
February 27, 2018
Subject Property:
S.S. of Grimes Rd- E. of 27th St, Harlingen, TX

Photographs of the Subject Property

Aerial View (not to scale)
**Subject Property:**
S.S. of Grimes Rd- E. of 27th St, Harlingen, TX

---

**Scroggin Appraisal Services**
Commercial & Residential Real Estate Appraisal

---

**1101 Vine Avenue, Ste. A, McAllen, TX 78501  (956) 668-7478  (956) 668-1728 FAX**

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**RESTRICTED APPRAISAL REPORT**

| Client (Intended User) | Mr. Joel Olivo  
Planning and Zoning Manager  
City of Harlingen  
502 E. Tyler Avenue  
Harlingen, TX 78550 |
<table>
<thead>
<tr>
<th></th>
<th></th>
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<tbody>
<tr>
<td>Date of Report</td>
<td>March 21, 2018</td>
</tr>
<tr>
<td>Effective Date of Appraisal</td>
<td>February 27, 2018</td>
</tr>
<tr>
<td>Intended Use</td>
<td>Internal Evaluation</td>
</tr>
<tr>
<td>Subject Address</td>
<td>S.S. of Grimes Road- East of 27th Street, Harlingen, Texas</td>
</tr>
<tr>
<td>Legal Description</td>
<td>See Survey</td>
</tr>
<tr>
<td>Owner</td>
<td>City of Harlingen</td>
</tr>
<tr>
<td>Property Interest Appraised</td>
<td>Fee Simple Interest</td>
</tr>
<tr>
<td>Purpose of the Appraisal</td>
<td>To opine a market value estimate of the subject property</td>
</tr>
<tr>
<td>Census Tract</td>
<td>108</td>
</tr>
<tr>
<td>Zoning</td>
<td>Office (O)</td>
</tr>
<tr>
<td>Utilities</td>
<td>Water, Electricity, Sewer</td>
</tr>
<tr>
<td>Flood Zone</td>
<td>X (C)</td>
</tr>
<tr>
<td>Right-of-Way Area</td>
<td>0.1894 Acres; 8,250 Square Feet</td>
</tr>
<tr>
<td>Parent Tract Size</td>
<td>9.53 Net Acres</td>
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<tr>
<td>Market Value Opinion</td>
<td>$4,400</td>
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Subject Property:
S.S. of Grimes Rd- E. of 27th St, Harlingen, TX

<table>
<thead>
<tr>
<th>Site Improvements-</th>
<th>Multi-Family Residential Improvements (parent tract)</th>
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<tbody>
<tr>
<td>Type of Inspection-</td>
<td>Drive-By Exterior Site Inspection</td>
</tr>
<tr>
<td>Highest and Best Use As Improved-</td>
<td>Current Use with Multi-Family Development of Surplus Land (parent tract)</td>
</tr>
<tr>
<td>As Vacant-</td>
<td>Multi-Family Residential Development (parent tract)</td>
</tr>
<tr>
<td>Marketing Time-</td>
<td>6-12 Months</td>
</tr>
<tr>
<td>Exposure Time-</td>
<td>6-12 Months</td>
</tr>
<tr>
<td>Sales History-</td>
<td>Per Cameron County Deed Records, there are no prior transfers of the subject property in the past three years. No active listing of the subject is found on MLS or Loopnet.</td>
</tr>
</tbody>
</table>
| Scope of Work- | For each appraisal, appraiser review, and appraisal consulting assignment, an appraiser must:  
A. Identify the problem to be solved.  
B. Determine and perform the scope of work necessary to develop credible assignment results.  
C. Disclose the scope of work in the report. |

Problem Identification
The client (and any other intended users) for this appraisal report is stated earlier in this report, who engaged the appraiser to provide an opinion of market value for the subject of this report. No other user of this report is authorized by the appraiser. The intended use of this appraisal is for internal evaluation in conjunction with a selling decision. The uses that this appraisal is not authorized to be used for include, but are not limited to; determining insurable value, estate planning, real estate tax assessment protest, divorce, partnership dissolutions.

Definition of Market Value
The following is the basis for which the determination of market value is established for the subject property. In addition, these factors are used for the selection of comparable sales in the Sales Comparison Approach.

"The price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

City of Austin v. Cannizzo, 267 S.W. 2d 808 (Tex 1954)

Determination of Scope of Work
The effective date of the appraiser's opinions and conclusions is stated earlier in this report. The subject of this assignment and its relevant characteristics and assignment conditions (extraordinary assumptions, hypothetical conditions, or other conditions that affect the scope of work) are expressed herein. There are no unusual property or assignment conditions which would affect the scope of work of this assignment. The subject property is a right-of-way in the interior of a multi-family residential tract. Based on the intended use of the appraisal, the non-complexity of the subject property, and the prevalence of comparable sales, a credible opinion of value can be rendered utilizing the sales comparison approach only. The appraiser is valuing the land utilizing the "across the fence" methodology whereby the land is valued at the highest and best use of the...
parent tract as of the effective appraisal date. The cost approach and income approach are not applicable.

**Disclosure of Scope of Work Undertaken**

The appraiser has determined that a credible opinion of value can be rendered utilizing the sales comparison approach only. The appraiser has identified the characteristics of the subject property that are relevant to the type and definition of value and intended use of the appraisal. This has been accomplished by examining appraisal district records, the subdivision plat map, applicable zoning maps and regulations, and a search of deed records. The appraiser has made a physical site inspection of the subject property. The appraiser has researched appraisal district records and online deed records in search of any prior sales of the subject in the past 3 years, and reported such findings. The appraiser has made the necessary research to determine the highest and best use of the subject property. This research includes, but is not necessarily limited to, zoning regulations, economic trends, supply and demand analysis. In development of the sales comparison approach, the appraiser has researched comparable land sales and active listings. This research includes a thorough search of the Multiple Listing Service and Loopnet for active listings and closed sales within a reasonable time frame in the subject area.

