

**NOTICE OF PUBLIC HEARING FOR
PROPOSED DESIGNATION OF TAX ABATEMENT REINVESTMENT ZONE
IN THE CITY OF MONT BELVIEU, CHAMBERS COUNTY, TEXAS**

NOTICE is hereby given that the City Council of Mont Belvieu, Texas, will hold a public hearing to consider a proposal to designate as a tax abatement reinvestment zone under Section 312.201 of the Property Redevelopment and Tax Abatement Act, Texas Property Tax Code Chapter 312, the real property located in Chambers County, Texas, located at 9901 TX-146, Mont Belvieu, Texas 77535, and further described on the attached **Exhibit A**.

The public hearing is scheduled to begin at 6:00 p.m. on Monday, August 28, 2023, at the City of Mont Belvieu City Hall, 11607 Eagle Drive, Mont Belvieu, Texas.

Exhibit A

Metes and Bounds Legal Description (Tract 1 – 1.264 acres)

TRACT 2: Field notes of a 1.6425 acre tract of land, more or less situated in the WILLIAM BLOODGOOD LEAGUE, Abstract No. 4, Chambers County, Texas, and being the residue of a 9.4 acre tracts conveyed to Mills Bennett by two deeds in Volume 25, Page 113 and Volume 32, Page 10 of the Deed Records of Chambers County, Texas. Said 1.6245 acre tract, more or less, being more particularly described as follows:

COMMENCING at a Diamond Shamrock monument found at the Northeast corner of the said 9.4 acre tract and being the Northwest corner of a 4.5 acre tract conveyed to J. R. Oliver by Deed and recorded in Volume 356, Page 268 of the Deed Records of Chambers County, Texas;

THENCE South 09° 56' 59" East with the East line of the 9.4 acre tract and the West line of the 4.5 acre tract and the East line of a 1.2441 acre tract conveyed to Diamond Shamrock Corp. by Deed and recorded in Volume 403, Page 482 of the Deed Records of Chambers County, Texas, a distance of 170.20 feet to a Diamond Shamrock concrete monument for the POINT OF BEGINNING of this described tract;

THENCE South 79° 40' 38" West with the South line of the 1.2441 acre tract a distance of 318.76 feet to a Diamond Shamrock monument for the Northwest corner of this tract;

THENCE South 09° 22' 37" East with the West line of the 9.4 acre tract a distance of 187.61 feet to an iron rod in concrete found for the most Westerly Southwest corner of this tract and the Northwest corner of the Paul Williams 0.2733 acre tract as conveyed by Deed and recorded in Volume 322, Page 229 of the Deed Records of Chambers County, Texas;

THENCE North 79° 55' 46" East with the North line of the Williams 0.2733 acre tract a distance of 170.05 feet to a corner of this tract;

THENCE South 09° 22' 37" East with the East line of the 0.273 acre tract a distance of 70.0 feet to the South line of this tract and the North line of the WARREN SUBDIVISION;

THENCE North 79° 55' 46" East with the South line of this tract and the North line of the WARREN SUBDIVISION at 20.89 feet pass a chain link fence at the West line of a Playground leased to the City of Mont Belvieu in all a total distance of 151.28 feet to an iron rod in concrete for the Southeast corner of this tract;

THENCE North 09° 56' 59" West with the East line of the 9.4 acre tract, the West line of the aforementioned 4.5 acre tract, and the East line of the playground lease at 258.99 feet to the POINT OF BEGINNING and containing 1.6245 acres of land, more or less.

NOTE: THE COMPANY IS PROHIBITED FROM INSURING THE AREA OR THE QUANTITY OF THE LAND DESCRIBED HEREIN. ANY STATEMENT IN THE ABOVE LEGAL DESCRIPTION OF THE AREA OR QUANTITY OF LAND IS NOT A REPRESENTATION THAT SUCH AREA OR QUANTITY IS CORRECT, BUT IS MADE ONLY FOR INFORMATIONAL AND/OR IDENTIFICATION PURPOSES, AND DOES NOT OVERRIDE ITEM 2 OF SCHEDULE "B" HEREOF.

