

**ACA Petition for Annexation
Item #12**

Who is ACA?
Aquifer Conservation Alliance
ACA Legal Fancher Legal, PLLC

ACA was created to build the strategy



Action of the Legislature - Formed through special legislation, which is usually introduced by a local senator or representative

Petition to TCEQ by property owners - Local landowners may petition the Texas Commission on Environmental Quality (TCEQ) to form a groundwater conservation district.

Initiation by the TCEQ - If local landowners do not take action to create a groundwater conservation district in a priority groundwater management area, the TCEQ can create one.

Addition of territory to an existing district - A group of landowners can petition an existing GCD's board of directors to be annexed into that district. The annexation must be approved by the directors, public hearings must be held and the addition must be confirmed by voters.

Our goal is to establish a GCD



- Ensure future developments have water
- Protect landowners' existing investments
- Help the county promote healthy growth
- Support local conservation programs
- Bring peace to our community



Why we chose Clearwater UWCD

- Decision making is driven by science
- Operational in months not years
- 20 years of demonstrated success
- Fiscally Conservative
 - 1/8 of 1% of Williamson County's annual budget
 - \$10-15 per landowner per year

An effective GCD needs a strong board – Aquifers do not follow county lines.
- Col (ret) Terry Wilson

GCD Creation Options

- Legislative
- TCEQ Petition
- Priority Groundwater Management Area (PGMA) Designation
- Annexation into Existing GCD

GCD Creation Options

➤ Legislative Creation Process

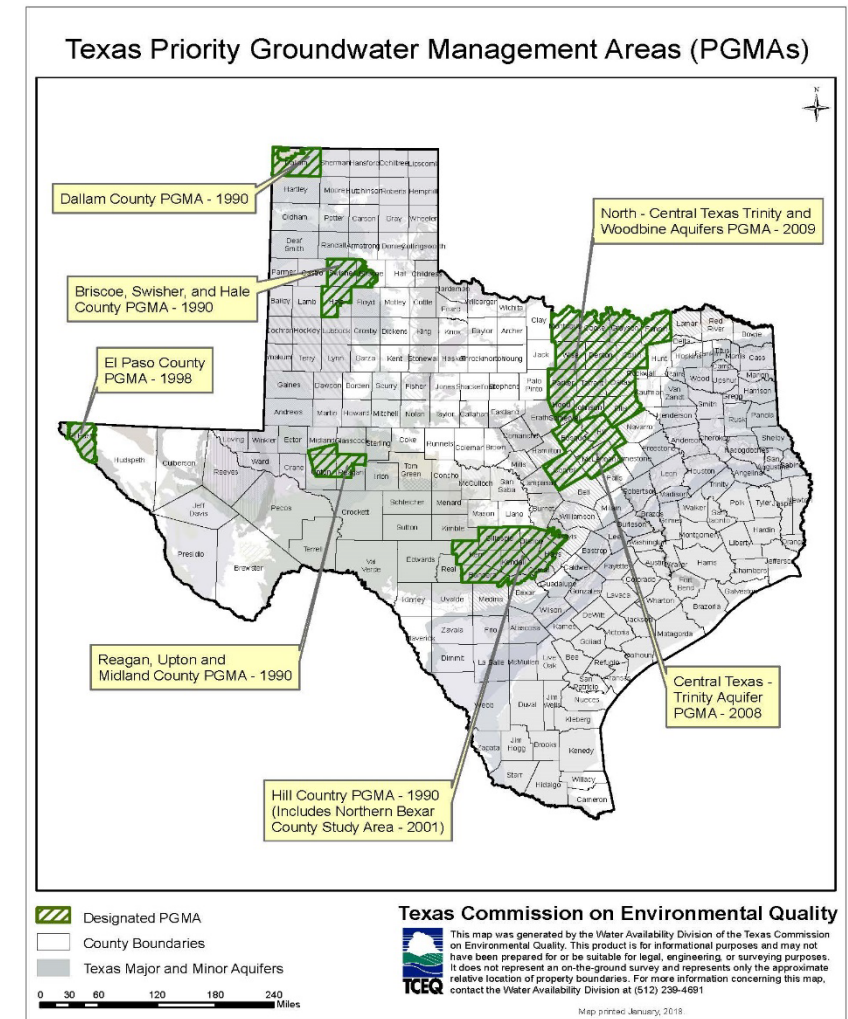
- Passage of bill by the Texas Legislature

➤ TCEQ Petition

- Texas Water Code Sections 36.013 - 36.015
- TCEQ Commissioners make decision on whether to create GCD
- Confirmation election required

PGMA Designation Process

- First requires designation of a PGMA under Chapter 35 of Texas Water Code
 - TCEQ designates PGMA
 - Example: Southwestern Travis County GCD
- Confirmation election required in territory to be annexed

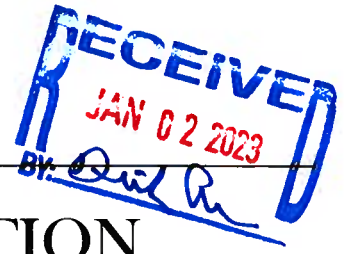


Annexation into Existing GCD

- Governed by Subchapter J of Chapter 36, Texas Water Code
- Petition requirements depend on area
 - Texas Water Code Section 36.325
 - e.g., at least 50 landowners in territory to be annexed
- Hearings are held within existing GCD and area proposed for annexation
- After hearings, GCD adds territory by resolution if it finds that “addition of the land would benefit the district and the territory to be added”
- Confirmation election required in area to be annexed

