



## Notice of Public Hearing

The Brooks County Commissioners Court will conduct a public hearing at a meeting on Thursday, **June 18<sup>th</sup>, 2019 at 10:00 a.m.**, to consider (1) the application of Cypress Creek Renewables, LLC, for designation of certain property located in Brooks County as a Reinvestment Zone eligible for property tax abatement under Chapter 312 of the Texas Tax Code.

The property designated by Cypress Creek Renewables, LLC, is intended for use as a renewable energy generation facility, electrical substation, associated transmission facilities and lines, and operations facility by Cypress Creek Renewables, LLC, and consists of the following properties in Brooks County:

### LEGALS

#### Tract 1:

Being a tract of land situated in the Jose Manuel & Luciano Chapa Survey, Abstract Number 97, Brooks County, Texas and being part of a called 71.75 acres tract referenced as Tract Number 2, Parcel B, as described in Deed to Esteban Villarreal recorded in Volume 320, Page 71, Official Public Records, Brooks County, Texas and being more particularly described herein as follows:

BEGINNING at a 5/8 inch iron rod with plastic cap stamped "PLS, INC" (typical) set for the Northwest corner of said Esteban Villarreal tract and being in the intersection of the South line of Farm-to-Market Highway 755 (a public road) and East line of County Road 310 (a public road);

THENCE North 87 degrees 57 minutes 09 seconds East, with the North line of said Parcel B, along the South line of said FM 755, a distance of 1,278.82 feet to a 1 inch iron rod found for the Northeast corner of said Parcel B and the Northeast corner of the herein described tract, said point also being the Northwest corner of a called 71.75 acre tract referenced as Tract Number 2, Parcel C, as described in Deed to Cesar Villarreal as recorded in Volume 99, Page 145, Deed Records, Brooke County, Texas;

THENCE South 00 degrees 16 minutes 23 seconds East, with the East line of said Parcel B and the West line of said Parcel C, a distance of 2,368.99 feet to a 1 inch iron rod found in the North line of a called 148.11 acre tract of land described in Deed to Debra Ann Bruegger as recorded in Volume 335, Page 664, Official Records, Brooks County, Texas for the Southeast corner of said Parcel B and the Southeast corner of the herein described tract, said point also being the Southwest corner of said Parcel C;

THENCE South 89 degrees 15 minutes 37 seconds West, with the South line of said Parcel B and the North line of said Bruegger tract, a distance of 1,278.25 feet to a 5/8 inch capped iron rod found in the East line of said County Road 310 for the Southwest corner of said Parcel B and the Southwest corner of the herein described tract;

THENCE North 00 degrees 16 minutes 23 seconds West, with the West line of said Parcel B, along the East line of said County Road 310, a distance of 1,515.29 feet to a point for corner;

THENCE over and across said Parcel B the following courses and distances:

South 70 degrees 04 minutes 08 seconds East, a distance of 89.96 feet to a point for corner;  
South 86 degrees 04 minutes 44 seconds East, a distance of 307.45 feet to a point for corner;  
North 35 degrees 24 minutes 03 seconds East, a distance of 230.23 feet to a point for corner;  
North 12 degrees 59 minutes 50 seconds West, a distance of 79.30 feet to a point for corner;  
North 38 degrees 03 minutes 10 seconds West, a distance of 57.48 feet to a point for corner;  
North 01 degrees 09 minutes 16 seconds East, a distance of 59.52 feet to a point for corner;  
North 31 degrees 00 minutes 40 seconds West, a distance of 60.10 feet to a point for corner;  
North 54 degrees 25 minutes 39 seconds West, a distance of 45.02 feet to a point for corner;  
North 15 degrees 48 minutes 47 seconds West, a distance of 60.61 feet to a point for corner;  
North 06 degrees 44 minutes 32 seconds East, a distance of 68.96 feet to a point for corner;  
North 06 degrees 37 minutes 58 seconds West, a distance of 66.45 feet to a point for corner;  
North 38 degrees 08 minutes 03 seconds West, a distance of 29.56 feet to a point for corner;  
North 70 degrees 08 minutes 45 seconds West, a distance of 112.94 feet to a point for corner;  
South 71 degrees 31 minutes 39 seconds West, a distance of 83.04 feet to a point for corner;  
North 62 degrees 23 minutes 53 seconds West, a distance of 213.42 feet to a point for corner in the West line of said Parcel B and the East line of a called 67.37 acre tract of land (Tract A) described in Deed to Natalia V. Villarreal and Adracio Villarreal, Jr. as recorded in Volume 123, Page 229, said Official Public Records;

