REAL PROPERTY EVALUATION REPORTS

Texas Department of Criminal Justice
Texas Facilities Commission
Finance Commission of Texas
Texas Juvenile Justice Department

September 2016
September 1, 2016

The Office of the Governor

The Office of the Lieutenant Governor

The Office of the Speaker of the House of Representatives

Members, Texas Senate and House of Representatives


This report provides market analyses and other pertinent information to assist legislators in making land-use decisions.

Information and recommendations herein are based on property utilization at the time of the inspection.

If you have any questions or would like additional information, please contact Shaun Seale at (512) 463-5174 or shaun.seale@glo.texas.gov.

Sincerely,

GEORGE P. BUSH
Commissioner, General Land Office
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<td>Parking Garage E</td>
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<td>Supreme Court, Tom C. Clark, Price Daniel Sr. Bldg Complex</td>
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<td>Thomas Jefferson Rusk Building</td>
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<td>Tyler State Office Building</td>
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<td>Waco State Office Building</td>
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<td>Wheless Lane Laboratory</td>
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OVERVIEW
AN OVERVIEW

CONTENTS

This report contains evaluations of state real property for the following agency:

- Texas Department of Criminal Justice
- Texas Facilities Commission
- Finance Commission of Texas
- Texas Juvenile Justice Department

Agency Summaries

Each report begins with an agency summary containing the following:

*Background/Authorities:*
  The agency’s enabling legislation, operational mission, and real property management procedure.

*Real Property Assets:*
  The agency’s real property holdings including function, location, size, physical and legal characteristics.

GLO Analysis and Recommendations

Following the summary is an analysis of salient real property factors and the General Land Office’s (GLO) recommendations regarding future disposition of the property. Recommendations for sale or lease of the properties are based on the following:

- an examination of appraisal data
- legal and physical limitations
- need for the property by other state agencies
- market conditions; and/or
- other factors influencing the value of the property to the state

Texas Facilities Commission Recommendations

Before publication, real property evaluation reports are submitted to the Texas Facilities Commission (TFC) to determine whether any reviewed properties are needed by other state agencies. Any TFC staff comments are included in the agency’s summary section of the report and are attached to the specific site analysis.
TEXAS DEPARTMENT OF CRIMINAL JUSTICE AGENCY SUMMARY
Agency Summary

Background/Authorities

The Texas Department of Criminal Justice (TDCJ) was formed in 1989 when the Legislature combined the Texas Board of Pardons and Paroles, the Adult Probation Commission, and the Department of Corrections.

The mission of the TDCJ is to provide public safety, promote positive change in offender behavior, reintegrate offenders into society and assist victims of crime.

In accordance with the Government Code, TDCJ, under the supervision of the Board of Criminal Justice, may lease state-owned lands and grant easements. Proceeds from these leases and easements are deposited into the appropriate special account of the State Treasury.

HB 1979 (74th Legislature, 1995) provided authorization to the Board to sell state-owned real property. The Texas General Land Office (GLO) is responsible for marketing identified properties on behalf of the Board in accordance with procedures in Sec. 31.158 (c) of the Texas Natural Resources Code.

Real Property Assets

TDCJ owns 86 properties ranging from 0.54 acres to 20,527.74 acres. TDCJ currently utilizes over 122,382 acres, both owned and leased, for agricultural operations. Many TDCJ units are located in proximity to suburban centers including the greater Houston area. TDCJ has determined that the minimum acceptable size for a prison unit is 300 acres.