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**PETITION FOR ANNEXATION
TO THE
CLEARWATER UNDERGROUND WATER
CONSERVATION DISTRICT**

TO THE HONORABLE BOARD OF DIRECTORS OF THE CLEARWATER UNDERGROUND WATER CONSERVATION DISTRICT:

COMES NOW, the undersigned individuals ("*Petitioners*"), and present this Petition for Annexation to the Clearwater Underground Water Conservation District ("*Petition*"), and in support thereof would respectfully show the following:

I. BACKGROUND & GOVERNING LAW

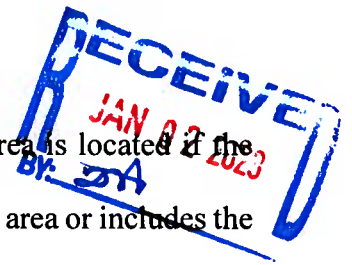
1. Pursuant to Texas Water Code ("*TWC*") § 36.325(a), landowners of a defined area of territory not already in a groundwater conservation district ("*GCD*") may file with any GCD a petition requesting inclusion in that GCD.

2. The District was created by the 71st Texas Legislature, Regular Session, by the enactment of House Bill 3172, Act of May 27, 1989. The District's enabling act is codified in Chapter 8877 of the Special District Local Laws Code.

3. The District is a GCD as defined by TWC § 36.001(1) and Special District Local Laws Code § 8877.002.

4. TWC § 36.325(b) provides that a petition requesting inclusion in a GCD must be signed by:

- i. a majority of the landowners in the territory;
- ii. at least 50 landowners if the number of landowners is more than 50; or



iii. the commissioners court of the county in which the area is located if the area is identified as a priority groundwater management area or includes the entire county.

5. TWC § 36.325(c) provides that a petition requesting inclusion in a GCD must describe the land by legal description or by metes and bounds or by lot and block number if there is a recorded plat of the area to be included in the GCD.

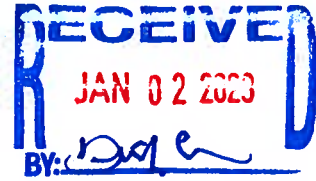
6. TWC § 36.326 provides that a GCD's board by order shall set the time and place of separate hearings on a petition to include territory in the GCD, and at least one hearing shall be held in the existing GCD and one hearing shall be held in the territory to be added.

7. TWC § 36.327 provides that if the GCD's board finds after the hearings on the petition that the addition of the land would benefit the GCD and the territory to be added, the board may add the territory to the GCD by resolution.

8. An election to ratify the annexation must be called pursuant to TWC §§ 36.328 and 36.329 upon the GCD board adding the territory by resolution. The ballot language is set forth in TWC § 36.328 and requires the ballot to list the maximum tax rate that the District is allowed to assess, even if the GCD's adopted tax rate is less than the maximum allowed by law. Section 8877.151 of the Special District Local Laws Code states that the maximum tax rate the District may assess is five cents (\$0.05) per each \$100 of assessed property valuation.

9. The District's tax rate for Fiscal Year 2023 is \$0.002708 per each \$100 of assessed property valuation.

10. TWC § 36.051(a) provides that the number of directors of a GCD may be changed as determined by the board when territory is annexed by the GCD.



II. PETITION

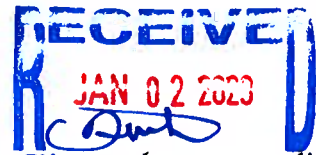
11. This Petition meets the statutory criteria for an annexation petition based upon the following:

- a. Petitioners are landowners of a defined area that is not already within a GCD [TWC § 36.325(a)];
- b. Petitioners are comprised of more than 50 landowners [TWC § 36.325(b)(ii)];
- c. Petitioners have signed this Petition and provided verified landowner information attached hereto as **Exhibit A**, which is incorporated herein for all purposes [TWC § 36.325(b)];
- d. Petitioners have attached hereto as **Exhibit B** a legal description of the territory to be included in the annexation, which is incorporated herein for all purposes [TWC § 36.325(c)];

12. The territory to be added in **Exhibit B** includes all of the land in the portion of Williamson County that is west of Interstate Highway 35. This territory is proposed based upon aquifer characteristics in the western portion of Williamson County and along the Interstate Highway 35 area being similar to those in the District and the majority of water wells and groundwater production in the county being in the western portion of Williamson County.

13. Petitioners submit that that the addition of the territory to the District would benefit both the District and the territory to be added for numerous reasons, including but not limited to the following:

- a. Common management of the shared resource;
- b. The economies of scale in sharing the costs of common management of the resource;



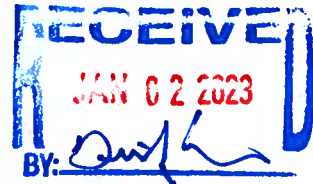
- c. Implementing the District's existing regulatory system ~~BY~~ can be accomplished immediately as opposed to waiting many years for the benefits of groundwater management in the territory to be added;
- d. The combination of the tax bases of the District and the territory to be added can result in better and more efficient management of the shared resource; and
- e. The territory to be added can only be represented at Groundwater Management Area 8 ("GMA 8") if it is in a GCD.

