

Order No. 2021-12

AN ORDER OF THE COMMISSIONERS OF NAVARRO COUNTY, TO CREATE AND DESIGNATE REINVESTMENT ZONE 21-102 PURSUANT TO CHAPTER 312, TEXAS TAX CODE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Commissioners of Navarro County, Texas (the "County") desire to promote the development of a certain area within its jurisdiction by designating it a reinvestment zone; and

WHEREAS, the Commissioners desire to create the proper economic and social environment to induce the investment of private resources in productive business enterprises located in areas of the County and to provide employment to residents of the County; and

WHEREAS, the Commissioners desire to promote the development or redevelopment of a certain geographic area within its jurisdiction by the creation of a reinvestment zone for commercial/industrial reinvestment, as authorized by the Property Redevelopment and Tax Abatement Act, Chapter 312, Texas Tax Code (the "Act"); and

WHEREAS, the County held a public hearings on September 13, 2021 and November 8, 2021, after publishing notice of such hearings, and giving written notice to all taxing units overlapping the territory inside the proposed reinvestment zone; and

WHEREAS, the County, at such hearings, invited any interested person, or his attorney, to appear and contend for or against the creation of the reinvestment zone, whether all or part of the territory described in the ordinance calling such hearing should be included in such proposed reinvestment zone, and considered the concept of tax abatement; and

WHEREAS, by the approval of a Resolution on October 12, 2020, the County has approved Tax Abatement Guidelines, Criteria and Policies; and

WHEREAS, it is the belief of the County that the premises do not include any property that is owned or leased by a member of the Commissioners Court or any other board or commission of the County having responsibility for the approval of the agreement. The parties recognize, and understand, that any property so owned is excluded by law from the property tax abatement.

NOW, THEREFORE, BE IT ORDAINED BY THE COMMISSIONERS COURT OF NAVARRO COUNTY TEXAS, THAT:

SECTION 1.

FINDINGS OF COMMISSIONERS

The County, after conducting such hearings and having heard such evidence and testimony, has made the following finding and determinations based upon the testimony presented to it:

- A. That a public hearing on the adoption of the reinvestment zone has been properly called, held and conducted and that notices of such hearings have been published as required by

law and delivered to all taxing units overlapping the territory inside the proposed reinvestment zone; and

- B. That the boundaries of the reinvestment zone should be described and depicted in the attached Exhibit "A and B"; and
- C. That the creation of the reinvestment zone for commercial/industrial tax abatement with the boundaries as described in Exhibits "A and B" will result in benefits to the County and to the land included in the zone, the improvements sought are feasible and practical, and would be a benefit to the land included in the reinvestment zone after the expiration of an agreement entered into under Section 312.204 of the Act; and
- D. That the reinvestment zone defined in Exhibits "A and B" meets the criteria for the creation of a reinvestment zone as set forth in Section 312.201 of the Act; and
- E. That it would reasonably be likely, as a result of the designation, to contribute to the retention or expansion of primary employment or to attract major investment in the reinvestment zone that would contribute to the economic development of the county.

SECTION 2.

This Resolution shall become effective from and after its passage.

SECTION 3.

The zone shall take effect on the effective date of this Resolution and shall be in effect for five (5) years from that date, unless a longer period is authorized by law.

PASSED and APPROVED on this 8TH day of November, 2021.



ATTEST

Sherry Dowd

Sherry Dowd
County Clerk

H.M. Davenport, Jr.

H.M. Davenport, Jr.
County Judge

EXHIBITS ATTACHED:

