

PETITION REQUESTING ANNEXATION BY AREA LANDOWNERS

TO THE MAYOR OF THE GOVERNING BODY OF PITTSBURG, TEXAS:

The undersigned owners of the hereinafter described tract of land, which is vacant and without residents, or on which fewer than three qualified voters reside, hereby waives the requirement to be offered a development agreement pursuant to Section 43.035, and petition your honorable Body to extend the present city limits so as to include as part of the City of Pittsburg Texas, the following described territory, to wit:

CAMP COUNTY PARCEL ID 5045 - ABS A097 A C PECK, 8.07 ACRES. Located on Highway Hwy 271 North, Pittsburg, Texas. Attached Survey

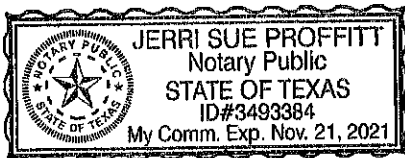
We certify that the above described tract of land is contiguous and adjacent to the City of Pittsburg, Texas, is not more than one-half mile in width [only limited by Local Government Code Section 43.028], and that this petition is signed and duly acknowledged by the persons having an interest in said land. The property owners have also received a Municipal Service Agreement.

Signed: *M. Z. Latif*

THE STATE OF TEXAS
COUNTY OF Camp

BEFORE ME, the undersigned authority, on this day personally appeared MALIK Z. LATIF, and _____, known to me to be the persons whose names are subscribed to the foregoing instrument and each acknowledged to me that he executed the same for the purposes and consideration therein expressed.





Given under my hand and seal of office, this 31 day of August, 2020.
Jerrri Sue Proffitt
Notary Public in and for 11-21-20 County, Texas.



2020

CITY OF PITTSBURG

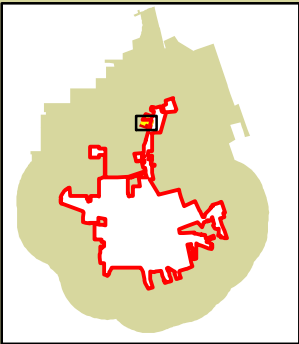
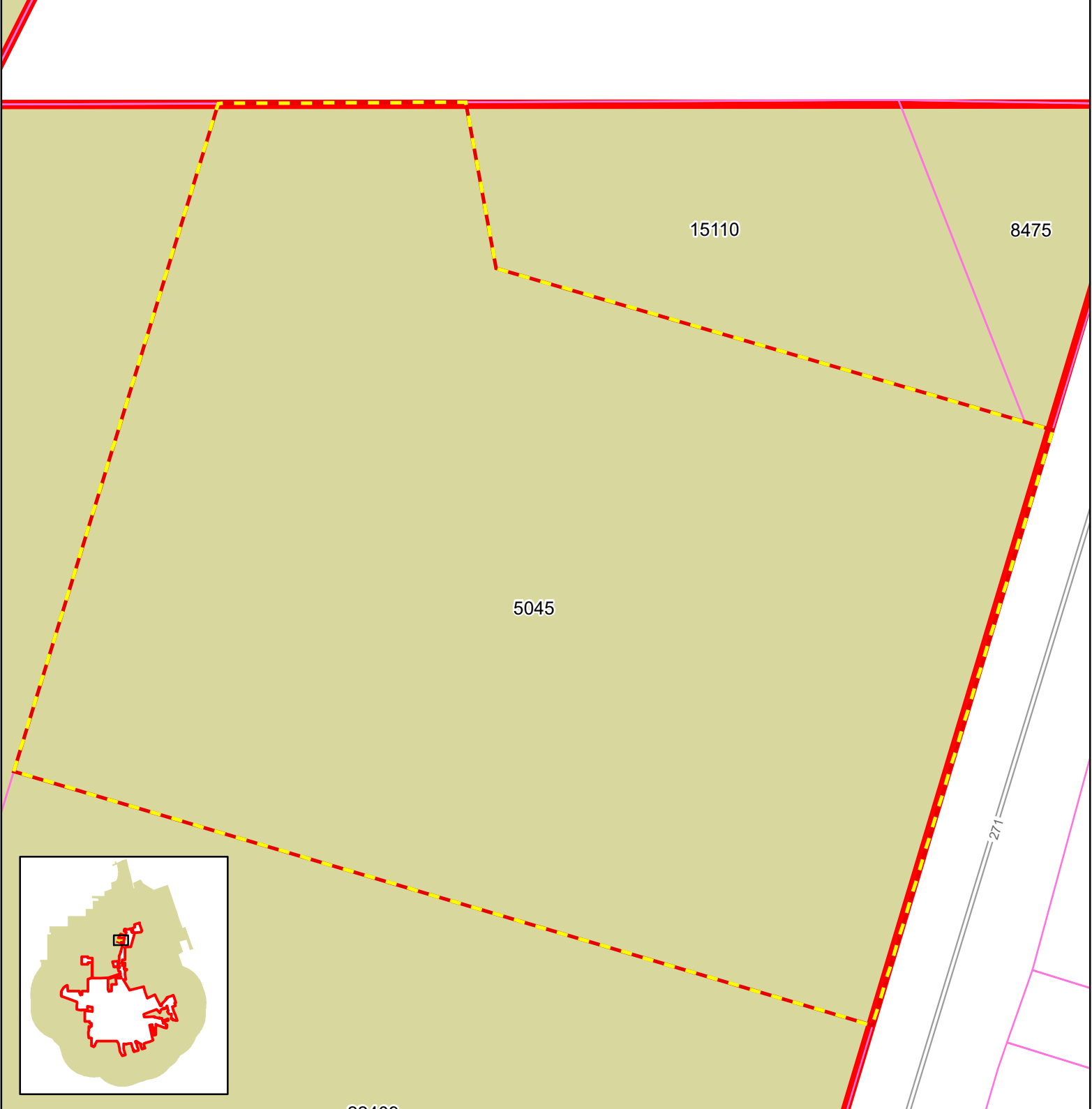
PROPOSED ANNEXATION

