

AGENDA PLACEMENT FORM

(Submission Deadline – Monday, 5:00 PM before Regular Court Meetings)

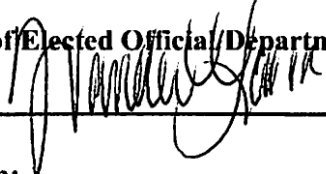
Date: April 29, 2026

Meeting Date: May 11, 2026

Submitted By: Julie Edmiston

Department: Development Services

Signature of Elected Official/Department Head:





Description:

Discuss Amending the Interlocal Agreement Between the County of Johnson and the City of Burleson Regarding Jurisdiction of Plat Approval in the City's Extra Territorial Jurisdiction.

Motion to Move Forward and have City Sign Agreement and then Return to us for Consent Agenda

(May attach additional sheets if necessary)

Person to Present: _____

(Presenter must be present for the item unless the item is on the Consent Agenda)

Supporting Documentation: (check one) PUBLIC CONFIDENTIAL

(PUBLIC documentation may be made available to the public prior to the Meeting)

Estimated Length of Presentation: _____ minutes

Session Requested: (check one)

Action Item Consent Workshop Executive Other _____

Check All Departments That Have Been Notified:

County Attorney IT Purchasing Auditor
 Personnel Development Services Facilities Management

Other Department/Official (list) _____

**Please List All External Persons Who Need a Copy of Signed Documents
In Your Submission Email**

INTERLOCAL AGREEMENT

THIS INTERLOCAL AGREEMENT ("Agreement") is entered into and in accordance with the provisions of the Interlocal Cooperation Act, Chapter 791, Texas Government Code, and Section 242.001, Texas Local Government code, by and between the CITY OF BURLESON, TEXAS ("City"), a political subdivision of the state of Texas, and the COUNTY OF JOHNSON, TEXAS ("County"), also a political subdivision of the State of Texas.

WHEREAS, the Interlocal Cooperation Act allows local governments to contract with one another to perform governmental functions such as platting; and

WHEREAS, City and County mutually desire to be subject to the provisions of the Texas Government Code, Chapter 791, the Interlocal Cooperation Act, specifically 791.011 regarding contracts to perform governmental functions and services; and

WHEREAS, Section 242.001 requires City and County to enter into a written agreement that identifies the governmental entity authorized to regulate subdivision plats in the extraterritorial jurisdiction ("ETJ") of City; and

HEREAS, Section 242.001 allows City and County to agree that City may be granted exclusive jurisdiction to regulate subdivision plats in the ETJ and may regulate subdivisions under Subchapter A of Chapter 212 of the Texas Local Government Code and other statutes applicable to municipalities; and

WHEREAS, both City and County desire that City be granted such exclusive jurisdiction to regulate subdivision plats in City's ETJ, all of which is provided for in the Interlocal Cooperation Act and Section 242.001; and

WHEREAS, City and County entered into an interlocal agreement effective April 1, 2002, in substantially the same form as this Agreement, providing City exclusive jurisdiction to regulate subdivision plats in the City's ETJ and preserving to the County authority to issue permits for onsite sewage facilities, floodplain enforcement, and road maintenance issues in the City's ETJ; and

WHEREAS, both City and County desire to enter into this interlocal agreement amending and replacing the previously executed interlocal agreement,

NOW, THEREFORE, City and County, for the mutual consideration stated herein, agree and understand as follows:

1. City Granted Exclusive Jurisdiction. City shall be granted exclusive jurisdiction to regulate all subdivision plats in City's ETJ and may regulate subdivisions under

Subchapter A of Chapter 212 of the Texas Local Government Code and other statutes applicable to municipalities, and County shall not exercise any of these functions in City's ETJ.

- a. In furtherance of the above, City and County agree that City has the exclusive authority to regulate all subdivision plats and approve all related permits for the real property set forth in Exhibit "A", attached hereto and incorporated herein by reference for all purposes, located within the North Johnson County Municipal Management District No. 1, created pursuant to Article III, Section 52, Article XVI, Section 59, and Article III, Section 52-a of the Texas Constitution, located within City's ETJ.

2. Issues Not Affected by Section 242.001, Texas Local Government Code.

a. Section 242.001, Texas Local Government Code has no impact on permits issued for on-site sewage facilities or floodplain enforcement. County is responsible for on-site sewage facility permits and floodplain enforcement outside of the City Limits, except as specifically agreed to by City and County in this Agreement.

b. Section 242.001, Texas Local Government Code has no impact on road maintenance issues. County is responsible for road maintenance outside of the City Limits.

c. Section 242.001, Texas Local Government Code has no impact on the regulation of manufactured home rental communities outside the City Limits. A manufactured home rental community within City's ETJ is a subdivision of property that must be platted under the subdivision regulations of City; however, County's regulations for manufactured home rental communities shall apply to manufactured home rental communities within City's ETJ pursuant to Section 232.007, Texas Local Government Code.