- A. Location Map**
- B. Description**

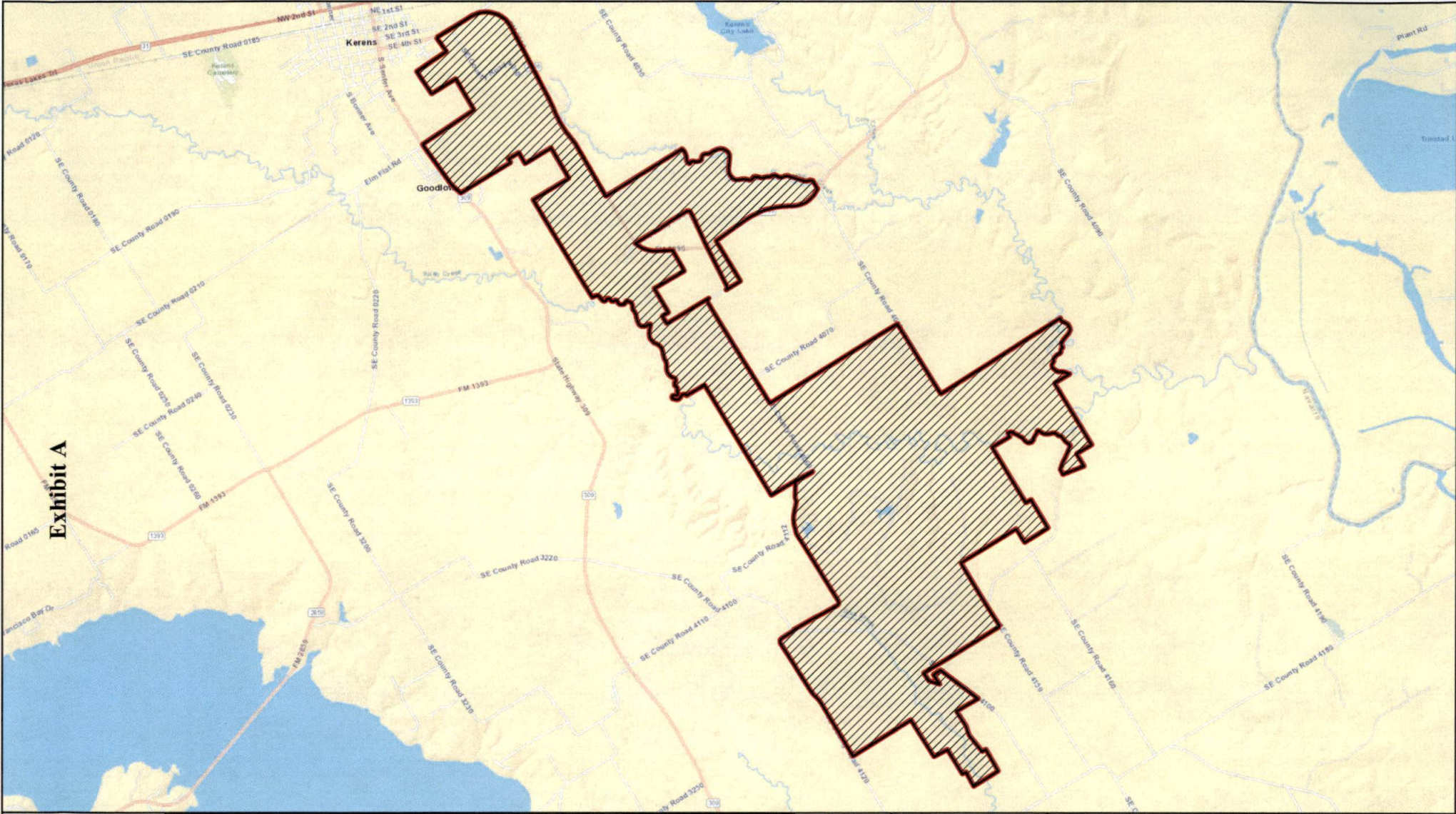
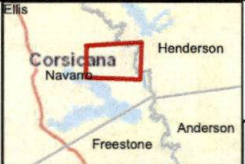


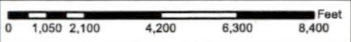
Exhibit A



Legend
 Proposed Rainvestment Zone
 Project Boundary



Created By: Tristan Hays
 Date: 8/10/2021
 Map ID: GISMAP - 001



**Goodalta Power Center LLC
 Solar Project**

NAVARRO COUNTY, TEXAS

Exhibit B
Goodalta Power Center LLC
Reinvestment Zone Parcel List

Parcel ID	Legal Description	Acreage
40831	ABS A10531 B MIDDLETON ABST TRACT 14 241.5 ACRES	241.50
40828	ABS A10531 B MIDDLETON ABST TRACT 10 138.2 ACRES	138.20
86669	ABS A10531 B MIDDLETON ABST TRACT 10A 75.8 ACRES	75.80
52028	ABS A10343 N HAWKENBERRY ABST TRACT 14 11.3 ACRES	11.30
40610	ABS A10629 J B J OLIVER ABST TRACT 8 24.18 ACRES	24.18
40827	ABS A10531 B MIDDLETON ABST TRACT 9 280.73 ACRES	280.73
41608	ABS A10808 L THOMAS ABST TRACT 4 207.736 ACRES	207.74
40779	ABS A10534 R MCCUISTION ABST TRACT 1 28.31 ACRES	28.31
55831	ABS A10534 R MCCUISTION ABST TRACT 11 17.5 ACRES	17.50
40780	ABS A10534 R MCCUISTION ABST TRACT 2 93.0 ACRES	93.00
51199	ABS A10534 R MCCUISTION ABST TRACT 50 92.94 ACRES	92.94
40789	ABS A10333 W HENDERSON ABST TRACT 1 1148.12 ACRES	1,148.12
40443	ABS A10119 J BRYDON ABST TRACT 18 101.95 ACRES	101.95
40429	ABS A10119 J BRYDON ABST TRACT 1 242.5 ACRES	242.50
60210	ABS A10669 P QUERO ABST TRACT 42 143.0 ACRES	143.00
40442	ABS A10119 J BRYDON ABST TRACT 14 162.48 ACRES	162.48
54502	ABS A10734 A SHELTON ABST TRACT 8B 198.075 ACRES	198.08
40639	ABS A10122 J BERRY ABST TRACT 2 222.0 ACRES	222.00
40623	ABS A10734 A SHELTON ABST TRACT 8 153.715 ACRES	153.72
40451	ABS A10694 JOSHUA RICHARDSON ABST TRACT 1 36.787 ACRES	36.79
54501	ABS A10734 A SHELTON ABST TRACT 8A 134.44 ACRES	134.44
42310	ABS A10046 H BUSH ABST TRACT 27 162.65 ACRES	162.65
57059	ABS A10046 H BUSH ABST TRACT 27B 9.97 ACRES	9.97
40650	ABS A10122 J BERRY ABST TRACT 12 161.269 ACRES	161.27
66720	ABS A10122 J BERRY ABST TRACT 12-1A 20.598 ACRES	20.60
56015	ABS A10046 H BUSH ABST TRACT 27B 50.0 ACRES	50.00
Total		4,158.75