

PETITION FOR RELEASE FROM THE CITY OF SEGUIN'S EXTRATERRITORIAL JURISDICTION (ETJ)



PLANNING & CODES

PROPERTY OWNER INFORMATION

Property Owner(s)	ALISON & CHRISTOPHER HEREMEIER
Company Name	
Property Owner(s) Mailing Address	3050 FM 1104 KINGSBURY, TX 78638
Property Owner(s) Phone Number	
Property Owner(s) Email	alison@habitablespaces.org

DESCRIPTION OF REQUEST

Property location of area(s) to be released: 3050 FM 1104 KINGSBURY TX

Number of properties to be released from ETJ: 1 Total Acres to be released from ETJ: 28.00 ac

REQUIREMENTS FOR PETITION

PID# 191108

Applicability (Texas Government Code Chapter 42, Sec. 42.101)	
Yes/No	Is the property within five miles of the boundary of a military base at which an active training program is conducted?
Yes/No	Is the property designated as an industrial district?
Yes/No	Is the property subject to a development agreement entered into under Section 43.0751?
Petition Requirements (Texas Government Code Chapter 42, Sec. 42.104)	
<input checked="" type="checkbox"/>	Completed Application for Release from the City of Seguin's Extraterritorial Jurisdiction ETJ (this page).
<input type="checkbox"/>	Exact Property description in the form of 1) Metes and Bounds, or 2) Lot and block number, if there is a recorded map or plat.
<input type="checkbox"/>	Signed "Release from ETJ Petition" (see next page). More than 50% of the registered voters within the area to be released must provide a signature.
<input type="checkbox"/>	Provide proof of authority to sign on behalf of the entity, estate, trust, etc., if the property is owned by an entity, estate, trust, etc.
<input type="checkbox"/>	Provide deed(s) as proof of ownership if the current ownership differs from data available on the Guadalupe Appraisal District website.

524
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RELEASE FROM ETJ PETITION

By signing this petition, I hereby request to be removed from the City of Seguin's Extraterritorial Jurisdiction (ETJ). I hereby affirm that I am the legal owner of the property identified below.

Tax ID #	Property Owner Printed Name	Property Owner Signature	Date Signed	Voter Registration No or Date of Birth
191108 R 850072				

ACKNOWLEDGMENTS

STATE OF TEXAS §
 COUNTY OF GUADALUPE §

BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared _____, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that (he/she) executed it for the purposes and consideration expressed in it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this ____ day of _____, 20__.

 Notary Public - State of Texas

STATE OF TEXAS §
 COUNTY OF GUADALUPE §

BEFORE ME, the undersigned, a Notary Public in and for the State of Texas, on this day personally appeared _____, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that (he/she) executed it for the purposes and consideration expressed in it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this ____ day of _____, 20__.

 Notary Public - State of Texas

(ADD ADDITIONAL ACKNOWLEDGMENTS ON SEPARATE SHEET IF NEEDED)

In Kingsbury

To the Mayor and City Council of the City of Seguin, Texas ("City"): We, the undersigned, constituting a majority in value of the holders of title of land in the area described by this petition, as indicated by the tax rolls of the Guadalupe County Appraisal District, pursuant to Local Government Code §42.102(a) and in accord with Election Code §227, hereby petition the City to be released from the extraterritorial jurisdiction of the City. A map of the land to be released is attached to this petition, along with a description by metes and bounds, or lot and block number, in compliance with Texas Local Government Code §42.104(d).

ONLY HOLDERS OF TITLE OF LAND IN THE AREA DESCRIBED BY THIS PETITION, AS INDICATED BY THE TAX ROLLS OF THE GUADALUPE COUNTY APPRAISAL DISTRICT, MAY SIGN THIS PETITION. PLEASE FILL IN ALL BLANKS THAT ARE NOT OPTIONAL.

Date Signed	Signature	Printed Name	Residence Address	City/State/Zip	Voter Registration Number or Date of Birth	Email (optional)
11/20	<i>[Signature]</i>	Alison Heinemeier	3050 FM 1104,	Kingsbury TX 78038	11-25-1970	alison@hab.hab.tx
4/20	<i>[Signature]</i>	Chris S. Heinemeier	3050 FM 1104	Kingsbury TX 78038	04-12-1977	shane@hab.hab.tx 5 peers.org

AFFIDAVIT OF CIRCULATOR SHANE HEINEMEIER

STATE OF TEXAS, COUNTY OF GUADALUPE, BEFORE ME, the undersigned, on this 11/20/23 (date) personally appeared ALISON HEINEMEIER, (name of person who circulated petition), who being duly sworn, deposes and says: "I circulated this petition. I called each signer's attention to the full text of the proposed city charter amendment printed on the back of this petition before the signer affixed their signature to the petition. I witnessed the affixing of each signature. Each signer freely provided all information required on this petition. The correct date of signing is shown on the petition. I verified each signer's registration status and believe that each signature is the genuine signature of the person whose name is signed and that the corresponding information for each signer is true and correct." SWORN TO AND SUBSCRIBED BEFORE ME THIS DATE