3. City's Flood Plain Enforcement Authority.

a. City and County agree that City has authority to handle and is responsible for flood plain enforcement within the Joshua Farms Municipal Management District No. 2, created pursuant to Sections 52 and 52-a, Article III, or Section 59, Article XVI of the Texas Constitution and Chapter 3929, Texas Special District Local Laws Code, and located within City's ETJ.

b. City and County agree that City has authority to handle and is responsible for flood plain enforcement within the real property set forth in Exhibit "A", attached hereto and incorporated herein by reference for all purposes, located within the North Johnson County Municipal Management District No. 1, created pursuant to Article III, Section 52, Article XVI, Section 59, and Article III, Section 52-a of the Texas Constitution, located within City's ETJ.

4. Drainage Studies. City agrees to provide to County a copy of a drainage study or flood study required by City of a developer of property in City's ETJ when it is received by City.
5. Wastewater Effluent Impact. For developments that have a wastewater treatment plant permitted by the Texas Commission on Environmental Quality (TCEQ), City agrees to provide to County a copy of a report received by City regarding the impact, if any, of the release of treated wastewater to the real property located outside of the development.
6. Term of Agreement. At the request of either party, this Agreement may be reviewed and revised to address changed circumstances. Any revision of this Agreement must be approved by the City Council for the City of Burleson and the Commissioners Court for Johnson County.
7. ETJ Expansion or Reduction. Should City expand or reduce its ETJ, City shall promptly notify County of such expansion or reduction so that this Agreement may be amended to take into account the expansion or reduction in City's ETJ. This Agreement shall be automatically amended to reflect any expansion or reduction in the City's ETJ by the City providing to the County an updated ETJ map. In the event that City's ETJ should expand or reduce such that the expansion or reduction of ETJ necessitates written amendment of this Agreement, both City and County agree that City shall continue to be granted exclusive jurisdiction to regulate subdivision plats in its ETJ, and to regulate subdivisions under Subchapter A of Chapter 212 of the Texas Local Government Code and other statutes applicable to municipalities, until this Agreement is amended to take into account such ETJ expansion or reduction.

Miscellaneous.

- a. This Agreement expresses the entire agreement between the parties hereto regarding the subject matter contained herein and, except in accordance with Section 2 hereof, may not be modified or amended except by written agreement duly executed by both parties.
- b. This Agreement has been duly and properly approved by each party's governing body and constitutes a binding obligation on each party.
- c. This Agreement shall be construed in accordance with the laws of the State of Texas and venue for all purposes hereunder shall be in Johnson County, Texas.
- d. If any provision hereof is determined by any court of competent jurisdiction to be invalid, illegal or unenforceable, such provision shall be fully severable herefrom, and this Agreement shall be construed and enforced as if such invalid, illegal or unenforceable provision never comprised a part hereof; and the remaining provisions shall continue in full force and effect.

e. This Agreement is not intended to extend the liability of the parties beyond that provided by law. Neither City nor County waives any immunity or defense that would otherwise be available to it against claims by third parties.

f. This Agreement shall be effective as of _____, 2026, and shall replace the interlocal agreement previously executed by City and County. Preliminary plats of property in City's ETJ that are submitted on or after the effective date of this Agreement will not require approval by Johnson County. This includes the final plat(s) of property represented by the aforementioned preliminary plats. If a preliminary plat has been submitted prior to the effective date of this Agreement, City and County shall process the preliminary and related final plat(s) in the same manner in effect prior to this Agreement,

APPROVED BY THE CITY COUNCIL FOR THE CITY OF BURLESON, TEXAS, in its meeting held on the ____ day of _____ 2026, and executed by its authorized representative.

CITY OF BURLESON, TEXAS

By: _____
Chris Fletcher, Mayor

ATTEST:

Amanda Campos, City Secretary

APPROVED BY THE COMMISSIONERS COURT FOR JOHNSON COUNTY,
TEXAS, in its meeting held on the ____ day of _____ 2026, and executed by its authorized
representative.