**It should be noted that the inventory of recent, relevant comparable land sales is extremely limited.**

**Jurisdictional Exception**

Jurisdictional Exception is defined in the Uniform Standards of Professional Appraisal Practice (2014-2015 Edition) as an assignment condition established by applicable law or regulation which precludes an appraiser from complying with a part of USPAP. Project impact/influence is disregarded in the appraisal of the subject whole property. This is a departure from Standards Rule 1-4(f), which states that “when analyzing anticipated public or private improvements, located on or off the site, an appraiser must analyze the effect on value, if any, of such improvements to the extent they are reflected in market actions.” (U-20, Lines 618-620). This report has been prepared in such a manner that any market influences projected by the proposed development shall not be taken into consideration.

**Environmental Statement**

An environmental assessment of the subject property is beyond the scope of this report. Any reference to environmental issues indicates our research into the environmental aspects of affecting the market and is not to be construed as an opinion regarding specific issues concerning the subject property unless otherwise noted in this report. If there are any environmental concerns whatsoever, the client is urged to retain an expert in that field.

No indications of adverse environmental conditions were observed by the appraiser at the property inspection.
Subject Property:
S.S. of Grimes Rd - E. of 27th St, Harlingen, TX

Survey
Subject Property: S.S. of Grimes Rd. E. of 27th St, Harlingen, TX

Flood Map

Map Legends
- Moderate to Low Risk Areas
- Low Risk Areas
- High Risk Areas
- COBRA

- Undetermined flood hazard (possible flooding)
- Coastal Barrier Resources System Area
- ACF = Annual Chance of Flooding

Null
- Property
- Points of Interest
- Property

Scroggin Appraisal Services
### Comparable Land Sale 1

**Subject Property:**
S.S. of Grimes Rd- E. of 27th St, Harlingen, TX

<table>
<thead>
<tr>
<th>MLS #: A46474S (Sold)</th>
<th>List Price: $1,000,000</th>
<th>00 HALE AVE, HARLINGEN, TX 78550</th>
</tr>
</thead>
<tbody>
<tr>
<td>Sold Price: $1,000,000</td>
<td>Sold Date: 10/14/2014</td>
<td>Financing: Cash</td>
</tr>
<tr>
<td>Selling Office Name: NON MEMBER OFFICE (# 142)</td>
<td>Selling Agent Name: NON MEMBER (# 1)</td>
<td></td>
</tr>
<tr>
<td>Seller Concessions: No</td>
<td>Lot: 182, San Benito Lane &amp; Water Subdivision</td>
<td></td>
</tr>
<tr>
<td>Lender: None- Cash Sale</td>
<td>Topography: Flood Plain, Level</td>
<td></td>
</tr>
<tr>
<td>Repairs: No</td>
<td>Street Type: Paved</td>
<td></td>
</tr>
<tr>
<td>Sold Comments: n/a</td>
<td>Water Comments:</td>
<td></td>
</tr>
</tbody>
</table>

**Grid:** 321A2  
**Tax ID Number:** 23-0680-1820-0030-00  
**Base Taxes:** $321.70  
**Tax Year:** 2011

**Legal Description:** Lot C & D, Block 182, San Benito Lane & Water Subdivision

**Community Amenities:** Curb & Gutter, Other-See Remarks

**Location Features:** Other-See Remarks

**Improvements:** None

**Fence Type:** None  
**Street Type:** Paved

**Irrigation/Wtr Rght:** Yes  
**Irrigation District:** H & CCID #9

**Leased (Rent/Share):** Yes  
**Lease Expire Date:** 8/31/2012

**Utilities:** Other-See Remarks  
**Public Water:**

**Documents on File:** None  
**Proposed Financing:** Cash  
**Showing Instructions:** |

**CSO:** 2.5  
**Agreement Type:** Agency, Exclusive  
**Var Comm:** Yes

**Corp/REO:** No  
**Terms Offered:** Cash to Seller

**Sellers:**
- **Sellers:** Mary Ann Shipp Sonnenburg Revocable Trust
- **Sellers:** Other

**Directions:** From Ed Carey Drive, turn west on Hale. Proceed through the stop sign at Camelot Drive and continue going west. This property will be on your left just past Victoria Drive.

**Remarks:** 41.21 acres in the heart of Harlingen's medical community with very close proximity to Expressway 77/83. This property is valued at 1.3 million with the appraisal district, but is currently being farmed and owner pays taxes on ag value. Retama Manor is to the west, Harlingen Medical Center to the south, Camelot and Canterbury Court to the southwest, as well as many other medical offices. Priced at approximately $55 per square foot, it is ripe for development. Flood zone is A1. Railroad tracks on the north side. There is a drainage ditch on south side along Hale Drive. Entrance and viewing of the acreage is at the end (west) of Hale.

