# TE NO 12

### **CITY OF HOUSTON - CITY COUNCIL**

Meeting Date: 3/3/2021 ETJ Item Creation Date:

PLN - Annexation of 352.7329 Acres of Land to Harris County Improvement District No. 13

Agenda Item#: 3.

# **Background:**

Management Districts are special districts created by the Texas Legislature. Generally, these districts are empowered to promote, develop, encourage and maintain employment, commerce, transportation, water and sewerage improvements, housing, tourism, recreation, arts, entertainment, economic development, safety and public welfare. Typically, management districts are given the power to finance their operations by issuing bonds or other obligations, payable in whole or in part as valorem taxes, assessments, impact fees or other funds of the district to provide improvements and services.

On August 10, 2016, the City of Houston consented to the creation of Harris County Improvement District No. 13. This District is located entirely in Harris County and extraterritorial jurisdiction of the City of Houston. None of it falls within Houston's corporate limits.

The Board of Directors of Harris County Improvement District No. 13 has now submitted a petition requesting the City of Houston's consent to the addition of approximately 352.7329 acres of land to the District. The addition of land is necessary to preserve, maintain and enhance the economic health of the District, and will be developed for commercial, mixed, office, medical and multifamily land uses.

A management district is intended to supplement, not supplant, existing public services. The addition of land to this district would not release Harris County or the City of Houston from its obligations to provide services to the area, nor does it require additional services from the City. The City assumes no liability for the debts obligations or liabilities of the district.

The Planning and Development Department recommends City Council consent to the addition of the 352.7329 acres of land to Harris County Improvement District No. 13.

Margaret Wallace Brown, AICP, CNU-A

Director

Planning and Development Department

### **Prior Council Action:**

Ordinance 2016-609; 8/10/2016

## **Contact Information:**

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# **ATTACHMENTS:**

Description	гуре
Petition for Annexation	Backup Material
Metes and Bounds Description A1 Part 1	Backup Material
Metes and Bounds Description A1 Part 2	Backup Material
Metes and Bounds Description A1 Part 3	Backup Material
Metes and Bounds Description A2 Part 1	Backup Material
Metes and Bounds Description A2 Part 2	Backup Material
Metes and Bounds Description A2 Part 3	Backup Material
Metes and Bounds Description A2 Part 4	Backup Material
Metes and Bounds Description A3	Backup Material
Consent Conditions Exhibit B	Backup Material
Certificate of Authority Dunham	Backup Material
Certificate of Authority Mason	Backup Material
Lienholder Authority	Backup Material
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Liennoider Consent Annexation Map Vicinity Map Flood Plain Map Proposed Site Plan Backup Material Backup Material Backup Material Backup Material Backup Material