THENCE North 00 degrees 16 minutes 23 seconds West, with the West line of said Parcel B and the East line of said Villarreal tract, a distance of 101.79 feet to the POINT OF BEGINNING and containing, within the metes and bounds herein recited, 62.070 acres of land, more or less.

**Tract 2:**

Being a tract of land situated in the Jose Manuel & Luciano Chapa Survey, Abstract Number 97, Brooks County, Texas and being part of a called 71.75 acre tract referenced as Tract Number 2, Parcel C, as described in Deed to Cesar Villarreal as recorded in Volume 99, Page 145, Deed Records, Brooke County, Texas and being more particularly described herein as follows:

BEGINNING at a 5/8 inch iron rod with plastic cap stamped "PLS, INC" (typical) set in the North line of said Parcel C and the South line of Farm-to-Market Highway No. 755 (a public road) for the Northeast corner of the herein described tract;

THENCE over and across said Parcel C the following courses and distances:

South 00 degrees 15 minutes 06 seconds East, a distance of 1,630.18 feet to a 5/8 inch iron rod set for the Southeast corner of the herein described tract;

North 90 degrees 00 minutes 00 seconds West, a distance of 142.16 feet to a 5/8 inch iron rod set for corner;

South 00 degrees 00 minutes 00 seconds East, a distance of 56.32 feet to a 5/8 inch iron rod set for corner;

South 18 degrees 33 minutes 32 seconds West, a distance of 60.36 feet to a 5/8 inch iron rod set for corner;

South 00 degrees 00 minutes 00 seconds East, a distance of 162.48 feet to a 5/8 inch iron rod set for corner;

South 63 degrees 17 minutes 42 seconds West, a distance of 534.50 feet to a 5/8 inch iron rod set in the West line of said Parcel C and the East line of a called 71.75 acres tract referenced as Tract Number 2, Parcel B, as described in Deed to Esteban Villarreal recorded in Volume 320, Page 71, Official Public Records, Brooks County, Texas for the Southwest corner of the herein described tract;

THENCE North 00 degrees 16 minutes 23 seconds West, with the West line of said Parcel C and the East line of said Parcel B, a distance of 2,123.46 feet to a 1 inch iron rod found in the South line of said FM 755 for the Northwest corner of said Parcel C and the Northwest corner of the herein described tract;

THENCE North 87 degrees 57 minutes 09 seconds East, with the North line of said Parcel C, along the South line of said FM 755, a distance of 642.22 feet to the POINT OF BEGINNING and containing, within the metes and bounds herein recited, 28.237 acres of land, more or less.

In determining whether to designate the Reinvestment Zone, the Commissioners Court will consider whether such designation would contribute to the retention or expansion of primary employment or would attract major investment in the Zone that would benefit the land to be included in the Zone and would contribute to the economic development of the County.

If created, the property would become "Alexis Reinvestment Zone #1" The public hearing will take place at 10:00 a.m. on 18<sup>th</sup> day, of June 2019, at the regular scheduled meeting of the County Commissioners of Brooks County. The hearing will be held in the County Commissioners meeting room located at 100 E. Miller St Falfurrias, TX.

All interested persons may appear and present testimony regarding designation of the Reinvestment Zone. If further information is needed, please contact the office of the County Judge, Brooks County, 100 E. Miller St Falfurrias, TX.