III. CONCLUSION AND REQUEST

- 14. Petitioners respectfully request that:
 - a. This Petition be accepted for consideration by the District's Board of Directors and deemed properly filed with the District;
 - b. The District's Board of Directors conduct hearings on the Petition as provided under TWC § 36.326;
 - c. The District's Board of Directors find that addition of the territory proposed for annexation would benefit the District and the territory to be added;
 - d. That the District's Board of Directors approve and memorialize the inclusion of the territory to be added by resolution and call for an election as provided under TWC §§ 36.327 and 36.328; and
 - e. That the District's Board of Directors adopt all other orders, resolutions, acts, and procedures as necessary to accept and approve this Petition and for the addition of the territory set forth in **Exhibit B** into the boundaries of the District.

Exhibit A
Petitioners (Reviewed)

EXHIBIT A
PETITIONERS



The undersigned individuals each own real property within the territory proposed to be added in western Williamson County. The undersigned individuals hereby execute and submit this Petition for the express purpose of requesting annexation to the Clearwater Underground Water Conservation District, and each individual signatory certifies and attests that he/she has the authority to execute this Petition. The signatures may be attached to this Petition in multiple counterparts, each of which is an original signature and together constitute one and the same instrument for purposes of meeting the requirements of Texas Water Code § 36.325(b)(ii).

Printed Name: Martin Byhower Signature: [Signature]

Property Address: 105 Silverbell Circle ✓
Georgetown, TX 78633

Printed Name: Eileen Byhower Signature: Eileen Byhower

Property Address: 105 Silver Bell Cir, Georgetown, TX 78633 ✓

Printed Name: Mary Jo Moore Signature: Mary Jo Moore

Property Address: 115 Rolling Hills Rd, Liberty Hill, TX 78642 ✓

Printed Name: Charles Moore Signature: Charles Moore

Property Address: 115 Rolling Hills Rd 78642 ✓

Printed Name: Barbara Owens Signature: Barbara Owens

Property Address: 510 Crockett Loop Georgetown 78633 ✓

Printed Name: Nancy Henderson Signature: Nancy Henderson

Property Address: 331 Verbena Dr, 78133 ✓

Printed Name: Donna S. A. Neel Signature: [Signature]

Property Address: 118 Crystal Springs Dr
Georgetown TX 78633 ✓

Printed Name: Belinda Avey Signature: Belinda Avey
Property Address: 112 Whitewing Way Georgetown, TX 78633 ✓

Printed Name: Laren McBride Signature: Laren McBride
Property Address: 265 Bonham Loop Georgetown 78633 ✓

Printed Name: Yvonne R. Hagen Signature: Yvonne R. Hagen
Property Address: 219 Bonham Loop Georgetown TX 78633 ✓

Printed Name: Ellen Whitmer Signature: Ellen Whitmer
Property Address: 117 Calhoun Ln Georgetown TX 78633 ✓

Printed Name: Roger Whitmer Signature: Roger Whitmer
Property Address: 117 Calhoun Ln Georgetown TX 78633 ✓

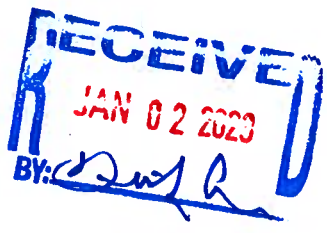
X Printed Name: Randall Womack Signature: Randall Womack
Property Address: 174 Trail Rider Way

X Printed Name: Letha Rucker Signature: Letha Rucker
Property Address: 104 Klondike Drive

X Printed Name: Roger Rucker Signature: Roger Rucker
Property Address: 104 Klondike Dr

Printed Name: _____ Signature: _____
Property Address: _____





**EXHIBIT A
PETITIONERS**

The undersigned individuals each own real property within the territory proposed to be added in western Williamson County. The undersigned individuals hereby execute and submit this Petition for the express purpose of requesting annexation to the Clearwater Underground Water Conservation District, and each individual signatory certifies and attests that he/she has the authority to execute this Petition. The signatures may be attached to this Petition in multiple counterparts, each of which is an original signature and together constitute one and the same instrument for purposes of meeting the requirements of Texas Water Code § 36.325(b)(ii).

Printed Name: BRETT BUCKMAN Signature: [Signature]
Property Address: 6560 CR 200 LH TX 78642 ✓

Printed Name: Dixie MARTIN Signature: Dixie W. Martin
Property Address: 1001 Rolling Hills Dr. LIBERTY HILL ✓

Printed Name: Jack Martin Signature: [Signature]
Property Address: 1001 Rolling Hills Dr LIBERTY Hill

X Printed Name: Janice Hair Signature: Janice Hair
Property Address: 243 Little Gabriel River Dr.