**Agent:**
- **Agent:** Lolly Burns

**Contact:** (956) 873-2686

**Mail Address 1:** 322 E. Tyler

**Designated Broker Name:** Lolly Burns

**Mail City:** Harlingen

**Mail State:** TX

**Main:** 78550

**Other:**
- **Information Herein Deemed Reliable but Not Guaranteed**

**MLS #: A46474S**
**Comparable Land Sale 2**

<table>
<thead>
<tr>
<th>MLS #: A297031045 (Sold)</th>
<th>List Price: $416,487</th>
<th>1 Mi S ED CAREY DR, HARLINGEN, TX 78550</th>
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</thead>
<tbody>
<tr>
<td>Sold Price: $365,000</td>
<td>Sold Date: 1/12/2017</td>
<td>Financing: Cash</td>
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<tr>
<td>Selling Office Name: BAHNMAN REALTY, INC. (#2)</td>
<td>Selling Agent Name: CONNIE DE LA GARZA (#200)</td>
<td></td>
</tr>
<tr>
<td>Seller Concessions: No</td>
<td>Sold Concession Amnt: $0</td>
<td></td>
</tr>
<tr>
<td>Lender: None- Cash Sale</td>
<td>Non Realty Items: No</td>
<td></td>
</tr>
<tr>
<td>Repairs: No</td>
<td>Buyer Closing Cost/Prepays: No</td>
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</tr>
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</table>

**Sold Comments:**

- **Unit/Suite/Lot #:** 1500 (FM 801)
- **Type:** Commercial, Residential
- **Single Family, Residential Multi-Family, Unimproved**
- **Suitable Use:** Commercial, Residential, Subdevelopment, Other
- **Topography:** Level
- **Crops:** Natural Pasture
- **Access:** City Street, FM Road
- **Ag Value:** No

**Grid:** 320/D-4  
**Tax ID Number:** 88-1920-0950-0100-00  
**Base Taxes:** $3067.00  
**Tax Year:** 16

**Legal Description:** 15.145 acres out of Block 95, Lon C. Hill

**Location Features:** Corner Lot

**Improvements:** None

**Irrig/Wtr Right:** Yes  
**Water Comments:** City

**Water Supplier:** City  
**Irrigation District:** Harlingen ID #1

**Leased (Rent/Share):** N/A  
**Lease Expire Date:**

<table>
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<tr>
<th>Utilities:</th>
<th>City</th>
<th>Electricity, Gas, Public Water, Sewer</th>
<th>Water/Sewer: Public Water Available, Sewer Not Connected</th>
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<tbody>
<tr>
<td>Display on Internet: Yes</td>
<td>Display Address: Yes</td>
<td>Allow AVM: Yes</td>
<td>Allow Comments: Yes</td>
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<tr>
<td>Orig LP: $989,575</td>
<td>List Dt: 11/10/2016</td>
<td>Expd Dt: 11/14/2017</td>
<td>Dom: 64</td>
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<tr>
<td>MLS #: A29703104S (Sold)</td>
<td>MLS #: A29703104S (Sold)</td>
<td>MLS #: A29703104S (Sold)</td>
<td>MLS #: A29703104S (Sold)</td>
</tr>
</tbody>
</table>

**CSO: 3 Agreement Type:** Right to Sell, Exclusive  
**Var Comm:** Yes

**ComPLREO:** Yes  
**Terms Offered:** Cash/Conventional

**Seller 1:** JJS Investments, L.P.  
**Seller 2:**

**Directions:** From Intersection of US Exp’y 77/83 and Ed Carey Dr. go South 1 Mile, on SW corner Ed Carey & Morris Rd

**Remarks:** Excellent 15.145 acres tract with paved frontage on Ed Carey Dr. (about 905 ft) and Morris Rd (about 657 ft) with all city utilities available. Perfect apartment site, residential or patio home subdivision

**Agent Remarks:** Tracts second CCAD Ac# is 88-1920-0950-0100-00 Metes and Bounds of both tracts and survey in office files.

**Listig Office:** BAHNMAN REALTY, INC. (#2)  
**Listing Agent:** CONNIE DE LA GARZA (#200)

<table>
<thead>
<tr>
<th>Listing Office #:</th>
<th>Listing Agent #:</th>
<th>License #:</th>
</tr>
</thead>
<tbody>
<tr>
<td>503 E. Harrison, Harlingen</td>
<td>CONNIE DE LA GARZA (#200)</td>
<td>License #:</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Mail Address:</th>
<th>Mail City:</th>
<th>Mail State:</th>
<th>Mail Zip Code:</th>
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</thead>
<tbody>
<tr>
<td>503 E Harrison</td>
<td>Harlingen</td>
<td>TX</td>
<td>78550</td>
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</table>

**Other:**

<table>
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<tr>
<th>Co-Listing Office:</th>
<th>Co-Mailing Address:</th>
<th>Co-Mailing City:</th>
<th>Co-Mailing State:</th>
<th>Co-Mailing Zip Code:</th>
<th>Co-Mail:</th>
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<tbody>
<tr>
<td>BAHNMAN REALTY, INC. (#2)</td>
<td>503 E Harrison</td>
<td>Harlingen</td>
<td>TX</td>
<td>78550</td>
<td>(956) 423-3488</td>
</tr>
</tbody>
</table>

**Supervisor License #:** 172258

**Co-Listing Agent:** LISA DE LA GARZA (#166)  
**Co-Agent Email:** lisa@bahmanrealty.com  
**Co-Contact #:** (956) 873-0511  
**License Number:** 0490948

**Co-Mailing Address:**

<table>
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<tr>
<th>Co-Mailing Address:</th>
<th>Co-Mailing City:</th>
<th>Co-Mailing State:</th>
<th>Co-Mailing Zip Code:</th>
<th>Co-Mail:</th>
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</thead>
<tbody>
<tr>
<td>503 E Harrison</td>
<td>Harlingen</td>
<td>TX</td>
<td>78550</td>
<td>(956) 423-3488</td>
</tr>
</tbody>
</table>

Information Herein Deemed Reliable but Not Guaranteed

**MLS #: A297031045**

https://next.navicams.net/245/Expanded/Single  
Page 1 of 1
## Comparable Land Sale 3

