

**THIS IS A PROPOSED DRAFT AND WILL BE REPLACED BY THE FINAL, SIGNED ORDINANCE OR RESOLUTION ADOPTED BY THE CITY COUNCIL.**

**AN ORDINANCE**

**CLOSING, VACATING, AND ABANDONING A 4.0908 ACRE IMPROVED PORTION OF CALLAGHAN ROAD, NCB 11493, LOCATED IN COUNCIL DISTRICT 6 AND 7.**

\* \* \* \* \*

**WHEREAS**, the Right-of-Way Segment, as defined below, is improved.

**WHEREAS**, the Right-of-Way Segment has, however, become superseded by a newer, straighter replacement segment.

**WHEREAS**, closure of the Right-of-Way Segment is appropriate both because this segment has been replaced and because it is called for in a contract approved by Ordinance 2009-05-07-0350.

**WHEREAS**, it is in the interests of the public that the City of San Antonio be relieved of the obligation maintain the Right-of-Way Segment.

**NOW THEREFORE,  
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:**

**SECTION 1.** Subject to the reservation below, the City finds the following right-of-way (“Right-of-Way Segment”) is no longer essential to the safe and efficient flow of traffic in the area in which the right of way is located. As an exercise of its discretion, the City Council closes, vacates, and abandons the Right-of-Way Segment. A condition of the closure, vacation, and abandonment is City’s receipt of the fee set out below in the funding section of this Ordinance. The Right-of-Way Segment is identified below.

That portion of Callaghan Road described generally as the older segment extending northward from the newer segment slightly north of the intersection of Greyrock to the point of rejoinder with the older portion of Callaghan, which is south of Callaghan’s intersection with Culebra.

**SECTION 2.** A picture of the Right-of-Way Segment is set forth at **Attachment I**. The detailed description of the Right-of-Way Segment is set forth on **Attachment II**. Both Attachments I and II are incorporated into this ordinance for all purposes as if they were fully set forth. Attachment II controls over any discrepancy between it and Attachment I.

**SECTION 3.** This closure does not give up any right arising other than from the plat or other instrument creating the public street or alley right of way.

**SECTION 4.** The City Manager or her designee, severally, are authorized and directed to execute and deliver all documents and to do all other things conducive to reflect this closure, abandonment, and vacation.

**SECTION 5.** The Right-of-Way Segment exists by easement. The underlying fee ownership of the Right-of-Way Segment by the adjacent lot owners is now unburdened by the rights closed, vacated, and abandoned. For purposes of future conveyance and to better reflect their ownership generally, owners of the adjacent property should replat. No such replat impairs the rights retained by City above, unless in the course of replatting, the owner, at its own expense, otherwise provides for those rights according to platting rules of general applicability.

**SECTION 8.** The LegisStar system does not provide any fiscal-related language for this Ordinance.

**SECTION 9.** This ordinance becomes effective 10 days after passage, unless it receives the eight votes requisite to immediate effectiveness under San Antonio Municipal Code § 1-15, in which case it becomes effective immediately.