Printed Name: RW Hair Signature: [Signature]
Property Address: 243 LITTLE GABRIEL RIVER DR, LIBERTY Hill ✓

Printed Name: Valleri Bond Signature: [Signature]
Property Address: 800 Rolling Hills Drive. Liberty Hill. ✓
78642

Printed Name: Wesley Johannesen Signature: [Signature]
Property Address: 811 Rolling Hills Dr. Liberty Hill TX 78642 ✓



Printed Name: Mary Jane Barry Signature: Mary Jane Barry
Property Address: 126 Belknap Dr, Georgetown, TX 78632

Printed Name: Julia Reynolds Signature: J Reynolds
Property Address: 106 Baylor Mountain Cv. Georgetown TX 78633

Printed Name: JIM REICHEL Signature: James E Reichel
Property Address: 529 FARM HILL DR. Georgetown, TX 78633

Printed Name: Kathy Hamilton Signature: Katherine Hamilton
Property Address: 529 Farm Hill Drive Georgetown TX 78633

X Printed Name: Nancy Boston Signature: Nancy Boston
Property Address: 809 Selcote Creek Ln

X Printed Name: Kerby Boston Signature: Kerby & Boston
Property Address: 809 Selcote Creek Ln

X Printed Name: MIKE WHITMORE Signature: [Signature]
Property Address: 106 Baylor Mtn. Cove

X Printed Name: Richard Michaels Signature: [Signature]
Property Address: 103 Water Lily Cir.

X Printed Name: Lynn Mann Signature: Lynn Mann
Property Address: 115 Sandpiper Cove

Printed Name: Kris Weixel Signature: Kris Weixel

Property Address: 4650 County Road 284, Liberty Hill, TX 78642 ✓

Printed Name: Ken Pearson Signature: [Signature] ✓

Property Address: 153 High River Ranch Dr Liberty Hill, TX 78642

Printed Name: LINDA LARSEN Signature: [Signature] ✓

Property Address: 680 County Road 294 Liberty Hill, TX 78642

Printed Name: Seth Holcombe Signature: [Signature] ✓

Property Address: 519 Spring Creek Dr Liberty Hill TX 78642 ✓

Printed Name: HOLLY HOOGES Signature: [Signature] ✓

Property Address: 111 BOULDERWOOD DR. LIBERTY HILL, TX. 78642 ✓

Printed Name: Sarah Bolton Signature: [Signature]

Property Address: 4000 FM 3405 Georgetown, TX 78633 ✓

Printed Name: Dannie Bolton Signature: [Signature] ✓

Property Address: 4000 FM 3405 Georgetown, TX 78633 ✓

Printed Name: Rudy Ridolfi Signature: [Signature]

Property Address: 1051 CRAZY, Liberty Hill, TEXAS, 78642 ✓

Printed Name: John R. McLambert Signature: [Signature]

Property Address: 725 CAMP SPRINGS LN GEORGETOWN, TX 78633 ✓



Printed Name: SOHRAB TAHERESHII Signature: [Signature]

Property Address: 113 GABRIEL WOODS DR. G.T. TX 78633 ✓

Printed Name: NANCY MORSE Signature: Nancy Morse

Property Address: 2201 Co. Rd. 281 Leander TX 78641 ✓

Printed Name: MARVIN MORSE Signature: [Signature]

Property Address: 2201 Co. Rd. 281 Leander, TX 78641 ✓

Printed Name: DAVE & REGINA O'BRIEN Signature: [Signature]

Property Address: 770 CR 284, LH 78642 ✓

Printed Name: Anne Lichtenstein Signature: Anne Lichtenstein

Property Address: 102 Alyssa Dr. Georgetown, TX 78633 ✓

Printed Name: Harold Lichtenstein Signature: [Signature]

Property Address: 102 ALYSSA DR. Georgetown TX 78633

Printed Name: Kevin Langford Signature: [Signature]

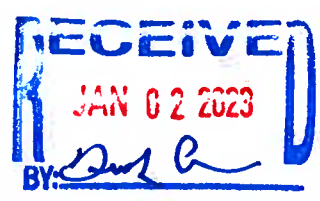
Property Address: 219 Quarry Rock Loop Liberty Hill, TX 78642 ✓

Printed Name: Eric Hauke Signature: [Signature]

Property Address: 100E stima Ct, Liberty Hill TX 78642 ✓

Printed Name: Susan Backer Signature: Susan Backer

Property Address: 125 Deer Trail Liberty Hill 78642 ✓



Printed Name: Rosa Quinn Signature: Rosa Quinn ✓
Property Address: 420 Escandido Drive, Georgetown, TX 78633

Printed Name: MARY Jo Foster Signature: MJ Foster ✓
Property Address: 4680 C.R. 281 Liberty Hill TX 78642

Printed Name: Tom Foster Signature: Thomas R Foster II ✓
Property Address: 4680 CR 281 Liberty Hill TX 78642

Printed Name: CLIFF EDWARDS Signature: [Signature] ✓
Property Address: 1055 CR 203 LHTX 78642

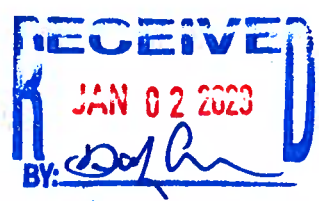
Printed Name: MICHAEL SPANO Signature: [Signature] ✓
Property Address: 152 SILVERADO DR GEORGETOWN TX 78633

Printed Name: NICK PAGE Signature: Nick Page ✓
Property Address: 240 BUCKSTIN BLVD LH 78642

Printed Name: Linda Walz Signature: Linda Walz ✓
Property Address: 187 Huling Bend Liberty Hill TX 78642

X Printed Name: Fran Drell Signature: Frances Drell
Property Address: Hwy 236 new purchase. Address, unknown Liberty Hill Williamson Cnty

Printed Name: Keith Ann Mitchel Signature: Pamela S Mitchel ✓
Property Address: 3454 County Road 284, Liberty Hill, TX 78642