-  Camp County Parcels
-  CITY BOUNDARY
-  ETJ
-  5045



Inside City Limits

Property ID: 5045



00100

**CITY OF PITTSBURG
MUNICIPAL ANNEXATION SERVICE PLAN**

THIS MUNICIPAL ANNEXATION SERVICE PLAN is entered into, and agreed by the CITY OF PITTSBURG, herein called CITY, and Malik Latif, herein called PROPERTY OWNER, and concerns the annexation of property of PROPERTY OWNER into the CITY and specifies the parties agreements as to the municipal services that the CITY will offer and provide to PROPERTY OWNER on the area annexed.

Sec. 1. INTRODUCTION

This service plan has been prepared in accordance with Local Government Code, Subchapter C-3 Section 43.0672. Municipal facilities and services to the annexed area described within this document will be provided or made available on behalf of the city at the following levels and in accordance with the following schedule.

Sec. 2. AREA ANNEXED:

CAMP COUNTY PARCEL ID 5045 - ABS A097 A C PECK, 8.07 ACRES. Located on N Hwy 271, Pittsburg, Texas.
Attached Exhibit illustrates and describes the area that is being considered for annexation.

Sec. 3. SERVICES TO BE PROVIDED UPON THE EFFECTIVE DATE OF ANNEXATION ORDINANCE

A. FIRE

Services to be Provided on effective date of annexation ordinance:

Fire suppression will be available to the area upon annexation. Fire response will be provided by the Pittsburg Fire Department at the same level provided throughout the city. The fire response should impact your ISO rating positively.

B. POLICE

Services to be Provided on effective date of annexation ordinance:

The City of Pittsburg Police Department will extend regular and routine patrols to the area as well as animal control services.

C. BUILDING INSPECTION

Services to be Provided on effective date of annexation ordinance:

The Building Inspection Department will provide services upon annexation. This includes issuing building, electrical and plumbing permits for any new construction and remodeling, and enforcing all other applicable building codes which regulates building construction within the City of Pittsburg in accordance with applicable laws, rules, and regulations.

D. PLANNING AND ZONING

Services to be Provided on effective date of annexation ordinance:

The Planning and Zoning Department's responsibility for regulating development and land use through the administration of the City of Pittsburg Zoning Ordinance will extend to this area on the effective date of the annexation. This service will provide comprehensive planning, land development, land use regulations, site plan review, and zoning in accordance with all applicable laws, rules, and regulations.