GLO Recommendations

The GLO recommends disposing of three TDCJ properties; the Dawson Unit, a portion of the Estelle Unit and the Marlin Hospital.
### TDCJ Properties to be Recommended

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<th>Value of Acres Recommended</th>
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### TDCJ Properties to be Retained

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<td>2059</td>
<td>McConnell Unit</td>
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<td>Smith Unit</td>
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<td>Torres Unit</td>
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</table>

**Total:** 124,321.75
TEXAS DEPARTMENT OF CRIMINAL JUSTICE PROPERTIES RECOMMENDED FOR SALE OR LEASE
Dawson Unit

Location:
106 West Commerce Street, Dallas, Dallas County, Texas

Legal Description:
Volume 94141, Page 01899, Dallas County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 0.91
% in Floodplain: 0% Slope: Level
Zoning: Industrial
Frontage: Commerce St
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Governmental, Commercial, Retail, Industrial
Current Use: Vacant
Highest and Best Use: Speculative Development
Agency Projected Use: TBD

Value of Recommended Acres: 234,000 sq. ft.
Texas Department of Criminal Justice
Texas General Land Office

Analysis

This vacant Texas Department of Criminal Justice property is located west of the central business district of Dallas on West Commerce Street. The site, which previously served as a jail, is improved with one 10-story building which holds 2,200 beds. The facility has concrete parking. The surrounding land use includes governmental, retail, commercial and industrial development. The market value range of the property is $4,050,000.00 - $5,130,000.00. The highest and best use is speculative development.

The GLO recommends disposing of the underutilized property.

GLO Recommendation:
Dispose of this underutilized property.
Estelle Unit

Location:
FM 980 and FM 3478, Huntsville, Walker County, Texas

Legal Description:
Volume 392, Page 114, Walker County Deed Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Utility, ROW

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Acres: 5,458.73
Sen. Dist.: 5 Rep. Dist.: 18 FAR: 0.01
% in Floodplain: 75% Slope: Level
Zoning: Unzoned
Frontage: FM 980, FM 3478

Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Residential, Governmental
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

Value of Recommended Acres: 

Bldgs.: 75 Bldg Sq Ft 916,270 sq. ft.
Texas Department of Criminal Justice

Texas General Land Office

Analysis

The Texas Department of Criminal Justice utilizes this site as agricultural production and a prison facility. The site consists of two parcels, Parcel A (4,562.74 acres) and Parcel B (895.99 acres). It is located north of Huntsville on the corner of FM 980 and FM 3478. The site is improved with 75 buildings, interior fencing and security lighting, exterior high security fencing and lighting, recreational areas, a sewage treatment plant and concrete parking. Parcel A encompasses the prison unit and most of the agricultural production. Parcel B is utilized for cattle grazing, timber production and recreational hunting.

The GLO recommends the sale of 33.26 unused acres of the Estelle Unit. The appraisal was not available at the time of this report. The appraisal is forthcoming.

GLO Recommendation:

The GLO recommends disposing 33.26 acres of the underutilized property.
Marlin Hospital

Location:
1016 Ward Street, Marlin, Falls County, Texas

Legal Description:
Volume 338, Page 940, Falls County Official Records

Encumbrances
Physical: None
Legal: 
  Deed Restrictions: None
  Easements: Access, Utility

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Acres: 8.00
Sen. Dist.: 22  Rep. Dist.: 12  FAR: 
% in Floodplain: 0%  Slope: Level
Zoning: Unzoned
Frontage: Ward Street, Virginia Avenue
Utilities: Electricity, Gas, Wastewater
Surrounding Uses: Residential
Current Use: Vacant
Highest and Best Use: Hospital
Agency Projected Use: TBD

Value of Recommended Acres: 
Bldgs.: 13  Bldg Sq Ft: 203,945 sq. ft.
Texas Department of Criminal Justice
Texas General Land Office

Analysis

This vacant Texas Department of Criminal Justice property is located on Ward Street, in Marlin. The site is improved with thirteen buildings, including the main hospital, which is five stories. The surrounding land use includes residential.

The GLO recommends disposing this underutilized property. The appraisal was not available at the time of this report. The appraisal is forthcoming.

GLO Recommendation:
Dispose of this underutilized property.
TEXAS DEPARTMENT OF CRIMINAL JUSTICE PROPERTIES TO BE RETAINED
The Texas Department of Criminal Justice owns and utilizes this site as a prison facility and for agricultural production. It is located on FM 369 North in Wichita Falls. The site is improved with 23 buildings, security lighting and cameras, chain-link fencing and concrete parking. The surrounding land use includes agricultural development and a drag race track.