Printed Name: Thomas Blahnik Signature: [Signature]
Property Address: 1280 CR 233, Florence, TX 76527 ✓

Printed Name: Laura McFarland Signature: [Signature]
Property Address: 4650 CR 284 Liberty Hill TX 78642

Printed Name: MIKE ORTIZ Signature: [Signature] ✓
Property Address: 1008 RIVER RANCH RD. LIBERTY HILL TX ✓

Printed Name: Anna McFarland Signature: [Signature]
Property Address: 603 Decherin Georgetown TX (summit) ✓

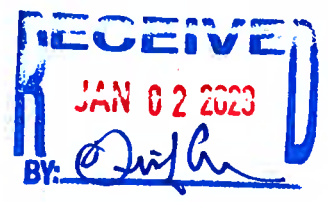
Printed Name: Jerry Fackler Signature: [Signature]
Property Address: 800 Rolling Hills Dr, Liberty Hill, TX 78642

Printed Name: Laura Klein PLUNKETT Signature: [Signature]
Property Address: 622 Deer Meadow circle, GEORGETOWN TX 78633 ✓

Printed Name: LaVonne Frazier Signature: [Signature]
Property Address: 152 Joshua Dr; Georgetown TX 78633 ✓

Printed Name: Sheryl Farley Signature: [Signature]
Property Address: 6600 City Road 200 Liberty Hill, TX 78642 ✓
County

Printed Name: William Minor Signature: [Signature]
Property Address: 1101 CR 284 Liberty Hill ✓



Printed Name: Kendal Holcombe Signature: Kendal Holcombe ✓

Property Address: 519 Spring Creek Dr Liberty Hill, TX 78642

Printed Name: William McFarland Signature: William McFarland

Property Address: 603 Archer Lane Georgetown TX 78633

Printed Name: Lora Ortiz Signature: Lora Ortiz

Property Address: 1008 River Ranch Road LH ✓

Printed Name: William C. Meier Signature: Clark Meier ✓

Property Address: 321 Post Oak, Liberty Hill, TX 78642

Printed Name: ROBERT M. CARWELL Signature: Robert M. Carwell ✓

Property Address: 6600 CR 200, Liberty Hill, TX 78642

Printed Name: Isabelle CATE Signature: Isabelle Cate ✓

Property Address: 125 Porter Lane, Leander, TX 78641

Printed Name: Moises & Saira Hernandez Signature: Moises Hernandez ✓

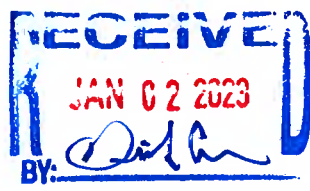
Property Address: 600 Rolling Hills Dr. Liberty Hill, TX 78642

Printed Name: Saira Hernandez Signature: Saira Hernandez ✓

Property Address: 600 Rolling Hills Dr. Liberty Hill, TX 78642

Printed Name: Erin Schubert Signature: Erin Schubert ✓

Property Address: 3902 CR - 284 Leander, TX 78644



Printed Name: Nicholas SAVO Signature: [Signature]

Property Address: 50 IVA BELL LN LIBERTY HILL, TX 78642

Printed Name: Bret Chilcott Signature: [Signature]

Property Address: 519 Spring Creek DR Liberty Hill, TX 78642

Printed Name: Wendy Case Signature: [Signature]

Property Address: 330 County Road 284, Liberty Hill TX 78642

Printed Name: Stacy M. MATTISON Signature: [Signature]

Property Address: 151 FALON LANE, LIBERTY HILL, TX 78642

Printed Name: Amy Schiller Signature: [Signature]

Property Address: 304 Charli Circle, Liberty Hill, TX 78642

Printed Name: ROGER McALEENAN Signature: [Signature]

Property Address: 3100 CR 284 LIBERTY HILL TX

Printed Name: Candice Stroope Signature: [Signature]

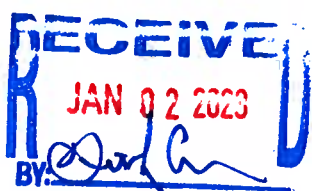
Property Address: 200 High Ranch Dr Liberty Hill, TX

Printed Name: CHAD M GILLEY Signature: [Signature]

Property Address: 340 IVA BELL LANE, LIBERTY HILL, TX

Printed Name: _____ Signature: _____

Property Address: _____



Printed Name: David Coburn Signature: [Signature] ✓

Property Address: 300 Camp Springs Ln Georgetown - 78633

Printed Name: ED LARSEN Signature: [Signature] ✓

Property Address: 680 COUNTY ROAD 284 LIBERTY HILL TX 78642

Printed Name: Vincent Clause Signature: [Signature] ✓

Property Address: 11205 Peralimmon Gap Dr. Austin, TX 78717

Printed Name: Keith Elliston Signature: [Signature] ✓

Property Address: 152 Iva Bell Lane, Liberty Hill TX 78642

Printed Name: Brian Nickels Signature: [Signature] ✓

Property Address: 113 High River Ranch Dr, LH 78642

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

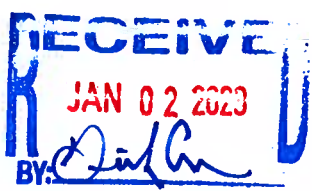
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Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____



