

ORDINANCE NO. _____

AN ORDINANCE DECLARING CERTAIN FINDINGS; PROVIDING FOR THE EXTENSION OF CERTAIN BOUNDARY LIMITS OF THE CITY OF FORT WORTH; PROVIDING FOR THE ANNEXATION OF AN APPROXIMATELY 4.272 ACRES OF LAND SITUATED IN THE J. HIGHLAND SURVEY, ABSTRACT NO. 752, AND THE HENRY ROBERTSON SURVEY, ABSTRACT NO. 1259, TARRANT COUNTY, TEXAS, AND BEING THE AREA DEDICATED AS RIGHT-OF-WAY FOR WAGLEY-ROBERTSON ROAD AND WEST BONDS RANCH ROAD, ACCORDING TO THE PLATS OF VAN ZANDT FARMS AT FOSSIL CREEK, RECORDED IN COUNTY CLERK'S FILE NUMBERS D201034051 (CABINET A, SLIDE 6460), D198116317 (CABINET A, SLIDE 4269), D201034049 (CABINET A, SLIDE 6459), OFFICIAL PUBLIC RECORDS, TARRANT COUNTY, TEXAS, MATYASTIK DAYCARE ADDITION NO. 2, RECORDED UNDER COUNTY CLERK'S FILE NO. D210209977, OFFICIAL PUBLIC RECORDS, TARRANT COUNTY, TEXAS (CASE NO. AX-25-003) WHICH SAID TERRITORY LIES ADJACENT TO AND ADJOINS THE PRESENT CORPORATE BOUNDARY LIMITS OF FORT WORTH, TEXAS; PROVIDING THAT THIS ORDINANCE SHALL AMEND EVERY PRIOR ORDINANCE IN CONFLICT HERewith; PROVIDING THAT THIS ORDINANCE SHALL BE CUMULATIVE OF ALL PRIOR ORDINANCES NOT IN DIRECT CONFLICT; PROVIDING FOR SEVERABILITY; AND NAMING AN EFFECTIVE DATE.

WHEREAS in accordance with Section 43.1055(b) and (c) of the Texas Local Government Code, the City of Fort Worth is annexing road right-of-way contiguous to the City's boundary after notification to and no objection by Tarrant County for full-purpose annexation; and

WHEREAS the population of the City of Fort Worth, Texas, is in excess of 100,000 inhabitants; and

WHEREAS the hereinafter described territory lies within the exclusive extraterritorial jurisdiction of the City of Fort Worth, Texas; and

WHEREAS the hereinafter described territory lies adjacent to and adjoins the City of Fort Worth, Texas; and

WHEREAS the hereinafter described territory contains approximately 4.272 acres of land (186,088 sq. feet) of land, more or less, of rights-of-way, commonly known as Wagley-Robertson Road and West Bonds Ranch Road; and

WHEREAS, the City conducted two public hearings at which members of the public who wished to present testimony or evidence regarding the Service Plan and Full-Purpose Annexation were given the opportunity to do so, in accordance with the procedural requirements of Section

43.063 of the Local Government Code, on September 16, 2025, and September 30, 2025, at the City Council Chamber; and

WHEREAS, the City Council finds and determines that annexation of the Property hereinafter described is in the best interest of the citizens of the City of Fort Worth and the owners and residents of the area.

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

SECTION 1.

That the following described land and territory lying adjacent to and adjoining the City of Fort Worth, Texas is hereby added to and annexed to the City of Fort Worth, Texas, and said territory hereinafter described shall hereafter be included within the boundary limits of the City of Fort Worth, Texas, and the present corporate boundary limits of said City, at the various points contiguous to the area hereinafter described, are altered and amended so as to include said area within the corporate limits of the City of Fort Worth, Texas, to-wit:

Being a tract of land situated in the J. Highland Survey, Abstract No. 752, and the Henry Robertson Survey, Abstract No. 1259, Tarrant County, Texas, and being the area dedicated as right-of-way for Wagley-Robertson Road and West Bonds Ranch Road, according to the Plats of Van Zandt Farms at Fossil Creek, recorded in County Clerk's File Numbers D201034051 (Cabinet A, Slide 6460), D198116317 (Cabinet A, Slide 4269), D201034049 (Cabinet A, Slide 6459), Official Public Records, Tarrant County, Texas, Matyastik Daycare Addition No. 2, recorded under County Clerk's File No. D210209977, Official Public Records, Tarrant County, Texas, and being more particularly described by metes and bounds as follows;

Beginning at a point, said point being the Northeast corner of Lot 15, Block 7, and the Northwest corner of said dedicated right of way of said Van Zandt Farms at Fossil Creek, recorded in Cabinet A, Slide 6459, Official Public Records, Tarrant County, Texas.

