

RESOLUTION NO. \_\_\_\_\_

**A RESOLUTION OF COMMISSIONERS COURT OF HOPKINS COUNTY, TEXAS APPROVING THE REINVESTMENT ZONE WITH HOPKINS ENERGY LLC AND AUTHORIZING THE COUNTY JUDGE TO ENTER INTO THE REINVESTMENT ZONE ON BEHALF OF THE COUNTY FOR AN ECONOMIC DEVELOPMENT PROJECT**

**WHEREAS**, it is in the best interest of Hopkins County, Texas, to promote local economic growth and development and to stimulate business in the County, and

**WHEREAS**, the Hopkins County can promote economic growth and development by approving the reinvestment zone with Hopkins Energy LLC; and,

**WHEREAS**, the Commissioners Court having reviewed the proposed Reinvestment Zone with Hopkins Energy LLC, and determined that it is appropriate that it be approved as a program to promote local economic growth and development and to stimulate business in the County and,

**WHEREAS**, upon full review and consideration of the agreement, and all matters attendant and related thereto, and is of the opinion that the terms and conditions thereof should be approved.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSIONERS COURT OF HOPKINS COUNTY, TEXAS, THAT:

**SECTION 1.**

The Commissioners Court of Hopkins County hereby approves the Reinvestment Zone between the Hopkins County and Hopkins Energy, LLC. for an economic development project and authorizes the County Judge to sign the Reinvestment Zone,

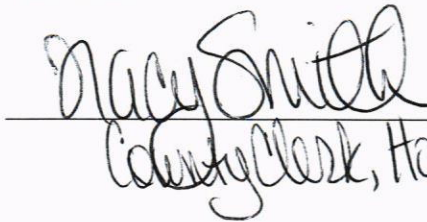
This resolution shall become effective from and after its passage.

PASSED and APPROVED this the 12 day of October, 2020.



**Robert Newsom, County Judge**

ATTEST:



Nancy Smith  
County Clerk, Hopkins County, Texas



A COURT ORDER OF HOPKINS COUNTY, TEXAS, DESIGNATING A CERTAIN AREA AS A INDUSTRIAL REINVESTMENT ZONE, FOR HOPKINS COUNTY, TEXAS, PROVIDING FOR THE ESTABLISHMENT OF AGREEMENTS WITHIN THE ZONE, AND OTHER MATTERS RELATING THERETO; PROVIDING FINDINGS OF FACT; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE FOR THE COMMENCEMENT OF THE REINVESTMENT ZONE AND THIS ORDINANCE; AND PROVIDING AN OPEN MEETINGS CLAUSE.

WHEREAS, the Commissioners Court of the Hopkins County, Texas, (the "County"), desires to promote the development or redevelopment of a certain contiguous geographic area within its jurisdiction by the creation of a Reinvestment Zone, as codified in Chapter 312 of the Texas Tax Code (the "Act"); and

WHEREAS, a hearing before the Commissioners Court was set for 9 a.m. on the 12th day of October, 2020, such date being at least thirty (30) days after the date of publication of the notice of such public hearing in a newspaper of general circulation in the City of Sulphur Springs; and

WHEREAS, the County has called a public hearing and published notice of such public hearing, and has properly notified the proper officials of Sulphur Springs Independent School District, and Hopkins County Hospital District as required by the Act; and

WHEREAS, upon such hearing being convened there was presented proper proof and evidence that notices of such hearing had been published and mailed as described above; and

WHEREAS, the County at such hearing 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, which is described by a legal description attached hereto as Exhibit "A" and depicted in the drawing attached hereto as Exhibit "B", should be included in such proposed Reinvestment Zone; and

WHEREAS, all owners of property located within the proposed Reinvestment Zone and all other taxing units and other interested persons were given the opportunity at such public hearing to protest the creation of the proposed Reinvestment Zone or the inclusion of their property in such Reinvestment Zone; and