**PASSED AND APPROVED** this ??? day of ????? 2014.

**M A Y O R**  
Julián Castro

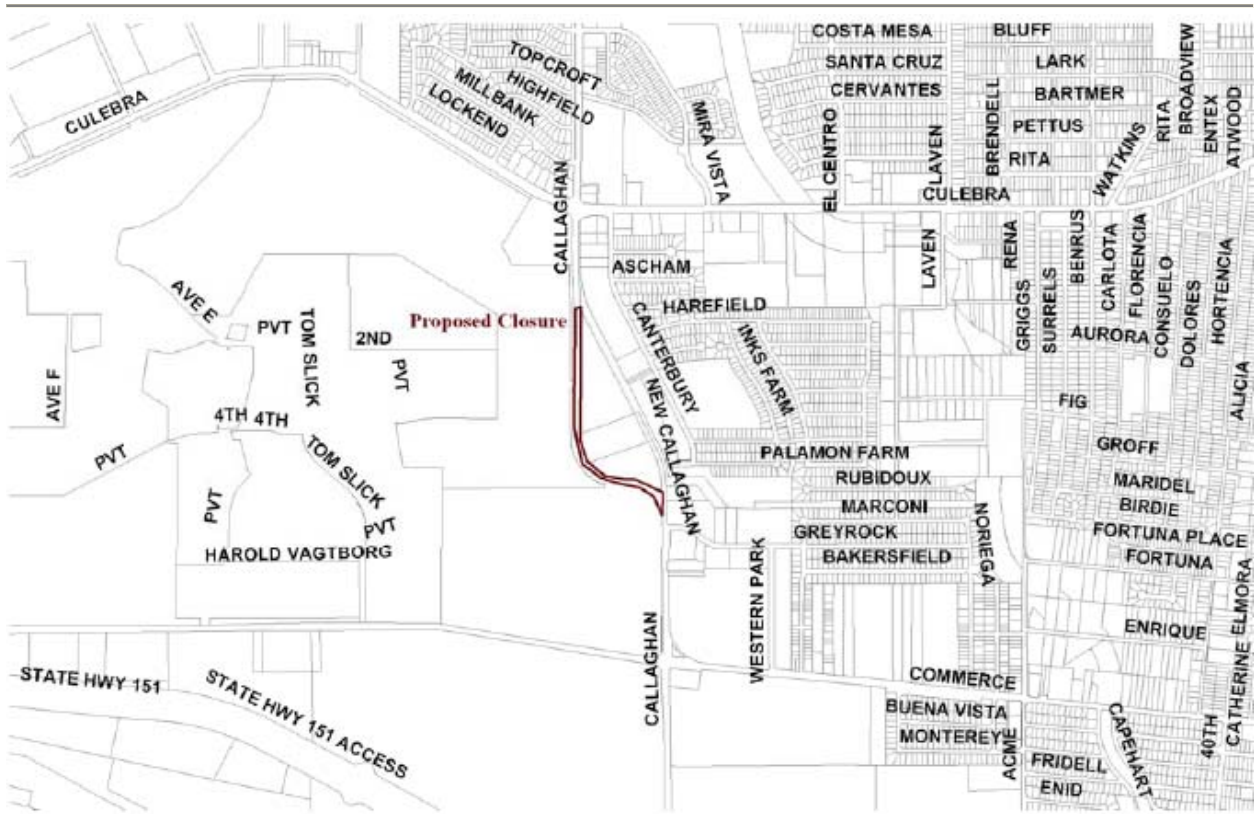
**Attest:**

**Approved As To Form:**

\_\_\_\_\_  
Leticia M. Vacek, City Clerk

\_\_\_\_\_  
Robert F. Greenblum, City Attorney

# Attachment I



## Attachment II

---

Being a 4.0908-acre (178,194 square feet) tract of land located in N.C.B. 11493, City of San Antonio, Bexar County, Texas and being a portion of that certain parcel of land designated as Callaghan Road (60' width) being owned and maintained by the City of San Antonio, Bexar County, Texas; said 4.0908-acre tract being more particularly described as follows (all bearings being referenced to the Texas State Plane Coordinate System, South Central Zone, NAD83/93 adjustment):

**BEGINNING** at a found 1/2" iron rod for the common corner of that certain 5.0-acre tract conveyed to the Southwest Research Institute as described by Deed in Volume 16263, Page 687 of the Official Public Records of Real Property, Bexar County, Texas and that certain 9.070-acre tract conveyed to Southwest Research Institute as described by deed in Volume 12473, Page 827 of the Official Public Records of Real Property, Bexar County, Texas, said iron rod also being in the existing east right-of-way of the aforementioned Callaghan Road, and having grid coordinates of Y=13708413.51 and X=2094981.86;

THENCE, continuing in a southerly direction along the common line of the aforementioned 5.0-acre tract and Callaghan Road, South 00°15'30" East, a distance of 46.21 feet to the beginning of a tangent curve to the left, for a corner of the herein described tract;

THENCE, continuing along said curve to the left and the aforementioned common line, at an arc length of 285.56 feet, pass the common corner of the aforementioned 5.0-acre tract, the existing east right-of-way of Callaghan Road, and the northwest corner of that certain 4.390-acre tract conveyed to Southwest Research Institute as described in Volume 12473, Page 816 of the Official Public Records of Real Property, Bexar County, Texas, and continuing a total arc length of 701.26 feet, with a radius of 439.25 feet, through a central angle of 91°28'23" and a chord bearing and distance of South 45°59'41" East, 629.12 feet to a point of reverse curvature, for a corner of the herein described tract;

THENCE, continuing along said common line of the aforementioned Southwest Research tract and the east right-of-way of Callaghan Road and the south line of a tract of land apparently owned by Southwest Research (though no deed or instrument of conveyance has been located), through said reverse curve to the right, an arc length of 290.89 feet, with a radius of 506.56 feet, through a central angle of 32°54'08" and a chord bearing and distance of South 75°16'49" East, 286.91 feet to a point on the west right-of-way of that certain tract designated New Callaghan Road as described in Volume 5300, Page 228 of the Deed and Plat Records, Bexar County, Texas, and a point of reverse curvature, for a corner of the herein described tract;