**MLS #: A47988S (Sold)**

**List Price:** $99,900

**Sold Price:** $45,554  
**Sold Date:** 7/31/2013  
**Financing:** Cash

**Selling Office Name:** RE/MAX 1ST CHOICE (#71)  
**Selling Agent Name:** SUE ANN TAUBERT (Removed) (#57)

**Lender:** Non- Realty Items: No  
**Non Realty Items $:** Non Allowables/VA: No  
**Investor:** No

**Sold Comments:**

<table>
<thead>
<tr>
<th>Unit/Suite/Lot #:</th>
<th>Type: Improved</th>
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<tbody>
<tr>
<td>Topography:</td>
<td>Other-See Remarks</td>
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<td>Access:</td>
<td>City Street</td>
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<td>Ag Value:</td>
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<td>Grid:</td>
<td>291.A1</td>
</tr>
<tr>
<td>Tax ID Number:</td>
<td>18-4040-1020-0080-00</td>
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<tr>
<td>Legal Description:</td>
<td>Harlingen Land &amp; Water Co Subdivision Pt E 20 Blk 102</td>
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<tr>
<td>HOA Fees:</td>
<td>$0</td>
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<tr>
<td>HOA Frequency:</td>
<td>Community Amenities: None</td>
</tr>
<tr>
<td>Location Features:</td>
<td>Mature Trees</td>
</tr>
<tr>
<td>Improvements:</td>
<td>None</td>
</tr>
<tr>
<td>Access:</td>
<td>City Street</td>
</tr>
<tr>
<td>Irrigation Dist.:</td>
<td>None</td>
</tr>
<tr>
<td>Utilities:</td>
<td>Electricity, Private Water, Septic</td>
</tr>
<tr>
<td>Water/Sewer:</td>
<td>City Sewer, Septic</td>
</tr>
<tr>
<td>Documents on File:</td>
<td>Legal Description</td>
</tr>
<tr>
<td>Proposed Financing:</td>
<td>Cash, Conventional</td>
</tr>
<tr>
<td>Possession:</td>
<td>Negotiable</td>
</tr>
<tr>
<td>Agreement Type:</td>
<td>Right to Sell, Exclusive</td>
</tr>
<tr>
<td>Terms Offered:</td>
<td></td>
</tr>
<tr>
<td>Corr/REO:</td>
<td>No</td>
</tr>
<tr>
<td>Seller 1: Cleve Rambo Jr. Estate</td>
<td></td>
</tr>
<tr>
<td>Seller 2: c/o Erin Rambo</td>
<td></td>
</tr>
<tr>
<td>Directions: From Morgan Blvd turn onto Vinson, Property is on left</td>
<td></td>
</tr>
<tr>
<td>Remarks: Corner lot with development potential, no value is give to house sitting on property</td>
<td></td>
</tr>
<tr>
<td>Agent Remarks: According to city planning and zoning this property is zoned multi family</td>
<td></td>
</tr>
<tr>
<td>Advertisement Feed:</td>
<td></td>
</tr>
<tr>
<td>Display on Internet: Yes</td>
<td></td>
</tr>
<tr>
<td>Display Address: Yes</td>
<td></td>
</tr>
<tr>
<td>Allow AVM: No</td>
<td></td>
</tr>
<tr>
<td>Allow Comments: No</td>
<td></td>
</tr>
<tr>
<td>Orig LP: $99,900</td>
<td></td>
</tr>
<tr>
<td>List Dt: 11/23/2012</td>
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<tr>
<td>Expn Dt: 11/15/2013</td>
<td></td>
</tr>
<tr>
<td>CntntrDt: 5/18/2013</td>
<td></td>
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<tr>
<td>DOM: 251</td>
<td></td>
</tr>
<tr>
<td>MLS (Assoc. Lic. Supvr.):</td>
<td></td>
</tr>
<tr>
<td>Designated Broker Name:</td>
<td></td>
</tr>
<tr>
<td>Broker License #:</td>
<td></td>
</tr>
<tr>
<td>Listing Office: RE/MAX 1ST CHOICE (#71)</td>
<td></td>
</tr>
<tr>
<td>Listing Agent: SUE ANN TAUBERT (Removed) (#57)</td>
<td></td>
</tr>
<tr>
<td>Mail Address 1: 612 NOLANA LOOP</td>
<td></td>
</tr>
<tr>
<td>Mail City: MCALLEN</td>
<td></td>
</tr>
<tr>
<td>Mail State: TX</td>
<td></td>
</tr>
<tr>
<td>Mail Zip Code: 78502</td>
<td></td>
</tr>
<tr>
<td>Main: (888) 666-8860</td>
<td></td>
</tr>
<tr>
<td>Other: (956) 686-8536</td>
<td></td>
</tr>
</tbody>
</table>