Recommendation:
*Retain for continued agency operations.*
B. Moore Unit

Location:
8500 North FM 3053, Overton, Rusk County, Texas

Legal Description:
Volume 2087, Page 227, Rusk County Official Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: Restricted Use
Easements: Utility, ROW

Acres: 209.71  Bldgs.: 2  Bldg Sq Ft: 92,059 sq.ft.
Sen. Dist.: 1  Rep. Dist.: 11  FAR: 0.01  % in Floodplain: 10%
Slope: Moderate

Zoning: Unzoned
Frontage: FM 3053
Utilities: Electricity, Telephone, Water, Septic Tank
Surrounding Uses: Woodlands, Residential, School
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located on FM 3053 north of Overton. The site is improved with two buildings, perimeter and interior fencing, security lighting and paved parking. The surrounding land uses include a Texas A&M Research Center, timber production and residential development. There are easements for installing, repairing, maintaining, altering and operating utilities on or across the property.

Recommendation:
Retain for continued agency operations.
The Texas Department of Criminal Justice utilizes this site as a state prison facility. It is located in West Bartlett on Arnold Drive, also known as CR 342. The site is improved with 10 permanent buildings, a greenhouse, two storage buildings, paved parking, security fencing and security lighting. The surrounding land uses include agricultural and residential development.

Recommendation:
*Retain for continued agency operations.*
Boyd/Teague Unit

Location:
Hwy 84, Fairfield, Freestone County, Texas

Legal Description:

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: Mineral Rights Reserved
Easements: Utility

Acres: 733.65
Bldgs.: 18
Bldg Sq Ft: 271,850 sq.ft.

Sen. Dist.: 5
Rep. Dist.: 8
FAR: 0.01
% in Floodplain: 2%
Slope: Moderate

Zoning: Unzoned
Frontage: US Hwy 84, Spur 113
Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Ranching, Residential, Agricultural

Current Use: State Prison Facility/Agricultural

Highest and Best Use: State Prison Facility/Agricultural

Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as agricultural production and a prison facility. It is located northeast of Teague, on US Highway 84 and Spur 113. The site is improved with 18 buildings, interior/exterior security fencing, recreational areas, security lighting and concrete parking. The surrounding land use includes ranching, residential and agricultural development. About 2% of the site lies in the floodplain.

Recommendation:
Retain for continued agency operations.
Bradshaw Unit

Location:
3900 West Loop 571 North, Henderson, Rusk County, Texas

Legal Description:
Volume 2083, Page 482, Rusk County Official Records

Encumbrances
Physical: None
Legal: 
- Deed Restrictions: Restricted Use
- Easements: Utility

Acres: 99.74
Bldgs.: 14
Bldg Sq Ft: 225,738 sq.ft.

Sen. Dist.: 1
Rep. Dist.: 9
FAR: 0.05
% in Floodplain: 0%
Slope: Level

Zoning: Unzoned
Frontage: West Loop 571 North
Utilities: Electricity, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Woodlands, Industrial
Current Use: State Jail Facility
Highest and Best Use: State Jail Facility
Agency Projected Use: State Jail Facility

The Texas Department of Criminal Justice utilizes this site as a jail facility. It is located outside of the city limits of Henderson on West Loop 571 North. The site is improved with 14 buildings, four recreational yards, chain-link fencing, security lighting and concrete parking. The surrounding land uses include agricultural and industrial development.

Recommendation:
*Retain for continued agency operations.*
Texas Department of Criminal Justice

Texas General Land Office

Bridgeport Unit

Location:
4000 North 10th Street, Bridgeport, Wise County, Texas

Legal Description:
Volume 799, Page 788, Wise County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: Restricted Use
Easements: Utility

Acres: 38.29
Bldgs.: 7
Bldg Sq Ft: 99,313 sq.ft.
Sen. Dist.: 30
Rep. Dist.: 61
FAR: 0.06
% in Floodplain: 0%
Slope: Level

Zoning: Residential
Frontage: N. 10th St, U.S. HWY 380
Utilities: Electricity, Telephone, Wastewater, Water
Surrounding Uses: Rangeland, Agricultural
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located on North 10th Street in Bridgeport. The site is improved with seven buildings, chain-link perimeter fencing, security lighting and concrete parking. The surrounding land use includes rangeland and agricultural development.