THENCE, continuing along said west right-of-way line of New Callaghan Road, through said reverse curve to the left, an arc length of 128.36 feet, with a radius of 370.00 feet, through a central angle of 19°52'35" and a chord bearing and distance of

South 68°46'02" East, 127.71 feet to a point of compound curvature, for a corner of the herein described tract;

THENCE, continuing along said common line and said compound curve to the left, an arc length of 45.68 feet, with a radius of 25.00 feet, through a central angle of 104°41'21" and a chord bearing and distance of North 48°57'00" East, 39.59 feet to a non-tangent point of curvature of a curve to the right, of which the radius point bears South 86°36'20" West, for a corner of the herein described tract;

THENCE, leaving said common line and continuing in a southerly direction along said curve to the right, an arc length of 78.95 feet, with a radius of 1399.58 feet, through a central angle of 03°09'00" and a chord bearing and distance of South 01°49'10" East, 76.94 feet to a point of tangency, for a corner of the herein described tract;

THENCE, South 00°14'40" East, a distance of 229.41 feet to a non-tangent point of curvature of a curve to the left, of which the radius point bears South 75°55'27" West, said point being on the common line of that certain 113.9 acres conveyed to Southwest Research Institute and described by deed in Volume 12473, Page 816 of the Official Public Records of Real Property, Bexar County, Texas, and the existing south right-of-way of Callaghan Road, for a corner of the herein described tract;

THENCE, continuing in a northwesterly direction along said common line and said curve to the left, an arc length of 597.99 feet, with a radius of 448.34 feet, through a central angle of 76°25'13" and a chord bearing and distance of North 52°17'09" West, 554.64 feet to a point of reverse curvature, of which the radius point bears North 00°29'46" West, for a corner of the herein described tract;

THENCE, continuing in a northwesterly direction along said common line and said reverse curve to the right, an arc length of 786.29 feet, with a radius of 499.25' feet, through a central angle of 90°14'16" and a chord bearing and distance of North 45°22'38" West, 707.51 feet to a point of tangency, for a corner of the herein described tract;

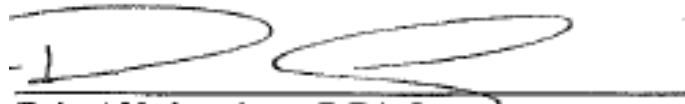
THENCE, continuing in a northerly direction along said common line, North 00°15'30" West, at 121.01 feet pass the common corner of the aforementioned 113.9-acre tract and that certain 120.000 acres conveyed to Southwest Research Institute and described by deed in Volume 3360, Page 1408 of the Official Public Records of Real Property, Bexar County, Texas, at 513.88 feet pass a found 1/2" iron rod with cap stamped "OVERBY" for a corner on the east line of Lot 29, Block 1, N.C.B. 11493, Southwest Research Institute – Phase XII, as described by plat in Volume 9564, Page 223 of the Deed and Plat Records of Bexar County, Texas, at 613.90 feet pass a found 1/2" iron rod with cap stamped "OVERBY" for a corner on the east line of the aforementioned Lot 29, Block 1, at 981.97 feet pass the common corner of the aforementioned 120.000-acre tract and that certain 67.94 acres conveyed to Southwest Research Institute and described by deed in Volume 10500, Page 1519 of the Official Public Records of Real Property, Bexar County, Texas, and continuing a total distance of 1,662.22 feet to a non-tangent point of curvature of a curve to the left, of which the radius point bears North 81°37'35" East, for a corner of the herein described tract;

THENCE, leaving said common line and continuing in a southeasterly direction along said curve to the left, an arc length of 250.42 feet, with a radius of 1243.00 feet, through a central angle of 11°32'35" and a chord bearing and distance of South 14°08'42" East, 249.99 feet to a point of non-tangency in the common line of the existing east right-of-way of the aforementioned Callaghan Road, the north corner of the aforementioned 9.070-acre tract and the northeast corner of the herein described tract;

THENCE, continuing in a southerly direction along said common line, South 00°15'30" East, a distance of 1,373.32 feet to the **POINT OF BEGINNING** and containing 4.0908 acres (178,194 square feet) of land, more or less.