Information Herein Deemed Reliable but Not Guaranteed

**MLS #: A47988S**
Subject Property:
S.S. of Grimes Rd- E. of 27th St, Harlingen, TX

Comparable Land Sales Map
### Comparable Land Sales Adjustment Grid

<table>
<thead>
<tr>
<th>Land Sale Number</th>
<th>Subject</th>
<th>Land Sale 1</th>
<th>Land Sale 2</th>
<th>Land Sale 3</th>
</tr>
</thead>
<tbody>
<tr>
<td>Address</td>
<td>Grimes Ave &amp; 27th Street</td>
<td>S. Ed Carey Drive</td>
<td>226 E. Vinson Avenue</td>
<td></td>
</tr>
<tr>
<td>City</td>
<td>Harlingen</td>
<td>Harlingen</td>
<td>Harlingen</td>
<td></td>
</tr>
<tr>
<td>County</td>
<td>Cameron</td>
<td>Cameron</td>
<td>Cameron</td>
<td></td>
</tr>
<tr>
<td>State</td>
<td>Texas</td>
<td>Texas</td>
<td>Texas</td>
<td></td>
</tr>
<tr>
<td>Highest &amp; Best Use Acres</td>
<td>MFR Development 9.530</td>
<td>Mixed-Use Development 41.210</td>
<td>SFR Sub-Development 15.145</td>
<td>MFR Development 1.949</td>
</tr>
<tr>
<td>Shape</td>
<td>Rectangular Tendencies</td>
<td>Rectangular Tendencies</td>
<td>Rectangular</td>
<td>Rectangular</td>
</tr>
<tr>
<td>Flood Zone</td>
<td>C</td>
<td>A</td>
<td>C</td>
<td></td>
</tr>
<tr>
<td>Legal Sale Price</td>
<td>N/A</td>
<td>$1,000,000</td>
<td>$165,000</td>
<td>$49,554</td>
</tr>
<tr>
<td>Sale Date</td>
<td>October-14</td>
<td>January-17</td>
<td>July-13</td>
<td></td>
</tr>
<tr>
<td>Sale Price/Acre</td>
<td>N/A</td>
<td>$24,766</td>
<td>$24,100</td>
<td>$23,373</td>
</tr>
<tr>
<td>Cost of Sale Adjustment</td>
<td>N/A</td>
<td>$24,766</td>
<td>$24,100</td>
<td>$23,373</td>
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<tr>
<td>Adjust. Price/Acre</td>
<td>N/A</td>
<td>$0.00</td>
<td>$0.00</td>
<td>$0.00</td>
</tr>
<tr>
<td>Net Percent Adjustment</td>
<td>0%</td>
<td>0%</td>
<td>0%</td>
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<tr>
<td>Net Adjustment per Acre</td>
<td>$0.00</td>
<td>$0.00</td>
<td>$0.00</td>
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<tr>
<td>Adjusted Sale Price/Acre</td>
<td>$24,766</td>
<td>$24,100</td>
<td>$23,373</td>
<td></td>
</tr>
</tbody>
</table>

#### Subject Property: S.S. of Grimes Rd. E. of 27th St, Harlingen, TX

**Subject Value Conclusion**

- 0.1894 Acres @ $23,000/Acre - $4,356
- ROUNDED - $4,400

Scroggin Appraisal Services
Limiting Conditions and Assumptions:

1) No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2) The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3) Responsible ownership and competent property management are assumed.
4) The information furnished by others is believed to be reliable. However, no warranty is given for its accuracy.
5) All engineering is assumed to be correct. The plot plans and illustrative material in the report are included only to assist the reader in visualizing the property.
6) It is assumed that there are no hidden or unknown conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7) It is assumed that there is full compliance with all applicable federal, state, and local environmental regulations and laws unless noncompliance is stated, defined, and considered in the appraisal report.
8) It is assumed that all applicable zoning and use regulations and restrictions have been complied with, unless a nonconformity has been stated, defined, and considered in the appraisal report.
9) It is assumed that all required licenses, certificates of occupancy, consents, or other legislative or administrative authority from any local, state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in the report is based.
10) It is assumed that the utilization of the land and improvements is within the boundaries of property lines of the property described and that there is no encroachment or trespass unless noted in the report.
11) The distribution, if any, of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
12) Possession of the report, or a copy thereof, does not carry with it the right of publication.
13) The appraiser, by reason of the appraisal, is not required give further consultation, testimony, or be in attendance in court with 1 previously been made.
14) Neither all nor any part of the contents of the report shall be disseminated to the public through advertising, public relations, news, sales, or other media without prior written consent and approval of the appraiser.
15) Unless otherwise stated in this report, the existence of hazardous material, which may or may not be present on the subject property, was not observed by the appraiser. The appraiser has no knowledge of the existence of such materials on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation, or other potentially hazardous materials may affect the value of the

Subject Property:
S.S. of Grimes Rd- E. of 27th St, Harlingen, TX
property. The value estimate is predicated on the assumption that there is no such material on or in the property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them.

16) Unless otherwise stated in this report, it is assumed that the subject property complies with all requirements of the Americans with Disabilities Act. The appraiser assumes no responsibility for any non-compliance not disclosed by the client. The client is urged to retain an expert in this field, if desired.

17) This is a restricted use appraisal report, which does not contain all supporting data, theory, logic and other items used to develop the opinion of value rendered.
Subject Property:
S.S. of Grimes Rd - E. of 27th St, Harlingen, TX

Certification

I certify that, to the best of my knowledge and belief:

• Clark Scroggin has made a personal inspection of the property that is the subject of this report.
• The statements of fact contained in this report are true and correct.
• The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial and unbiased professional analyses, opinions, and conclusions.
• I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
• I have no bias with respect to the property that is the subject of this report or to the parties involved.
• My engagement in this assignment was not contingent upon developing or reporting predetermined results.
• My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, the occurrence of a subsequent event directly related to the intended use of this appraisal, or approval of a loan.
• My analyses, opinions, and conclusions were developed, and this report has been prepared in conformity with the requirements of the Uniform Standards of Professional Practice.
• As of the date of this report, Clark Scroggin is in compliance with the Texas Appraiser Licensing and Certification Board.
• The intended user of this report is limited solely to the identified client. This is a Restricted Appraisal Report and the rationale for how the appraiser arrived at the opinions and conclusions set forth in the report may not be understood properly without additional information in the appraiser’s workfile.
• Unless otherwise noted, no one provided significant real property appraisal assistance to the person signing this certification. If any individuals did provide significant real property appraisal assistance they are identified here along with a summary of the extent of the assistance provided in the report.
• I have performed no services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.
• The effective date of this appraisal is February 27, 2018.