Thence South 89 deg. 54 min. 41 sec. East, along the North line of said Van Zandt at Fossil Creek and dedicated right-of-way, a distance of 60.00 feet to a point for corner, said point being the Northeast corner of said Van Zandt Farms at Fossil Creek recorded in Cabinet A, Slide 6459, Official Public Records, Tarrant County, Texas.

Thence South 00 deg. 08 min. 41 sec. West, along the East line of said Van Zandt Farms at Fossil Creek, recorded in Cabinet A, Slides 6459, 4269, 6460, Official Public Records, Tarrant County, Texas, a distance of 2760.24 feet to a 3/8 inch iron rod found for corner, said point being the Northwest corner said Matyastik Daycare Addition No. 2, recorded in Document Number D210209977, Official Public Records, Tarrant County, Texas.

Thence North 88 deg. 34 min. 01 sec. East, along the North line of said Matyastik Daycare Addition No. 2, and dedicated right of way, a distance of 51.77 feet to the Northwest corner of Lot 1 of said Matyastik Daycare Addition No. 2.

Thence along the Westerly and Southerly lines of Lots 1 and 2 of said Matyasik Daycare Addition

No. 2 and the Easterly and Northerly dedicated right of way, the following courses and distances,

South 00 deg. 01 min. 35 sec. West, a distance of 104.09 feet to a point at the beginning of a curve to the left, said curve having radius of 83.00 feet,

Along said curve to the left, a distance of 130.63 feet to a point, said curve having a chord bearing of South 45 deg. 03 min. 35 sec. East and a chord length of 117.56 feet, said point being in the North dedicated right of way line of West Bonds Ranch Road,

North 89 deg. 51 min. 15 sec. East, along the North line of said West Bonds Ranch Road dedicated right of way, a distance of 150.00 feet to a point at the beginning of a curve to the right, said curve having a radius of 600.00 feet,

Along said curve to the right continuing along said North dedicated right of way line of West Bonds Ranch Road, a distance of 73.53 feet to a point at the beginning of a curve to the left having a radius of 1000.00 feet, said curve to the right having a chord bearing of South 86 deg. 38 min. 06 sec. East, and chord length of 73.48 feet,

Along said curve to the left and continuing along the North dedicated right of way of West Bonds Ranch Road, a distance of 122.55 feet to a point for corner, said curve to the left having a chord bearing of South 86 deg. 38 min. 06 sec. East, and a chord length of 122.47 feet.

Thence North 89 deg. 15 min. 12 sec. West, along the South line of said Matyastik Daycare Addition No. 2 and said Van Zandt Farms at Fossil Creek dedicated right or ways, a distance of 626.07 feet to a point for corner, said point at the beginning of a non-tangent curve to the left, said curve having a radius of 90.00 feet, said point also being the in the South line of Lot 12, Block 1, of said Van Zandt Farms at Fossil Creek recorded in Cabinet A, Slide 6460, Official Public Records, Tarrant County, Texas.

Thence along said curve to the left, along the Westerly dedicated right of way, and the Southeastern line of Lots 12 and 13, Block 1, of said Van Zandt at Fossil Creek, recorded in Cabinet A, Slide 6460, Official Public Records, Tarrant County, Texas, a distance of 141.01 feet to a point for corner, said curve to the left having a chord bearing of North 44 deg. 56 min. 37 sec. East and chord length of 127.03 feet.

Thence North 00 deg. 03 min. 29 sec. East, along the East line of Lots 13 through 15, Block 1, Chalk Hill Lane a 60 foot right of way, Lots 1 through 5, Lots 14 and 15, Block 7, and the Westerly line of said dedicated right of way of said Van Zandt Farms at Fossil Creek, recorded in Cabinet A, Slides 6460, 4269 and 6459, Official Public Records, Tarrant County, Texas, a distance of 2859.22 feet to the **Point of Beginning**, and containing 4.272 acres of land, more or less.

SECTION 2.

That the above, described territory is shown on Map Exhibit "A" which is attached hereto and expressly incorporated herein by reference for the purpose of illustrating and depicting the location of the hereinabove described territory.

SECTION 3.

That the above-described territory hereby annexed shall be part of the City of Fort Worth, Texas.

SECTION 4. **CUMULATIVE CLAUSE**

That this ordinance shall and does amend every prior ordinance in conflict herewith, but as to all other ordinances or sections of ordinances not in direct conflict, this ordinance shall be, and the same is hereby made cumulative.