WHEREAS, the proponents of the reinvestment zone offered evidence, both oral and documentary, in favor of all of the foregoing matters relating to the creation of the reinvestment zone, and opponents of the reinvestment zone appeared to contest creation of the reinvestment zone; and

WHEREAS, after considering all testimony and evidence offered at the public hearing, the Commissioner Court finds that improvements in the Reinvestment Zone will enhance significantly the value of all taxable real and personal property in the Zone, will be of general benefit to Hopkins County and that it will be in the public interest to pass this Court Order creating a Reinvestment Zone;

NOW, THEREFORE, BE IT ORDAINED BY THE COMMISSIONER CORT OF HOPKINS COUNTY, TEXAS:



SECTION 1: That the facts and recitations contained in the preamble of this court order are hereby found and declared to be true and correct.

SECTION 2: The County, after conducting such hearing and having heard such evidence and testimony, pursuant to Chapter 312 of the Texas Tax Code (TTC), has made the following findings and determinations based on the evidence and testimony presented to it:

- (a) That the public hearing on adoption of the Reinvestment Zone has been properly called, held and conducted and that notice of such hearing has been published as required by law.
- (b) That the County has jurisdiction to hold and conduct this public hearing on the creation of the proposed Reinvestment Zone pursuant to the Act; and
- (c) That creation of the proposed zone with boundaries as described in Exhibits "A" and "B" will result in benefits to the County, its residents and property owners, and to the property, residents and property owners in the reinvestment zone.
- (d) That the Reinvestment Zone, as defined in Exhibits "A" and "B", meets the criteria for the creation of a Reinvestment Zone as set forth in Chapter 312.192 of the Act in that:
  - (1) It is a contiguous geographic area located wholly within the county.
  - (2) The area will 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 Zone that would be a benefit to the property and that would contribute to the economic development of the County.
  - (3) No part of the property in the Reinvestment Zone is owned or leased by a member of the governing body of the County.
  - (4) Improvements in the Reinvestment Zone will enhance significantly the value of all taxable real property in the Reinvestment Zone.

SECTION 3: That the County hereby creates a Reinvestment Zone over the area described by the description in Exhibit "A" attached hereto and depicted in a drawing attached hereto as Exhibit "B" and such Reinvestment Zone shall hereafter be identified as the Commercial-Industrial or Residential Reinvestment Zone, Number 20-04, Hopkins Energy LLC, Hopkins County, Texas (the "Zone").

SECTION 4: That operation of the Zone shall commence on December, 2021, for a period of five years, may be renewed for an additional five years or may terminate sooner by subsequent order.

SECTION 5: 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.

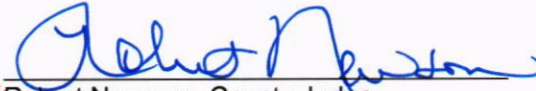
SECTION 6: That it is hereby officially found, determined, and declared that a sufficient written notice of the date, hour, place and subject of the meeting of the City Council at which this ordinance was adopted was posted at a place convenient and readily accessible at all times to the general public for the time required by law preceding this meeting, as required by the Open Meetings Act, Chapter 551 et seq of the Texas Local Government Code, as amended, and that this meeting has been open to the public as required by law at all times during which this ordinance and the subject matter hereof has been discussed, considered and formally acted upon. The

Commissioners Court further ratifies, approves, and confirms such written notice and the contents and posting thereof.

SECTION 7: That the contents of the notice of public hearing, which hearing was held before the Commissioners Court on October 12th, and the publication of said notices, is hereby ratified, approved and confirmed.

