

State of Texas§

Webb County§

MARGIE R IBARRA
COUNTY CLERK
FILED

2023 NOV 20 AM 10:47

WEBB COUNTY, TEXAS

BY all DEPUTY

ORDER No. 11-13-2023-18
WEBB COUNTY COMMISSIONERS COURT
WEBB COUNTY

DESIGNATING AND ESTABLISHING A REINVESTMENT ZONE TO BE KNOWN AS THE WEBB COUNTY SEVEN FLAGS BESS REINVESTMENT ZONE 1 IN THE JURISDICTION OF WEBB COUNTY, TEXAS

WHEREAS, the Commissioners Court of Webb County, Texas (the “County”) has elected to become eligible to participate in tax abatement agreements under the provisions of the Texas Property Redevelopment and Tax Abatement Act (Chapter 312 of the Texas Tax Code) (the “Act”); and,

WHEREAS, the County adopted guidelines and criteria governing tax abatement agreements in a resolution dated on July 25, 2022 (the “Guidelines and Criteria”); and,

WHEREAS, a public hearing is required by Chapter 312 of the Texas Tax Code prior to approval of a reinvestment zone; and

WHEREAS, the County (a) timely published or posted all applicable notices of public hearing regarding the designation of the real estate described in the attached Exhibit A as a reinvestment zone for tax abatement purposes, and (b) timely notified all applicable presiding officers of the governing body of each taxing unit that includes in its boundaries real property that may be included in the proposed reinvestment zone;

WHEREAS, the improvements proposed for the reinvestment zone are feasible and of benefit to the reinvestment zone after expiration of an abatement agreement; and

WHEREAS, the property described in Exhibit A meets the criteria established in the Guidelines and Criteria for a reinvestment zone; and

WHEREAS, the designation of the reinvestment zone would contribute to the retention or expansion of primary employment or would attract major investment in the reinvestment zone that would be of benefit to the property described on Exhibit A and would contribute to the economic development of the County; and

WHEREAS, all interested members of the public were given an opportunity to make comment at the public hearing.

NOW, THEREFORE, BE IT ORDERED, by the Commissioners Court of Webb County, that:

1. The County hereby designates the property located in Webb County, Texas, having the property description in Exhibit A attached to this Order as a reinvestment zone under the County's Guidelines and Criteria, having determined that (a) the property described on Exhibit A meets the criteria established in the Guidelines and Criteria, and (b) the designation of such reinvestment zone would contribute to the retention or expansion of primary employment or would attract major investment in the reinvestment zone that would be of benefit to the property described on Exhibit A and that would contribute to the economic development of the County.
2. The reinvestment zone created by this Order to include the real property described in Exhibit A shall be known as the "Webb County Seven Flags BESS Reinvestment Zone 1."
3. That the Webb County Seven Flags BESS Reinvestment Zone 1. shall take effect upon adoption and order by the Webb County Commissioners Court and shall remain designated as a commercial-industrial reinvestment zone for a period of five (5) years from such date of designation, and may be renewed for an additional five (5) year period thereafter.
4. That if any section, paragraph, clause or provision of this Order shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause, or provision shall not affect any of the remaining provisions of this Order.
5. That it is hereby found, determined and declared that a sufficient notice of the date, hour, place and subject, of the meeting of the Webb County Commissioners Court, at which this Order was adopted, was posted at a place convenient and readily accessible at all times, as required by the Texas Open Government Act, Texas Government Code, Chapter 551, as amended, and that a public hearing was held prior to the designation of such reinvestment zone and that proper notice of the hearing was published in the official newspaper of general circulation in Webb County, Texas, and furthermore, such notice was in fact delivered to the presiding officer of any affected taxing entity as prescribed by the Property Redevelopment and Tax Abatement Act.

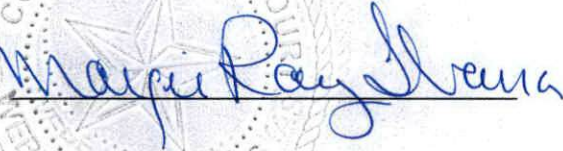
ADOPTED AND ORDERED BY THE WEBB COUNTY COMMISSIONERS COURT ON THIS THE 13th DAY OF NOVEMBER, 2023.



Judge Tano E. Tijerina

ATTEST:
Margie Ramirez Ibarra
Webb County Clerk

By:



Margie Ramirez Ibarra

**Exhibit A
Property Included in the Reinvestment Zone**



Parcel No. (Property ID)	Acres	County	Owner Name	Legal
800482	4.08	Webb	Seven Flags BESS,LLC	ABST 594 SUR 2149 R R RAINS 4.08 ACRES
800483	0.92	Webb	Seven Flags BESS,LLC	ABST 0546 POR 35 J M DIAZ SH 2 0.92 ACRES
Total	5.00			