Printed Name: PATRICIA S. ESTES Signature: Patricia S. Estes ✓
Property Address: 5411 LIVE OAK COVE, ROUND ROCK, TX 78681

Printed Name: ARTHUR J. ESTES Signature: Arthur J. Estes ✓
Property Address: 5411 LIVE OAK COVE, ROUND ROCK, TX 78681

Printed Name: _____ Signature: _____
Property Address: _____

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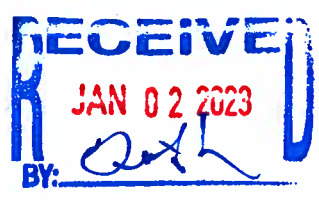
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Property Address: _____

Printed Name: _____ Signature: _____
Property Address: _____

Printed Name: _____ Signature: _____
Property Address: _____



Printed Name: Gerald Grisak Signature: [Signature] ✓
Property Address: 2001 Spanish Oak Trail, Round Rock, 78681

Printed Name: Elaine Lincoln Signature: [Signature] ✓
Property Address: 2800 Spanish Oak Tr.

Printed Name: Stephen Lincoln Signature: [Signature] ✓
Property Address: 2800 Spanish Oak Tr. Round Rock

Printed Name: MATTHEW PICKENS Signature: [Signature] ✓
Property Address: 5300 LIVE OAK CV, ROUND ROCK, TX 78681

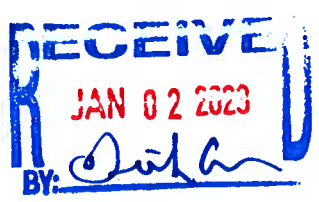
Printed Name: JENNIFER MAULDIN SMITH Signature: [Signature] ✓
Property Address: 2005 SPANISH OAK TRAIL, ROUND ROCK, TX 78681

Printed Name: _____ Signature: _____
Property Address: _____

Printed Name: _____ Signature: _____
Property Address: _____

Printed Name: _____ Signature: _____
Property Address: _____

Printed Name: _____ Signature: _____
Property Address: _____



Printed Name: Marcia Blodgett Signature: Marcia Blodgett ✓
Property Address: 103 Yaupon Lane Leesetown, Va.

Printed Name: James Mann Signature: JM ✓
Property Address: 115 Sandpiper Cove, GEORGETOWN

Printed Name: Howard Lange Signature: Howard Lange ✓
Property Address: 120 Sunflower Ln 78633

Printed Name: JoAnn Lange Signature: JoAnn Lange ✓
Property Address: 120 Sunflower -

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____



Printed Name: David Henry Signature: [Signature] ✓

Property Address: 45 Camp Springs Lane Georgetown TX 78633

Printed Name: _____ Signature: [Signature]

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

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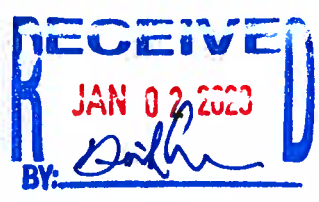
Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____



Printed Name: Douglas Yates Signature: [Signature] ✓
Property Address: 25 Rocky Top Ranch, Georgetown TX 78633

Printed Name: _____ Signature: _____
Property Address: _____

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Property Address: _____

Printed Name: _____ Signature: _____
Property Address: _____

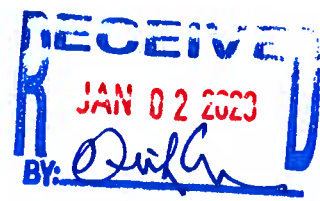
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Property Address: _____

Printed Name: _____ Signature: _____
Property Address: _____

Printed Name: _____ Signature: _____
Property Address: _____

Printed Name: _____ Signature: _____
Property Address: _____



Printed Name: JEFF CURREN Signature: [Signature]
Property Address: 148 CARDONS WAY, GEORGETOWN TX 78633



Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

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Property Address: _____

Printed Name: _____ Signature: _____

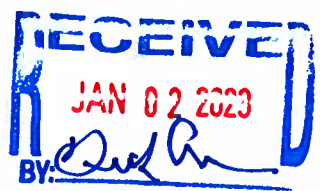
Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____



Printed Name: Steve Elliott Signature: [Signature] ✓

Property Address: 800 Camp Springs LN Georgetown TX 78633

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

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Property Address: _____

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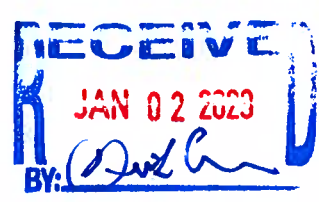
Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____



Printed Name: JASON ERNST Signature: [Signature] ✓

Property Address: 1220 CR 282, LIBERTY HILL, TX 78642

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

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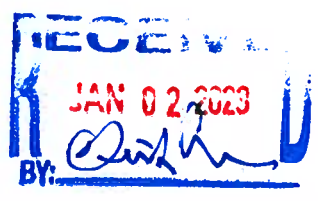
Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____

Printed Name: _____ Signature: _____

Property Address: _____



Printed Name: Madcom Terry Signature: Malcolm Fry
Property Address: 317 Barrington, Dr, LH 78642

Printed Name: _____ Signature: _____
Property Address: _____

Printed Name: _____ Signature: _____
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Property Address: _____

RECEIVED
K JAN 02 2023
BY: [Signature]