PASSED, APPROVED, and ADOPTED on this the 12th day of October, 2020

Hopkins County, TEXAS

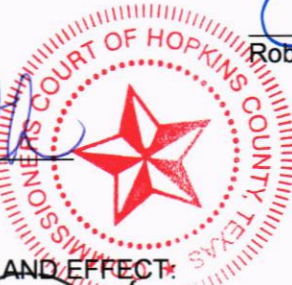


Robert Newsom, County Judge

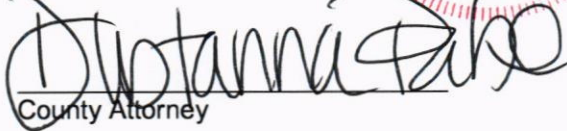
ATTEST:



Tracy Smith, County Clerk



APPROVED AS TO FORM AND EFFECT:

  
County Attorney

EXHIBITS TO ORDINANCE

Legal description of zone

Map of zone



Exhibit A  
Hopkins Energy  
Reinvestment Zone

Parcel ID	Acreage	Abstract	Tract	Survey	Name	Address
R000010378	67.789	ABS: 50	TR: 20-02	SUR: BARB OCELA	INDEPENDENT TRUST COMPANY OF AMERICA LLC	CR 3520
R000010377	73.220	ABS: 50	TR: 20-01	SUR: BARB OCELA	BUTLER MARY B IRREV TRUST	CR 3520
R000010401	76.500	ABS: 50	TR: 34	SUR: BARB OCELA	HELM JONAS & MELANIE GAIL	CR 3520
R000010362	60.000	ABS: 50	TR: 10-11	SUR: BARB OCELA	HELM JONAS & MELANIE GAIL	CR 3520
R000010403	119.500	ABS: 50	TR: 36	SUR: BARB OCELA	HELM JONAS & MELANIE GAIL	CR 3523
R000019079	326.600	ABS: 709	TR: 1	SUR: NEELY M S	HELM JONAS & MELANIE GAIL	CR 3523
R000028553	72.640	ABS: 50	TR: 20-05	SUR: BARB OCELA	Wallace, Kevin L. & Jodie	CR 3520
R000010402	170.000	ABS: 50	TR: 35	SUR: BARB OCELA	HELM JONAS & MELANIE GAIL	CR 3523
R000010399	166.000	ABS: 50	TR: 32	SUR: BARB OCELA	HELM JONAS & MELANIE GAIL	CR 3523
R000011958	292.000	ABS: 158	TR: 1	SUR: CRABTREE HAYNES	HELM JONAS & MELANIE GAIL	CR 3520
R000010385	78.867	ABS: 50 & 429	TR: 25-01	SUR: BARB OCELA	INDEPENDENT TRUST COMPANY OF AMERICA LLC	CR 3520
R000011963	82.420	ABS: 158	TR: 4-02	SUR: CRABTREE HAYNES	Maxson Family Revocable Living Trust	CR 3520
R000011964	84.590	ABS: 158	TR: 5	SUR: CRABTREE HAYNES	Maxson Family Revocable Living Trust	CR 3520
R000011966	50.000	ABS: 158	TR: 6	SUR: CRABTREE HAYNES	Maxson Family Revocable Living Trust	CR 3520
R000010417	87.004	ABS: 50	TR: 41-11	SUR: BARB OCELA	Fuller, Timothy W. & Linda	CR 3518
R000009754	50.000	ABS: 14	TR: 3-01	SUR: ARMSTRONG MATTHEW	Tubb, Betty.	CR 3520
R000010397	50.000	ABS: 50	TR: 30	SUR: BARB OCELA	Tubb, Darrell E.	CR 3520
R000010396	35.900	ABS: 50	TR: 29-01	SUR: BARB OCELA	Tubb, Betty L.	CR 3520
R000010388	238.000	ABS: 50	TR: 26	SUR: BARB OCELA	Martin Investments LP	CR 3520
R000017373	109.720	ABS: 616 50 1139	TR: 2	SUR: MCCAULEY HENRY	Yanez Cristin Aguilar	CR 3518
R000010344	63.956	ABS: 50	TR: 1-22	SUR: BARB OCELA	Green Barbara G.	CR 3518

Exhibit B