SECTION 5. **SEVERABILITY CLAUSE**

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

SECTION 6. **SAVING CLAUSE**

That should this ordinance for any reason be ineffective as to any part or parts of the area hereby annexed to the City of Fort Worth, the ineffectiveness of this ordinance as to any such part or parts shall not affect the effectiveness of this ordinance as to the remainder of such area. The City Council hereby declares it to be its purpose to annex to the City of Fort Worth every part of the area described in Section 1 of this ordinance, regardless of whether any part of such described area is hereby not effectively annexed to the City. Provided, further, that if there is included within the description of territory set out in Section 1 of this ordinance to be annexed to the City of Fort Worth any area which is presently part of and included within the limits of the City of Fort Worth, or which is presently part of and included within the limits of any other city, town or village, or which is not within the City of Fort Worth's jurisdiction to annex, the same is hereby excluded and excepted from the territory to be annexed hereby as fully as if such excluded and excepted area were expressly described herein.

SECTION 7. **EFFECTIVE DATE**

That this ordinance shall take effect upon adoption.

APPROVED AS TO FORM AND LEGALITY:

Melinda Ramos, Deputy City Attorney

Jannette S. Goodall, City Secretary

ADOPTED AND EFFECTIVE: _____

EXHIBIT "A"

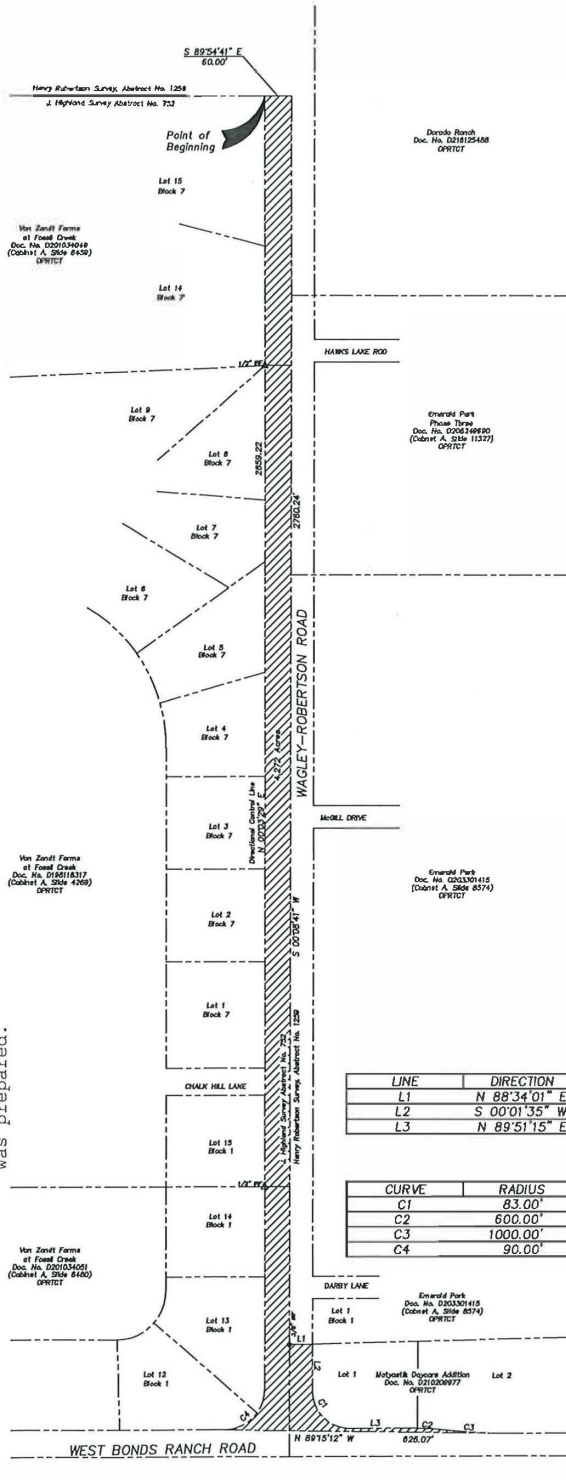


SITE



VICINITY MAP
(NOT TO SCALE)

This document was prepared under 22 TAC 138.95, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interest in real property except those rights implied or established by the creation or reconfiguration of the boundary of the political subdivision for which this was prepared.



LINE	DIRECTION	DISTANCE
L1	N 88°34'01" E	51.77'
L2	S 00°01'35" W	104.09'
L3	N 89°51'15" E	150.00'

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	83.00'	130.63'	117.56'	S 45°03'35" E	90°10'20"
C2	600.00'	73.53'	73.48'	S 86°38'06" E	07°01'18"
C3	1000.00'	122.55'	122.47'	S 86°38'06" E	07°01'18"
C4	90.00'	141.01'	127.03'	N 44°56'37" E	89°46'17"



Richard C. Maki
REGISTERED PROFESSIONAL LAND SURVEYOR
TEXAS REGISTRATION NO. 4587

5/22/25

FORT WORTH, CITY OF FORT WORTH
TRANSPORTATION & PUBLIC WORKS
SURVEY DIVISION

2741 SW LOOP 825
FORT WORTH, TX 76133

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