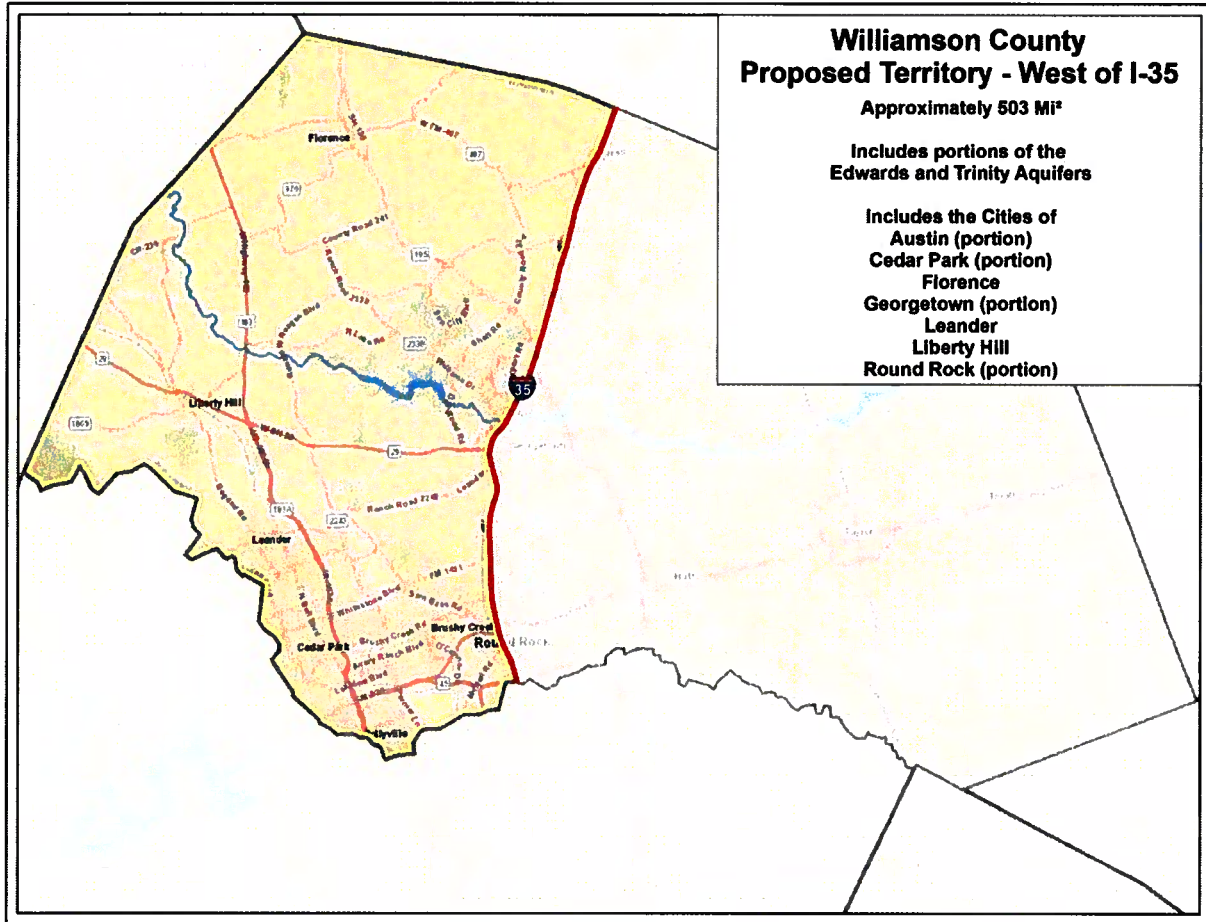
Exhibit B
Territory to be Annexed

RECEIVED
JAN 02 2023
BY: *Dink*

EXHIBIT B

TERRITORY TO BE ANNEXED

That portion of Williamson County west of Interstate Highway 35 depicted as follows:



Legal Description/Metes and Bounds Description of Territory:

That territory within Williamson County west of Interstate Highway 35, depicted above, and more particularly described as follows:

Beginning at the point of intersection of the west right-of-way line of Interstate Highway 35 and the northern Williamson County line;

Continuing south along the west right-of-way line of Interstate Highway 35 for approximately 144,940 feet (27.45 miles) to the point of intersection of the west right-of-way line of Interstate Highway 35 and the southern Williamson County line;

Continuing west along the southern boundary of the Williamson County line to the western boundary of the Williamson County line;

Continuing north along the western boundary of the Williamson County line to the northern boundary of the Williamson County line back to the Point of Beginning, and containing 503 square miles of land, more or less.