JOHNSON COUNTY

By: _____
Christopher Boedeker, County Judge

ATTEST:

April Long, County Clerk

Exhibit A

Description of the Land
(attached)

BEING a 200.7453 acre (8,744,463 square foot) tract of land situated in the Dennis Dykes Survey, Abstract No. 229 and the Francis A Claridge Survey, Abstract No. 142, Johnson County, Texas and being all of a tract of land described as Tract 2 in the Contribution Deed to AP-Groundwork Venture, LLC recorded in Instrument No. 2024-17246 of the Official Public Records of Johnson County, Texas; said tract being more particularly described as follows:

BEGINNING at an aluminum disc stamped "TXDOT" (AD) found at the south end of a right-of-way corner clip at the intersection of the east right-of-way line of Chisholm Trail Parkway (CTP) (a variable width right-of-way) and the southeast right-of-way line of FM Road No. 1902 (a variable width right-of-way);

THENCE North 09°24'38" East, along said corner clip, a distance of 44.38 feet to a brass disc stamped "TXDOT" (BD) found for corner;

THENCE along the said southeast line of FM Road No. 1902, the following four (4) calls:

North 44°08'17" East, a distance of 712.02 feet to a BD found for corner;

North 43°29'16" West, a distance of 24.45 feet to an AD found for corner;

North 46°19'59" East, a distance of 908.19 feet to a 5/8-inch iron rod with "KHA" cap (IRC) set for corner at the beginning of a tangent curve to the left with a radius of 1,949.86 feet, a central angle of 19°07'03", and a chord bearing and distance of North 36°46'28" East, 647.58 feet; from said point a 1/2-inch iron rod with "RPLS 5544" cap found bears North 20° East, a distance of 4.7 feet;

In a northeasterly direction, with said tangent curve to the left, an arc distance of 650.59 feet to a point for corner;

THENCE South 44°46'55" East, departing the said southeast line of FM Road No. 1902, a distance of 2,094.10 feet to a 1/2-inch iron rod found for the south corner of that tract of land described in Special Warranty Deed to Burleson 4A Economic Development Corporation recorded in Instrument No. 2021-21498 of said OPRJCT; said point being in the northwest line of that tract of land described in Warranty Deed to Burleson Development, Inc. recorded in Instrument No. 2017-24891 of said OPRJCT;

THENCE South 46°00'16" West, along the said northwest line of the Burleson Development, Inc. tract, a distance of 718.65 feet to a IRC set for corner; said point being the west corner of said Burleson Development, Inc. tract; from said point a t-post found bears North 19° East, a distance of 13.6 feet;

THENCE South 45°00'53" East, along the southwest line of said Burleson Development, Inc. tract, a distance of 1,052.08 feet to a IRC set for corner in the northwest line of that tract of land described as Tract 4 in Warranty Deed with Vendor's Lien to Burleson Development, Inc. recorded in Instrument No. 2016-9009 of said OPRJCT; from said point an aluminum disc stamped "RPS 314 210" found bears North 23° East, a distance of 4.8 feet;

THENCE South 45°54'55" West, along the said northwest line of said Tract 4, to and along the northwest line of Tract 2 in said Warranty Deed with Vendor's Lien, a distance of 3,190.92 feet to an AD found for corner in the said east line of CTP; said point being the beginning of a non-tangent curve to the left with a radius of 11,659.16 feet, a central angle of 01°55'33", and a chord bearing and distance of North 18°32'40" West, 391.85 feet; from said point a 1/2-inch iron rod found bears South 18° East, a distance of 3.9 feet;

THENCE along the said east line of CTP, the following seven (7) calls:

In a northerly direction, with said non-tangent curve to the left, an arc distance of 391.87 feet to a point for corner;

North 19°30'26" West, a distance of 1,608.61 feet to an AD found for corner;

North 15°51'51" West, a distance of 285.84 feet to an AD found for corner at the beginning of a non-tangent curve to the right with a radius of 1,384.39 feet, a central angle of 04°29'56", and a chord bearing and distance of North 01°27'15" East, 108.67 feet;

In a northerly direction, with said non-tangent curve to the right, an arc distance of 108.70 feet to an AD found for corner;

North 03°42'13" East, a distance of 189.85 feet to an AD found for corner at the beginning of a tangent curve to the left with a radius of 1,193.92 feet, a central angle of 37°19'27", and a chord bearing and distance of North 14°57'31" West, 764.08 feet;

In a northerly direction, with said tangent curve to the left, an arc distance of 777.75 feet to a point for corner;

North 30°38'46" West, a distance of 37.19 feet to the **POINT OF BEGINNING** and containing 8,744,463 square feet or 200.7453 acres of land, more or less.



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