Should you have any comments or concerns regarding this appraisal report, please do not hesitate to contact us. Thank you for the opportunity to be of service to you.

Scroggin Appraisal Services

Clark Scroggin
Texas General Real Estate Appraiser Certification #132731

March 21, 2018
Date Signed
Qualifications of the Appraiser
Clark Scroggin

Professional Designations
CAE (Certified Assessment Evaluator); International Association of Assessing Officers
Texas State Certified General Appraiser # TX-1327321-G
HUD/FHA Approved Appraiser
Certified National Instructor- International Association of Assessing Officers
Expert witness- Condemnation trials and State property tax appeals

Education
Bachelor of Business Administration- Texas Christian University, Fort Worth, Texas, 1985.

Real Estate Coursework
Texas Christian University
- Real Estate Principles
- Real Estate Management

Appraisal Institute
- Course 1A: Real Estate Appraisal Principles
- Course 1A2: Basic Valuation Procedures
- Course SPP: Standards of Professional Practice (2)
- Course 1BA: Capitalization Theory and Techniques, Part A
- Course 1BB: Capitalization Theory and Techniques, Part B
- Course 2-1: Case Studies in Real Estate Valuation

International Association of Assessing Officers
- Course 1: Fundamentals of Real Property Appraisal
- Course 2: Income Approach to Valuation
- Course 3: Development and Writing of Narrative Appraisal Reports
- Course 302: Mass Appraisal of Income-Producing Properties
- Case Studies Examination successfully completed

Seminars
Speaker: Building Owners and Managers Association (mock trial)- 1993
Speaker: Mayer Hoffman McCann Real Estate Seminar (mock trial)- 1992
Speaker: North Central Regional Assessor’s Association (mock trial)- 1992

Professional Affiliations
Certified Instructor: International Association of Assessing Officers
Subscribing Member: International Association of Assessing Officers
**Employment History**

Appraiser: Scroggin Appraisal Services, 1992- Present


Appraiser: Dallas Central Appraisal District, 1986- 1987

**Summary of Appraisal Experience**

<table>
<thead>
<tr>
<th>Property Types Appraised</th>
<th>Special Use Properties</th>
<th>States Worked</th>
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</thead>
<tbody>
<tr>
<td>Office Buildings</td>
<td>Health Clubs</td>
<td>Alaska</td>
</tr>
<tr>
<td>Medical Office Buildings</td>
<td>Racquetball Clubs</td>
<td>Arizona</td>
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<tr>
<td>Retail</td>
<td>Country Clubs</td>
<td>California</td>
</tr>
<tr>
<td>Shopping Centers</td>
<td>Tennis Clubs</td>
<td>Colorado</td>
</tr>
<tr>
<td>Apartments</td>
<td>Automotive Showrooms</td>
<td>Connecticut</td>
</tr>
<tr>
<td>Multi-Family Residential</td>
<td>Automotive Centers</td>
<td>Delaware</td>
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<tr>
<td>Single-Family Residential</td>
<td>Nursing Homes</td>
<td>D.C.</td>
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<tr>
<td>Warehouses</td>
<td>Mini-Warehouses</td>
<td>Iowa</td>
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<tr>
<td>Industrial Buildings</td>
<td>Grain Elevators</td>
<td>Kansas</td>
</tr>
<tr>
<td>Main Banks</td>
<td>Lumber Yards</td>
<td>Maine</td>
</tr>
<tr>
<td>Branch Banks</td>
<td>Television Studios</td>
<td>Maryland</td>
</tr>
<tr>
<td>Hotels</td>
<td>Cinemas</td>
<td>Massachusetts</td>
</tr>
<tr>
<td>Motels</td>
<td>Day Care Centers</td>
<td>Minnesota</td>
</tr>
<tr>
<td>Restaurants</td>
<td>Fast Food Restaurants</td>
<td>Missouri</td>
</tr>
<tr>
<td>Garages</td>
<td>Farm Buildings</td>
<td>Montana</td>
</tr>
<tr>
<td>Vacant Land</td>
<td>Truck Terminals</td>
<td>Nebraska</td>
</tr>
<tr>
<td>Condominiums</td>
<td>Parking Structures</td>
<td>Nevada</td>
</tr>
<tr>
<td>Residential Subdivisions</td>
<td>Greenhouses</td>
<td>New Hampshire</td>
</tr>
<tr>
<td>Convenience Stores</td>
<td>Skating Rinks</td>
<td>New Mexico</td>
</tr>
<tr>
<td>Residential Condominiums</td>
<td>Recreational Centers</td>
<td>North Dakota</td>
</tr>
<tr>
<td>Office Condominiums</td>
<td>Churches</td>
<td>Oregon</td>
</tr>
<tr>
<td></td>
<td>Horse Stables</td>
<td>Pennsylvania</td>
</tr>
<tr>
<td></td>
<td>Night Clubs</td>
<td>South Dakota</td>
</tr>
<tr>
<td></td>
<td>Car Wash Building</td>
<td>Texas</td>
</tr>
<tr>
<td></td>
<td>Mobile Home Parks</td>
<td>Utah</td>
</tr>
<tr>
<td></td>
<td>Recreational Vehicle Parks</td>
<td>Virginia</td>
</tr>
<tr>
<td></td>
<td>Ranch Land</td>
<td>Washington</td>
</tr>
</tbody>
</table>
You may wish to laminate the pocket identification card to preserve it.