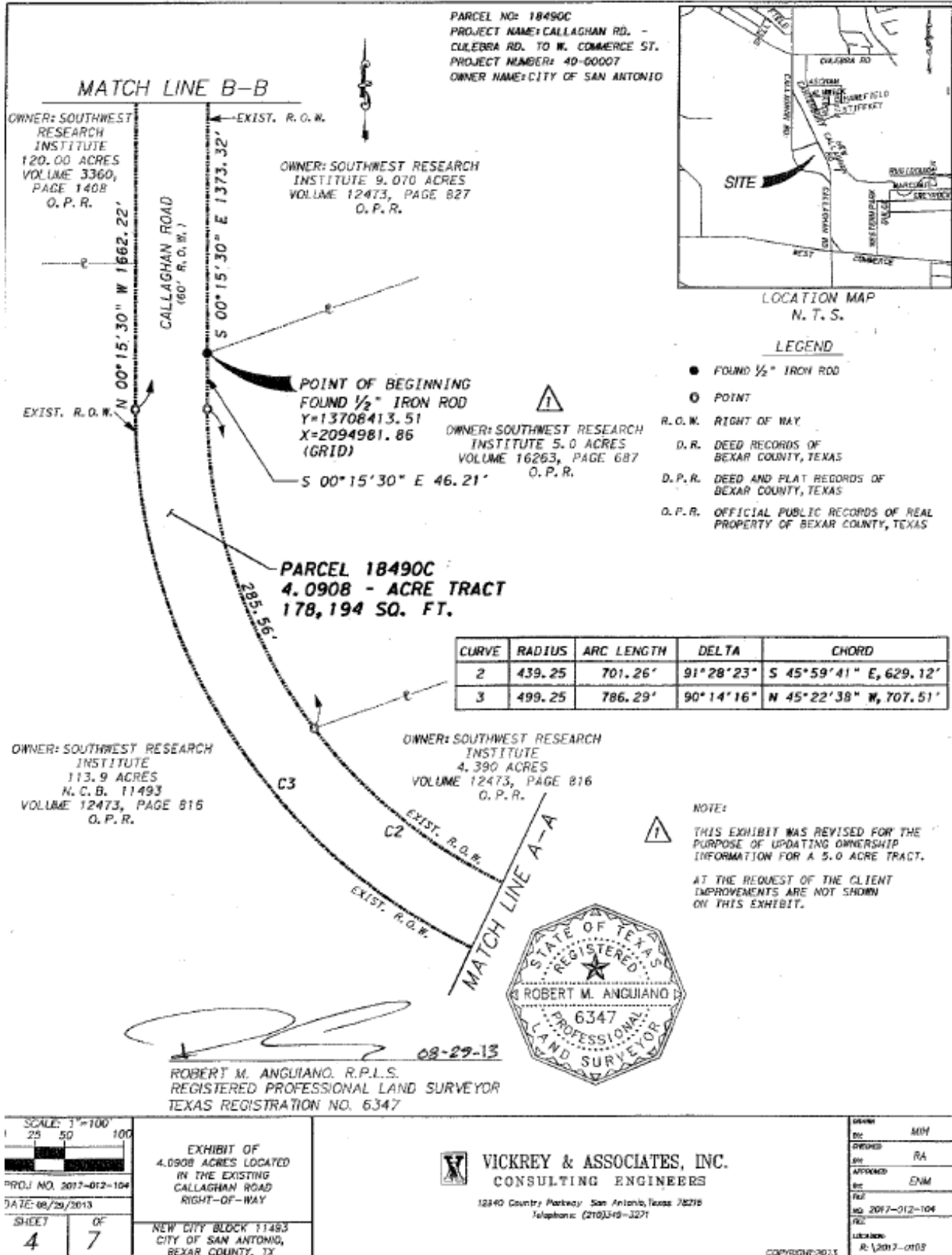
Job No. 2017-010-104  
RMA m&b 178,194 sq. ft.  
August 29, 2013