X *[Signature]*

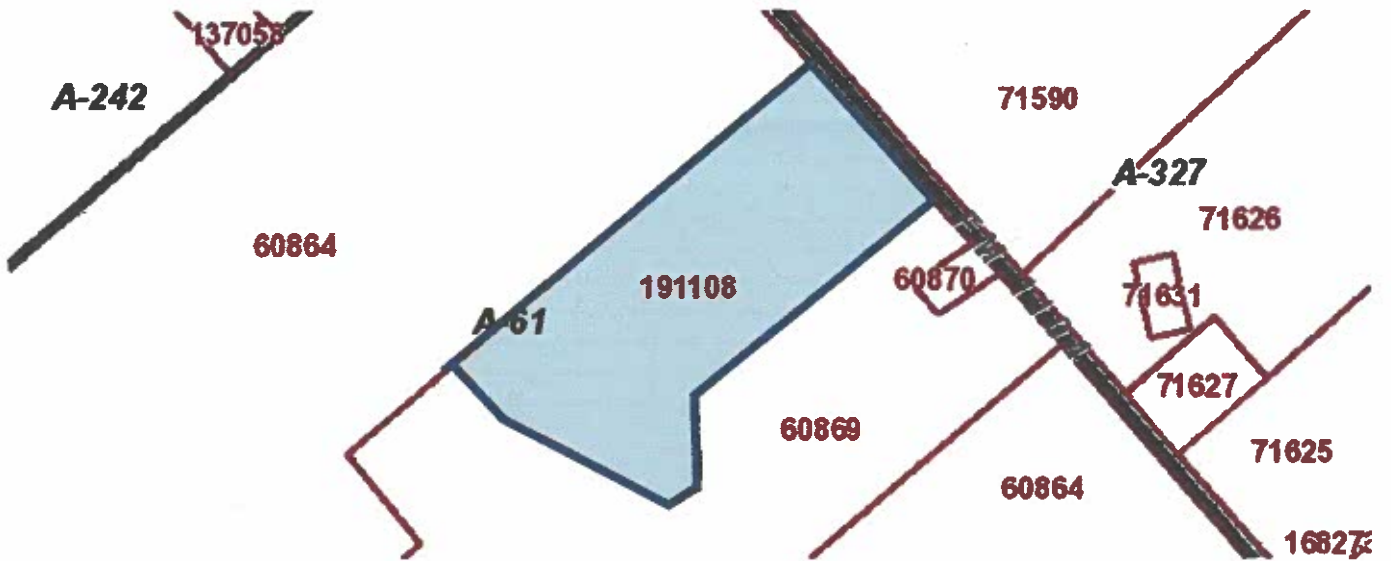
Signature of circulator

[Signature]
Signature of officer administering oath

(SEAL)



Map



Property Details

Account		
Property ID:	191108	Geographic ID: 2G0061-0000-00430-0-00
Type:	Real	Zoning:
Property Use:		
Location		
Situs Address:	3050 FM 1104 TX	
Map ID:	L-15	Mapsc0:
Legal Description:	ABS: 61 SUR: M BESORE 28.00 AC. "BAUMERT RANCH"	
Abstract/Subdivision:	G_A0061 - BESORE M	
Neighborhood:	RURAL_G16	
Owner		
Owner ID:	283936	
Name:	HEINEMEIER CHRISTOPHER SHANE & ALISON	
Agent:		
Mailing Address:	3050 FM 1104 KINGSBURY, TX 78638	
% Ownership:	100.00%	
Exemptions:	For privacy reasons not all exemptions are shown online.	

Property Values

BASELINE DCCM

FIELD NOTES

Field notes of a 28.000 acre tract of land situated in Guadalupe County, Texas and being out of the M. Besore Survey, Abstract 61, and being out of that 82.46 acre tract conveyed to William T. Heinemeier, by deed recorded as Document No. 20199901088, Official Public Records of Guadalupe County, Texas, and being more particularly described by metes and bounds as follows:

Beginning at a 1/2" iron rod found in the southwest line of F.M. Road 1104, being the north corner of said 82.46 acre tract and this tract, being the east corner of a 50.00 acre tract described in Document No. 201999018328.

Thence S 42° 16' 42" E. 690.88 feet along the southwest line of F.M. Road 1104 to a 1/2" iron rod set at the east corner of this tract.

Thence into said 82.46 acre tract and along the southeast line of this tract, as follows:
S 58° 25' 05" W. 1143.76 feet to a 1/2" iron rod set at an angle point.
S 03° 29' 56" E. 341.38 feet to a 1/2" iron rod set at an angle point.
S 58° 27' 59" W. 130.12 feet to a 1/2" iron rod set at the southwest corner of this tract.

Thence along the southwest line of this tract, as follows:
N 63° 03' 29" W. 692.25 feet to an iron rod set at an angle point.
N 43° 53' 48" W. 280.01 feet to a 1/2" iron rod with cap (Tri County) found in the northwest line of said 82.46 acre tract, being the south corner of said 50.00 acre tract, and being the west corner of this tract.

Thence along the northwest line of said 82.46 acre tract, being the southeast line of said 50.00 acre tract, as follows:
N 48° 58' 31" E. 105.48 feet to a 1/2" iron rod with cap (Tri County) found at an angle point.
N 48° 45' 31" E. 267.66 feet to a 1/2" iron rod set at an angle point.
N 49° 26' 31" E. 1366.40 feet to the Place of Beginning and containing 28.000 acres of land according to a survey made on the ground.

All 1/2" iron rods set with orange plastic cap "BASELINE HA KUEHLEM".
Job No. 2200000282 - SHeinemeier
RE: Plat-Bearing Source: Texas Coordinate System NAD 83 (2011) - South Central Zone
Distances are GRID - to convert to surface multiply by 1.00015



Surveyed July 13, 2022

A handwritten signature in black ink, appearing to read "H. Kuehlem", written over a horizontal line.

HENRY A. KUEHLEM
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 4020

EXHIBIT A