

**ATTACHMENT "I"**  
**PETITION FOR ANNEXATION BY THE**  
**CLEARWATER CREEK SPECIAL IMPROVEMENT DISTRICT**

**RESOLUTION NO. 083023-03**

**A RESOLUTION OF THE CLEARWATER CREEK SPECIAL IMPROVEMENT DISTRICT EXPRESSING ITS INTENT, SUBJECT TO THE CONDITIONS STATED HEREIN, TO CONSIDER THE EXPANSION OF THE DISTRICT AND INCLUDE CERTAIN PROPERTY IN SAID DISTRICT.**

**WHEREAS**, there has been presented to and filed with the Board of Directors of the CLEARWATER CREEK SPECIAL IMPROVEMENT DISTRICT (the "District") the petition of SA State of Love and Trust, LLC, a Texas limited liability corporation, (the "Petitioner"), praying that the approximately 153 acres described in Exhibit "A" (the "Land"), which is attached to this resolution and incorporated herein for all purposes, be added to and become a part of the District; and

**WHEREAS**, the Petitioners have submitted a petition to the City of San Antonio, Texas (the "City") and Bexar County, Texas (the "County"), requesting consent to the proposed expansion of the District's boundaries to include the Land; and

**WHEREAS**, the Board of Directors, after carefully considering the facts and evidence, deems it in the public interest to authorize this resolution;

**NOW THEREFORE BE IT RESOLVED BY THE CLEARWATER CREEK BOARD OF DIRECTORS:**

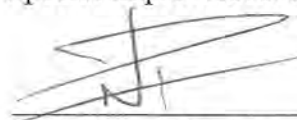
**SECTION 1.** It is hereby affirmatively found and determined that all of the recitations, matters, and facts set out in the preamble of this resolution are true and correct.

**SECTION 2.** Upon an affirmative finding that the proposed annexation is in the best interest of the District and is beneficial and advisable, the Board of Directors hereby expresses its intent, subject to Section 3 of this resolution, to consider expansion of the District by approximately 153 acres at a future date to include the Land therein, on terms and conditions the Board of Directors, in its sole discretion, deem advisable


**SECTION 3.** Consideration for the future expansion of the District, and the inclusion of the Land therein, will be subject to the following:

- A. Consent of the City and County, by resolution or ordinance, authorizing the expansion of the District to include the Land.
- B. Upon City and County consent, the District shall approve the expansion of the District.

**S PASSED, APPROVED, AND ADOPTED THIS 30<sup>th</sup> DAY OF SEPTEMBER 2023**, by the Board of Directors of the Clearwater Creek Special Improvement District.

  
\_\_\_\_\_  
Nick Prater, President

Attest:

  
\_\_\_\_\_  
Craig Scott, Secretary

PCD# 294632

**PETITION FOR ANNEXATION OF APPROXIMATELY 153 ACRES INTO THE  
BOUNDARIES OF THE CLEARWATER CREEK SPECIAL IMPROVEMENT DISTRICT**

STATE OF TEXAS           §  
                                     §  
COUNTY OF BEXAR       §

**TO: THE HONORABLE BOARD OF DIRECTORS OF THE CLEARWATER CREEK  
SPECIAL IMPROVEMENT DISTRICT**

**ARTICLE I.  
PETITION**

SA Do The Evolution, LLC, a Texas limited liability company, SA Eisele, LLC, a Texas limited liability company, and SA Given to Fly, LP, a Texas limited partnership (the “Petitioners”) hereby submit this petition (this “Petition”) to the Board of Directors (the “Board”) of the Clearwater Creek Special Improvement District (the “District”) for the expansion of its boundaries by the addition and inclusion of approximately 153 acres (the “Subject Property”) being more particularly described and depicted by **Exhibit “A”** attached hereto and incorporated within.

**ARTICLE II.  
AUTHORITY OF THE BOARD**

On February 11, 2020, Bexar County (the “County”), acting through the County Commissioners Court (the “Commissioners Court”) adopted an order (the “Creation Order”) creating the District. The Creation Order is filed in the Bexar County Official Public Records under Document Number 20200055277.