The person named on the reverse is licensed by the Texas Appraiser Licensing and Certification Board.

Inquiry as to the status of this license may be made to:
Texas Appraiser Licensing and Certification Board
P.O. Box 12188
Austin, TX 78711-2188
www.talcb.texas.gov
(512) 936-3001
Fax: (512) 936-3899

Texas Appraiser Licensing and Certification Board
P.O. Box 12188 Austin, Texas 78711-2188
Certified General Real Estate Appraiser

Number: TX 1327321 G
Issued: 04/28/2017 Expires: 04/30/2019
Appraiser: CLARK C SCROGGIN

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Texas Occupations Code, Chapter 1103, is authorized to use this title, Certified General Real Estate Appraiser.

Scroggin Appraisal Services
### Client List

#### Regional/Local Banks
- Alam Bank of Texas
- Alliant Bank
- Coastal Banc
- Elsa State Bank
- Fidelity National Bank
- Frost National Bank
- Inter National Bank
- Laredo National Bank
- Lone Star National Bank
- McAllen National Bank
- Mercedes National Bank
- Rio Bank
- Texas Country Bank
- Texas State Bank
- Zapata National Bank

#### National Appraisal Co.
- Advanced Collateral Solutions
- Atlantic Assurance LLC
- Chesapeake App.
- Datacomp Appraisal Svc
- General American Corp
- Nationwide Appraisal Svc
- PCV/Murcor
- Value IT

#### Municipalities
- City of Alamo
- City of Donna
- City of Harlingen

#### Govt. Entities
- Edinburg Econ Dev Corp
- FIDC
- Harlingen Com Dev Corp
- P.S.A. ISD
- Texas Dept. of Transportation

#### Law Offices
- Armando Puente
- Atlas & Hall, LLP
- Courson & James
- James H. Lauderdale
- John Robert King
- Julian Rodriguez, Jr.
- McLenn & Associates
- Moore & Guerra
- Mark Mackie
- Ricardo R. Godinez
- Zavala & Zonora

#### National Banks
- American Bank
- Bank of America
- Chase Manhattan Bank
- Citigroup Trust Bank
- Flagstar Bank
- Wells Fargo Bank

#### National Lenders
- Aames Capital Corp
- Access Lending
- Advanced Mtg. Solutions
- Advantage Inv. Mortgage
- American General Fin. Svc
- Ameriquest
- Amerimortgage
- Amerimortgages
- America's Money Line, Inc.
- Allied Home Mtg Capital
- Argent Mortgage Company
- Centex Home Equity
- CMB Diversified
- Concourse Financial Svc
- Countrywide Home Loans
- Eagle West Mortgage
- Finance America, LLC
- Financing USA
- First Choice Lenders
- First Franklin
- Fox Funding
- GMAC Mortgage
- Greenwich Capital Fin.
- Home Capital, Inc.
- Home Loan Direct
- HomeTown America
- Household Direct
- Household Fin. Services
- InteMary Funding, LLC
- Iowa_loan
- JLM Direct Funding
- Mortgage Buyers, Inc.
- Mortgage IT
- Mortgage Portfolio Svc
- National City Corp
- National Mortgage Link
- Network Funding
- New Century Mortgage
- Old Kent Mortgage Co.
- Olympic Funding
- Sebring Capital Corp
- Source One Services Corp
- Union Planters Mortgage
- US Fidelity
- Waterfield Financial Corp
- Wells Fargo Financial
- Wells Fargo Home Mortgage

#### Regional/Local Mortgage Co.
- Aladdin Mortgage
- All Fund Mortgage
- All Star Mortgage Company
- All Valley Mortgage Services
- Alpha Horizon Mortgage
- Alpha Resource Mortgages
- American Home Mortgage
- American Mortgage
- AMC Mortgage
- Austin-Hunter Mortgage
- Austin Mortgage Connection
- Available Mortgage Funding
- Benchmark Mortgage
- Best Texas Mortgage Company
- BNC Mortgage, Inc.
- C. U. Members Mortgage
- Celco Mortgage
- CB Mortgage, Inc.
- City Mortgage Group
- Coastal National Mortgage
- Community Mortgage
- Consolidated Financial Group
- CSI Mortgage Corporation
- CTX Mortgage Company
- Encore Mortgage
- Enterprise Mortgage
- ESI Mortgage, LP
- Eventus Inspections
- Express Financial Services, Inc.
- F. & T Mortgage
- Fidelity First Lending, Inc.
- Financial City
- First Alliance Mortgage
- First Consolidated Mortgage Company
- First Equity Corporation
- First Horizon Construction Lending
- First Metropolitan Mortgage
- First Preference Mortgage Corporation
- First Valley Mortgage Brokers
- FirstStreet Financial
- Fort Worth Mortgage
- Frontera Mortgage
- GEO Mortgage Services, Inc.
- Global Mortgage Group
- Great Lakes Mutual LLC
- Greatstone Mortgage
- Guarantee Residential Mortgage
- Hansen Quality Loan Services
- Harper & Associates Company
- Hi Capital Finance Company
- Hibernia Mortgage Banking
- Hidalgo Federal Credit Union
- Home Mortgage Center
- Hometown Mortgage Company
- Independent Mortgage Services
- Landmark Mortgage