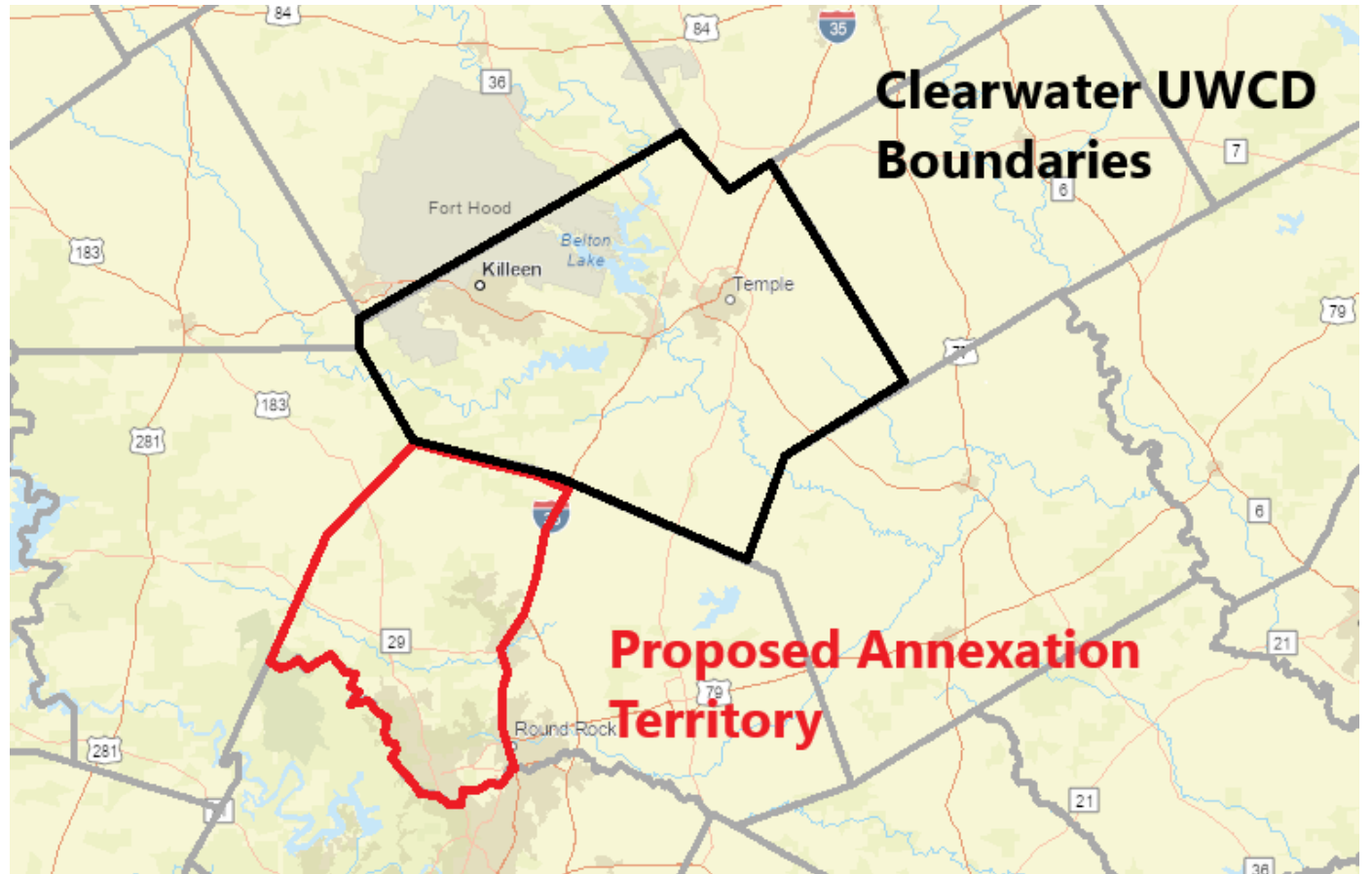
**CUWCD Legal Analysis
Lloyd Gosselink Attorneys at Law**

TWC § 36.325 Annexation Petition Requirements

- Petition must be signed by:
 - A majority of the landowners in the proposed territory to be annexed,
 - At least 50 landowners if the number of landowners is more than 50, **OR**
 - the commissioners court of the county in which the area is located **if** the area is identified as a priority groundwater management area or includes the entire county.
- Petition must describe the land by legal description or by metes and bounds or by lot and block number if there is a recorded plat of the area to be included.

Clearwater UWCD's Legal Obligations

- After receiving a petition to annex territory, the Board must:
 - Order at least two public hearings, and set the time and for both: one in Bell County, and one in the proposed annexation territory.
 - If after the hearings, the Board believes the proposed annexation would benefit the District, the Board ***may*** add the territory by resolution.
 - If the Board adds the territory by resolution, it must call for a ratification election.



Ratification Election

- Annexation is not final until ratified by a majority vote *of the voters in the territory to be added*. An election in the existing District accept the addition of the land is not required.
- Ballot must indicate the property tax rate proposed for the territory.
- Elections may only be held on uniform election dates. The next uniform election date is first Tuesday, May 6, 2023.
- The amount of the tax included in the proposition shall be the **maximum amount that the district is authorized to levy** (.05 cents per \$100 valuation).
- The Board's current tax rate is ~**0.002708** cents/\$100 valuation or \$2.71/yr for a \$100,000 home

Clearwater UWCD's Annexation Timeline

- November 2022:** Receive Annexation Petition from Landowners in the proposed annexation area.
- December 14, 2022:** Board reviews the petition and sets 2 public hearings as required by Ch. 36.
- January 2023:** Board holds 1 public hearing in Bell County, and 1 public hearing in the proposed annexation territory.
At its next meeting, Board adopts annexation resolution and calls for an election to ratify the resolution.
- February 17, 2023:** State deadline to call for an election.
- May 6, 2023** Election Day



Groundwater Conservation Districts

protecting Investment backed expectations

Ch 36 Texas Water Code Sec.
36.0015

- ...to provide for the conservation, preservation, protection, recharging, and prevention of waste of groundwater, and of groundwater reservoirs...
- ...are the state's preferred method of groundwater management in order to protect property rights, balance the conservation and development of groundwater...