E. CODE COMPLIANCE

Services to be Provided on effective date of annexation ordinance:

The City's Code Compliance Department will provide education, enforcements, and abatements relating to code violations within the property in accordance with applicable ordinance, laws, rules, and regulations. The City will provide regulatory signage services and compliance with the City ordinances, policies, procedures and applicable laws.

F. SOLID WASTE SERVICES

Services to be Provided on effective date of annexation ordinance:

The City will provide Solid Waste Collection (trash) services in accordance with existing City ordinances, policies, and fee schedules except where prohibited by law.

G. WATER SERVICES

Bi-County Rural Water District provides water services to this property. If you wish for the City of Pittsburg to provide water services to this property you will need to contact Bi-County for their consideration and approval.

H. SANITARY SEWER SERVICE

This property is located within the serviceable area of city sanitation sewer services. The city has provided sanitary sewer service on the east side of US Highway 271 across the highway from the above referenced property. Property owner, at their expense, will have the opportunity to connect to the city's sanitary sewer service. Any cost associated with construction to connect to this service is at the cost of the property owner.

I. UNIFORM LEVEL OF SERVICES MAY NOT BE PROVIDED

Nothing in this service plan shall require the city to provide a uniform level of full municipal services to each area of the city, including the annexed area being considered. Different characteristics of topography, land use, and population density are considered a sufficient bases for providing different levels of service.

SIGNED and ENTERED INTO ON THIS THE 31st day of August, 2020

CITY:

By: 

PROPERTY OWNER:

By: 

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN TO ALL INTERESTED PERSONS, THAT:

The City of Pittsburg, Texas received a petition requesting annexation by Malik Latif. Proceedings to enlarge and extend the boundary limits of said city to include the following described territory, to-wit:

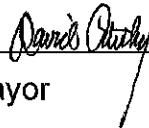
SEE ATTACHED EXHIBITS.

A 8.07 acre tract located on Highway 271 North. This property is located adjacent to the existing City of Pittsburg city limit boundary. The Camp County Parcel Identification Number 5045; ABS A097 A C PECK, 8.07 acres located on Hwy 271 North Pittsburg, Texas

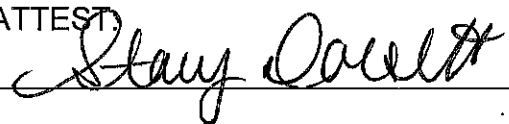
A public hearing will be held by and before the City Council of the City of Pittsburg, Texas on the 9th day of November 2020 at 5:30pm in the City Council Chamber of the City Hall of the City of Pittsburg, Texas, for all persons interested in the above proposed annexation. At said time and place all such persons shall have the right to appear and be heard. Of all said matters and things, all persons interested in the things and matters herein mentioned, will take notice.

By order of the City Council of the City of Pittsburg, Texas this the 24th day of September, 2020.





Mayor

ATTEST




CITY OF PITTSBURG

October 18, 2020

Malik Latif

Re: Annexation of Property / 8.07 acre tract of Camp County Parcel ID's 5045

The purpose of this letter is to notify you that your petition for the City of Pittsburg to consider your property, a 8.07 acre tract located at N Highway 271, to be annexed within the City of Pittsburg Corporate City Limits has been received. You, Malik Latif, property owner, has waived the offer of the city to provide a developers agreement and the property has been requested to be used for commercial business.

Under state law, the City may annex the area after following certain notice and hearing procedures contained in Chapter 43 of the Texas Local Government Code.

State law establishes the procedure the City must follow to annex the area. City staff has prepared and enclosed a service plan agreement describing the services the City will provide in the area upon annexation. You have signed the Service Plan Agreement. The City Council will then hold a public hearing to discuss the annexation and the service plan. The public hearing is scheduled for Monday, November 9, 2020 at 5:30pm. City Council meeting agenda and details will be posted in compliance with the Texas Open Meetings Act. You are invited to attend and make any comments you wish to be heard.

After the required public hearing, the City Council of Pittsburg will take action on a proposed annexation ordinance concerning your property.

If you have questions concerning the annexation process, we encourage you to contact Mike Setty, City Attorney, at 903-856-6615.

Regards,

Clint Hardeman
City of Pittsburg
City Manager

Enclosed: Legal description of property petitioned to be annexed and proposed service plan.