Exhibit A

Metes and Bounds Legal Description (Tract 2 – 11.10 acres)

FIELD NOTES of a 11.10 acre tract of land, more or less, situated in the William Bloodgood Augmentation Survey, Abstract No. 5, Chambers County, Texas, and being that same 2.902 acre tract of land and the residue of 10 acres conveyed to J.R. Cliver by Atlantic Richfield Company by deed dated November 20, 1979, and recorded in Volume 444 at Page 649 of the Deed Records of Chambers County, Texas. This 11.10 acre tract of land is more particularly described by metes and bounds as follows, to-wit:

NOTE: BEARINGS ARE BASED ON DEED BEARINGS AND FOUND MONUMENTS IN THE NORTH LINE OF SAID 2.902 ACRES. REFERENCE IS MADE TO PLAT OF EVEN DATE ACCOMPANYING THIS METES AND BOUNDS DESCRIPTION.

BEGINNING at a 2 inch iron pipe found for the Southwest corner of this tract of land, the Southwest corner of said residue of 10 acres, the Northwest corner of a 4.2359 acre tract of land conveyed to Occidental Chemical Corporation Diamond Shamrock Refining and Marketing Company by deed dated November 15, 2003, and recorded in Volume 673 at Page 251 of the Official Public Records of Chambers County, Texas, in the West line of said Bloodgood Survey, in the East line of this William Bloodgood League, Abstract No. 4, Chambers County, Texas, and in the East line of a 8.6352 acre tract of land conveyed to Accent Investments by Sun Exploration and Production Company by deed dated March 27, 1985, and recorded in Volume 584 at Page 427 of the Deed Records of Chambers County, Texas.

THENCE North 09°52'14" West with the west line of this tract of land, the West line of said residue of 10 acres, the West line of said Bloodgood Aug. Survey, the East line of said Bloodgood League, the East line of said 8.6352 acres, and the East line of a 17.53 acre tract of land conveyed to Humble Pipe Line Company by Houston Oil & Minerals Corporation by deed dated June 1, 1972, and recorded in Volume 335 at Page 54 of the Deed Records of Chambers County, Texas a distance of 722.08 feet to a 2 inch iron pipe found for an angle corner of this tract of land, the Northwest corner of said residue of 10 acres, and the Southwest corner of said 2.902 acres.

THENCE North 09°36'01" West with the West line of this tract of land, the West line of said 2.902 acres, the West line of said Bloodgood Aug. Survey, the East line of said Bloodgood League, and the East line of said 17.53 acres a distance of 151.09 feet to a ½ inch iron rod found for a Northwest corner of this tract of land, the Northwest corner of said 2.902 acres, the Northeast corner of said 17.53 acres, and in the South line of a 242.5057 acre tract called Tract 9 on the recorded plat of Warren Petroleum Corporation recorded in Volume "A" at Page 127 of the Map Records of Chambers County, Texas.

THENCE East with a North line of this tract of land, a North line of said 2.902 acres, and the South line of said 242.5057 acres, at a distance of 316.61 feet found a sucker rod on line, for the Southeast corner of said 242.5057 acres, and the Southwest corner of a 0.0468 of an acre area of excess, continuing along said line and the South line of said area of excess a total distance of 331.94 feet to a 2 inch iron pipe found for an interior corner of this tract of land, an interior corner of said 2.902 acres, and the Southeast corner of said area of excess.

THENCE North 00°04'01" East with a West line of this tract of land, a West line of said 2.902 acres, and the East line of said area of excess a distance of 131.09 feet to a 2 inch iron pipe found leaning for the most Northerly Northwest corner of this tract of land, the most Northerly Northwest corner of said 2.902 acres, the Northeast corner of said area of excess, and in a South line of said 242.5057 acres.