The District operates in accordance with Chapter 372 and Chapter 382 of the Texas Local Government Code (the “Local Government Code”). Section 382.113 of the Local Government Code grants the District authority to annex land pursuant to the provisions of Subchapter J, Chapter 49 of the Texas Water Code (the “Water Code”). Section 49.301(a) of the Water Code permits an owner of land, whether or not contiguous to the district, to file a petition with the district board requesting that land be included within boundaries of the district.

The Petitioners acquired the Subject Property through multiple transactions occurring in 2021 and deeds reflecting Petitioners ownership are filed in the Bexar County Official Public Records under Document Number 20210316876, 20210221863, 20210249030, and 20210316875. Pursuant to Section 382.113 of the Local Government Code, the Petitioners respectfully request the Board consent to the expansion of the District’s boundaries by the annexation of the Subject Property therein.

**ARTICLE III.  
REPRESENTATIONS OF PETITIONER**

By submitting this Petition to the Board, the Petitioner acknowledges and consents to the following:

Expansion Petition  
Clearwater Creek PID

1. Petitioners hold fee simple title to the Subject Property, which is proposed for annexation into the District.
2. Petitioners request and fully supports inclusion of the Subject Property within the District.
3. If successfully annexed into the District, the Subject Property shall be subject to the existing and future obligations of the District as imposed on properties currently within the boundaries of the District.

#### **ARTICLE IV. PRAYER**

This Petition respectfully requests the Board consent to and approve the expansion of the District to include the Subject Property and that the District's powers and authority, as provided in the Creation Order, continue and shall not be affected by such expansion.

Wherefore, this Petition satisfies all requirements of the Chapters 372 and 382 of the Local Government Code and Subchapter J, Chapter 49 of the Water Code for expansion of the District boundaries. The Petitioner prays that this Petition be heard, and the Board set and conduct a hearing to expand the District boundaries to include the Subject Property.

Respectfully submitted this 30th day of August, 2023.

*~Signature(s) on the Following Page(s)~*

**PETITIONERS:**

**SA GIVEN TO FLY, LP**

a Texas limited partnership

By: **SA KOSTA BROWNE, GP, LLC,**  
a Texas limited liability company

By: \_\_\_\_\_  
Thomas Blake Yantis  
Manager

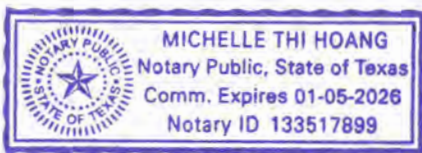
**ACKNOWLEDGEMENT**

**STATE OF TEXAS**       §

§

**COUNTY OF BEXAR**   §

The foregoing instrument was acknowledged before me on the 28 day of August, 2023, by Thomas Blake Yantis, on behalf of SA GIVEN TO FLY, LP, a Texas limited partnership, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes therein expressed, on behalf of said company, in the capacity therein stated.



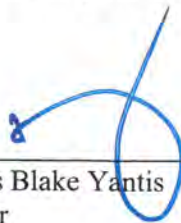
\_\_\_\_\_  
Notary Public State of Texas

Printed Name of Notary: Michelle Hoang

Commission Expiration: 1/5/2026

**SA DO THE EVOLUTION, LLC,**  
a Texas limited liability company

By:

  
\_\_\_\_\_  
Thomas Blake Yantis  
Member

**ACKNOWLEDGEMENT**

**STATE OF TEXAS**           §

§

**COUNTY OF BEXAR**       §

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\_\_\_\_\_  
Notary Public State of Texas


Printed Name of Notary: Michelle Hoang

Commission Expiration: 1/5/2026



SA EISELE, LLC,  
a Texas limited liability company

By:

  
\_\_\_\_\_  
Thomas Blake Yantis  
Manager

### ACKNOWLEDGEMENT

STATE OF TEXAS       §

§

COUNTY OF BEXAR     §

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\_\_\_\_\_  
Notary Public State of Texas

Printed Name of Notary: Michelle Hbang

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