#### Regional/Local Mortgage Co.
- Liberty Financial Services
- M & T Mortgage Corporation
- Matchmaker Mortgage
- McAffe Mortgage
- McAllen Mortgage
- McEwen Mortgage
- Memorial Park Mortgage
- Meyers Mortgage
- Miss Valley Mortgage
- Milagro Mortgage
- Millennium Mortgage
- Mortgages Unlimited
- New Home Mortgage Corp
- Obra Financial Services, Inc.
- Onion Creek Mortgage
- Pana Mortgage Company
- Pride Financial Mortgage LLC
- Primary Residential Mortgage
- Prime Lending, Inc.
- Prime Source Mortgage Co.
- Principle Residential Mortgage
- Professional Mortgage Services
- Rapid Mortgage Company, Inc.
- Realty Mortgage Corporation
- RMC Vanguard Mortgage Corp
- Rose Mortgage Services Corp
- Santé Fe Financial Services
- Secure Mortgage Company
- Service First Mortgage
- Sharyland Mortgage Company
- Smart Mortgages, LLC
- Southern Lending Corporation
- Southwest Mortgage
- Southwestern Mortgage Co.
- Texas Community Mortgage
- Texas Home Equity Center
- Texas Mtg. & Financial Services
- Texas Nations Title
- Texas Residential Mortgage
- Texas State Home Loans, Inc.
- The Mortgage Market
- The Mortgage Shop
- Tiempos Finance Company
- Town & Country Mortgage Svc.
- TriCo Mortgage
- Unistar Mortgage, Inc.
- Unity Home Loan Mortgage
- Urban Financial Mortgage Corp.
- USA Mortgage
- Valley Home Equity
- Valley Mortgage Company
- Valley Vista Mortgage
- Valley One
- Vista Mortgage
- Westlake Mortgage
- Yosemite Brokerage, Inc.
ORDINANCE NO. 2018 -

AN ORDINANCE BY THE CITY COMMISSION FOR THE CITY OF HARLINGEN, TEXAS ABANDONING A STREET RIGHT-OF-WAY LOCATED AT THE CREDIT UNION SUBDIVISION; AND ESTABLISHING AN EFFECTIVE DATE HEREOF

WHEREAS, the City of Harlingen, Texas, a home-rule municipality, has acquired a 60-foot public right-of-way ("R.O.W.") dedicated by plat as shown on the Credit Union Subdivision recorded at Cabinet 1, Page 29-B of the map records of Cameron County, Texas; and,

WHEREAS, the City Engineering Department has recommended abandonment of the R.O.W. in that, according to the City of Harlingen thoroughfare plan, there are no plans to construct a road within the R.O.W., and that the R.O.W. lies in an inaccessible area surrounded by apartment buildings; and

WHEREAS, pursuant to Section 272.001(b) the action requested in the petition is authorized and the City may receive less than market value in making the requested conveyance; and

WHEREAS, the said City of Harlingen has caused inquiries to be made of utility entities who might be directly affected; and

WHEREAS, the City Commission finds that such abandonment of the R.O.W. described in Exhibit "A" attached hereto will cause no harm or injury to the City of Harlingen or its citizens;

NOW THEREFORE BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF HARLINGEN, TEXAS:

Section 1. That the recitals contained in the preamble hereto are hereby found to be true, and such recitals are hereby made part of this Ordinance for all purposes, and are adopted as a part of the judgment and findings of the City Commission;

Section 2. That pursuant to the authority provided to the City by Section 311.007 of the Texas Transportation Code and Section 272.001(b)(2) of the Texas Local Government Code, and subject to the requirements of Section 3, below, City Council hereby closes and abandons to the abutting owners the R.O.W. as shown on Exhibit "A".

Section 3. Conditions of abandonment.
(a) That the abandonment authorized by this Ordinance may not take effect until such time as the abutting property owners submit a replat of the abutting lots reflecting the closing and abandonment;
(b) That the abutting property owners may proportion ownership of the closed and abandon street on the replat in any mutually agreeable manner; however, irrespective of such proportionment, each abutting owner must sign the replat; and
(c) That should the required replat not occur within 360 days from the date of the effective date of this Ordinance, this Ordinance shall be deemed void and without further effect.

Section 4. That the City Manager is hereby authorized and directed to execute and record in the Real Property Records of the County Clerk an instrument in substantial form as Exhibit “B” attached hereto, and such other instrumentality that may be reasonably necessary to facilitate the purpose of this Ordinance.

Section 5. Effective Date. This Ordinance shall be in full force and effect upon adoption in accordance with the laws of the State of Texas and the City of Harlingen.

INTRODUCED AND PASSED on the _____ day of May, 2018.

_______________________________
CHRIS BOSWELL
MAYOR

ATTEST:

_______________________________
AMANDA ELIZONDO
CITY SECRETARY

APPROVED AS TO FORM

DENTON NAVARRO ROCHA BERNAL
& ZECH, P.C.

By: ________________________________
CITY ATTORNEY
Notice of confidentiality rights: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your Social Security number or your driver's license number.

STATE OF TEXAS §

COUNTY OF CAMERON §

Abandonment of Right-of-Way

Date: May 2, 2018

Holder: City of Harlingen
118 E. Tyler Ave.
Harlingen, TX 78550

Right-of-Way: A 60-foot wide easement located in the Credit Union Subdivision, as shown on the original plat contained in Exhibit “A”

Holder hereby abandons and vacates the above-described easements for all purposes.

Executed to be effective as on the date stated above.

Holder:

________________________________________
Dan Serna, City Manager
City of Harlingen

Attest:

________________________________________
Amanda Elizondo, City Secretary

STATE OF TEXAS §

COUNTY OF CAMERON §

This instrument was acknowledged by me on the ___ day of ___________, A.D., 2018, by Dan Serna, the City Manager of Harlingen, Texas, on behalf of said Municipality.

________________________________________
Notary Public, the State of Texas