THENCE South 89°21'32" East with a North line of this tract of land, a North line of said 2.902 acres, a South line of said 242.5057 acres, and a South line of 0.3737 of an acre tract conveyed to Chambers County Land Company, Trustee, by Temple Phillips by deed dated December 17, 1986, and recorded in Volume 619 at Page 116 of the

Deed Records of Chambers County, Texas, at a distance of 190.22 feet found a 1 ½ inch iron pipe found for a Southeast corner of said 242.5057 acres, and a Southwest corner of said 0.3737 of an acre, in all a total distance of 258.97 feet to a 5/8 inch iron rod found for a Northeast corner of this tract of land, the Northeast corner of said 2.902 acres, and an interior corner of said 0.3737 of an acre.

THENCE South 05° East with an East line of this tract of land, the East line of said 2.902 acres, the West line of said 0.3737 of an acre, and the West line of the residue of 1.552 acres conveyed to Chevron U.S.A., Inc., by H. E. Wilbanks, Trustee, by deed dated March 12, 1994, and recorded in Volume 233 at Page 689 of the Official Public Records of Chambers County, Texas, a distance of 284.18 feet to a ½ inch iron rod set for an interior corner of this tract of land, the Southeast corner of said 2.902 acres, in the North line of said residue of 10 acres, and the Southwest corner of said residue of 1.552 acres.

THENCE East with a North line of this tract of land, the North line of said residue of 10 acres, and the South line of said residue 1.552 acres a distance of 161.49 feet to a ½ inch iron rod set for the most Southerly Northeast corner of this tract of land, the Northeast corner of said residue of 10 acres, the Southeast corner of said residue of 1.552 acres, and in a curve to the right in the West right of way line of State Highway No. 146, 120 foot wide right of way.

THENCE in a Southerly direction with an East line of this tract of land, the East line of said residue of 10 acres, the West right of way line of Highway No. 146, and said curve having a central angle of 01°06'42", a radius of 5669.58 feet, an arc length of 110.00 feet to a ½ inch iron rod set for the point of tangency of this tract of land.

THENCE South 15°38'15" West with an East line of this tract of land, the East line of said residue of 10 acres, and the West right of way line of Highway No. 146 a distance of 318.50 feet to a 2 inch iron pipe found for the Southeast corner of this tract of land, the Southeast corner of said residue of 10 acres, and the Northeast corner of said 4.2359 acres.

THENCE South 60°31'13" West with the South line of this tract of land, the South line of said residue of 10 acres, and the North line of said 4.2359 acres a distance of 595.09 feet to the PLACE OF BEGINNING, containing within said boundaries 11.10 acres of land, more or less.

Exhibit A

Metes and Bounds Legal Description (Tract 3 – 8.611 acres)

Description of 8.6352 acres of land out of a 31.1 acre tract of land in the William Bloodgood League, Abstract No. 4, of Chambers County, Texas, and more particularly described as follows:

Beginning at the Northeast corner of a 31.1 acre tract of land in the East line of the William Bloodgood League, Abstract No. 4 of Chambers County, Texas, said corner being the Northeast corner of the herein described 8.6352 acre tract of land;

Thence South 80° 30' 00" West, 962.19 feet along the North line of said 31.1 acre tract to the Northeast corner of a 3.8255 acre tract of land conveyed to Diamond Shamrock Corporation, the Northwest corner hereof;

Thence South 30° 16' 21" East, 385.66 feet along the line of said 3.8255 acre tract to a point for corner, the Southwest corner hereof;

Thence North 89° 31' 39" East, 834.67 feet with the line of said 3.8255 acre tract to the Southerly Northeast corner of said 3.8255 acre tract in the East line of said 31.1 acre tract and the East line of the William Bloodgood League, the Southeast corner hereof;

Thence North 9° 22' 25" West, 491.56 feet along the East line of said 31.1 acre tract and the East line of said William Bloodgood League to the Place of Beginning and containing 8.6352 acres more or less.