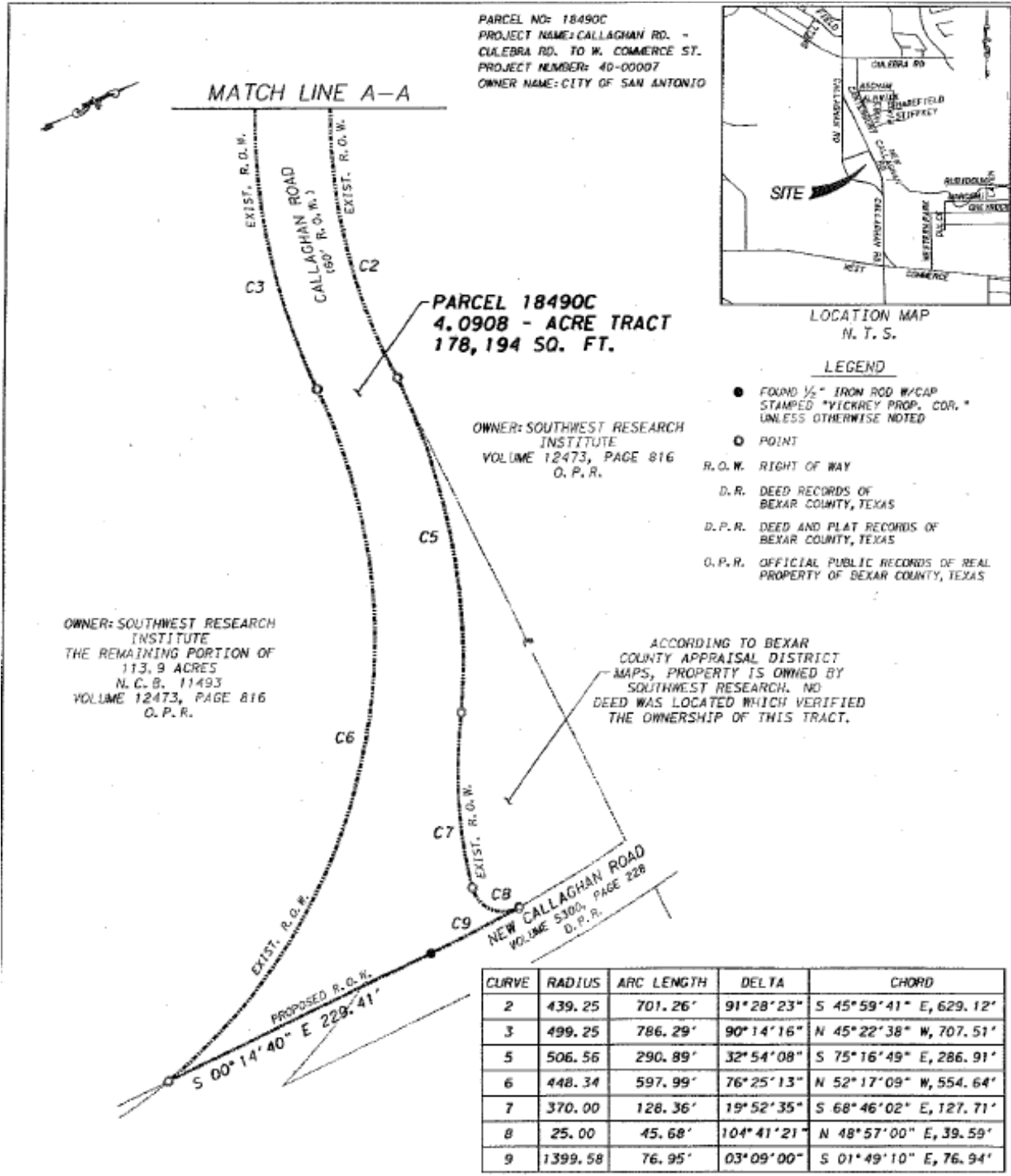
Certified this 29<sup>th</sup> day of August, 2013



Robert M. Anguiano, R.P.L.S.  
Registered Professional Land Surveyor  
Texas Registration No. 6347  
Vickrey & Associates, Inc.







SCALE: 1"=100'

0 25 50 100

PROJ. NO. 2017-012-104

DATE: 08/28/2013

SHEET 5 OF 7

EXHIBIT OF  
 4.0908 ACRES LOCATED  
 IN THE EXISTING  
 CALLAGHAN ROAD  
 RIGHT-OF-WAY

NEW CITY BLOCK 11493  
 CITY OF SAN ANTONIO,  
 BEXAR COUNTY, TX

**VICKREY & ASSOCIATES, INC.**  
 CONSULTING ENGINEERS

12940 Country Parkway, San Antonio, Texas 78218  
 Telephone: (210)348-3271

DRAWN: MAH

CHECKED: RA

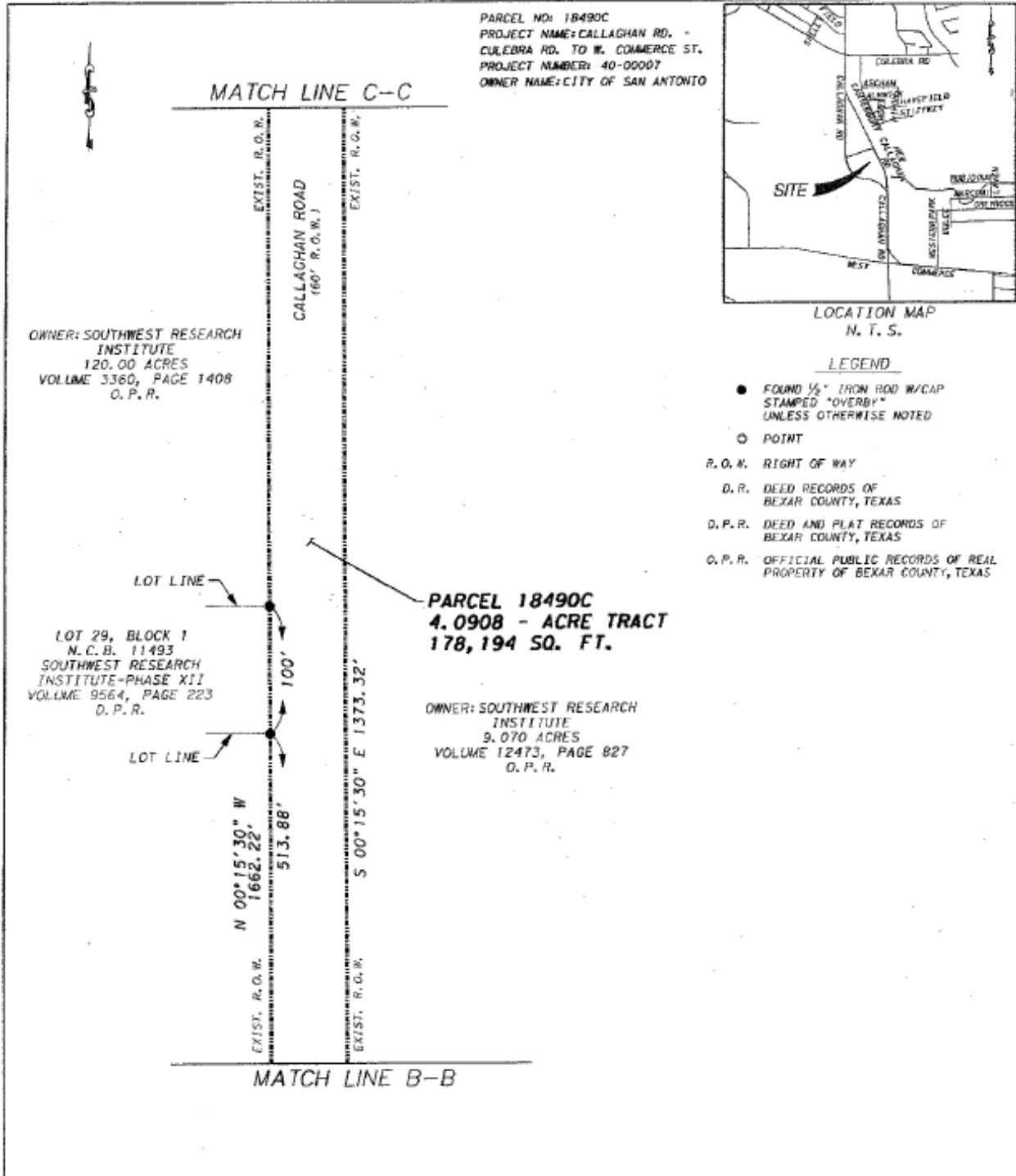
APPROVED: ENW

FILE NO. 2017-012-104

LOCATION: R. 12017-0105

CDP/ROAD/2013





SCALE: 1"=100'	
0	25 50 100
FROM NO. 2017-012-104	
DATE: 06/28/2013	
SHEET	OF
6	7

EXHIBIT OF  
4.0908 ACRES LOCATED  
IN THE EXISTING  
CALLAGHAN ROAD  
RIGHT-OF-WAY

NEW CITY BLOCK 11493  
CITY OF SAN ANTONIO,  
BEXAR COUNTY, TX



**VICKREY & ASSOCIATES, INC.**  
CONSULTING ENGINEERS

12940 Country Parkway San Antonio, Texas 78216  
Telephone: (210)348-3271

OWNER	MHT
BY	RA
DATE	ENW
FILE	
NO.	2017-012-104
FILE	
ISSUED	R: 1/2017-0105