Recommendation:
Retain for continued agency operations.
The Texas Department of Criminal Justice owns and utilizes this site as a prison facility and for agricultural production. It is located on State Highway 85 west of the City of Dilley and IH 35. The site is improved with 24 buildings, chain-link fencing, security lighting and concrete parking. The surrounding land use includes agricultural, commercial and light industrial developments.

Recommendation:
Retain for continued agency operations.
Texas General Land Office

C. Moore/Cole Units

Location:
1700 N. FM 87 & 3801 Silo Road, Bonham, Fannin County, Texas

Legal Description:
Volume 773, Page 1057, Fannin County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: Mineral Rights Reserved
Easements: Pipeline, Utility

Acres: .... 698.41  Bldgs.: .... 19  Bldg Sq Ft ..... 310,307 sq.ft.
Sen. Dist.:....2 Rep. Dist.:....62 FAR: .... 0.01  % in Floodplain:.....0%  Slope:..........Level

Zoning: .............................................Industrial
Frontage: ..................................FM 87, Silo Rd
Utilities: ..........................................................Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: ........................................................Agricultural, Residential, Recreational
Current Use: ..........................................................State Prison Facilities/Agricultural
Highest and Best Use: ..........................................................State Prison Facilities/Agricultural
Agency Projected Use: ..........................................................State Prison Facilities/Agricultural

The Texas Department of Criminal Justice utilizes these sites as prison facilities and for agricultural production. One site is located on North FM 87 and the other on Silo Road in Bonham. The sites together are improved with 19 buildings, exterior security fencing, recreational yards and shelter, security lighting and concrete parking. The surrounding land uses include agricultural, residential and recreational development.

Recommendation:
Retain for continued agency operations.
Chase Field-Garza East and West Units

Location:
SH 202 East (Part of Old Chase Field Naval Air Station), Beeville, Bee County, Texas

Legal Description:
Volume 512, Page 404, Bee County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: Reversion Clause
Encumbrances: Utility

Acres: 303.55
Bdgs.: 101
Bldg Sq Ft: 1,199,987 sq.ft.
% in Floodplain: 0%
Slope: Moderate

Sen. Dist.: 21
Rep. Dist.: 43
FAR: 0.10

Zoning: Unzoned
Frontage: S.H. 202
Utilities: Electricity, Telephone, Water, Water Well
Surrounding Uses: Agricultural, Residential, Governmental
Current Use: Correctional Facilities
Highest and Best Use: Correctional Facilities/Agricultural
Agency Projected Use: Correctional Facilities

The Texas Department of Criminal Justice utilizes these sites for regional offices and correctional facilities. They are located on State Highway 202 East, southeast of the city limits of Beeville. The sites are improved with 101 buildings, paved parking, chain link fencing and security lighting. The surrounding land uses include governmental, agricultural and residential development. The existing reversion clause calls for the return of the property to the federal government if not utilized as correctional facilities.

Recommendation:
Retain for continued agency operations. This property reverts back to the federal government if no longer utilized by the agency.
Clemens Unit

Location:
SH 36, FM 2611, FM 2004, CR 400, and CR 310, Lake Jackson, Brazoria County, Texas

Legal Description:
Volume 50, Page 625, Brazoria County Official Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None

Acres: 8,007.73
Bldgs.: 61 Bldg Sq Ft: 459,196 sq.ft.
% in Floodplain: 25% Slope: Level

FAR: 0.01

Utilities: Electricity, Gas, Telephone, Wastewater, Water Well
Surrounding Uses: Agricultural, Residential
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. The site is located on the southwest side of Lake Jackson and has five roads that cross the prison grounds dividing the tract into four distinct parcels. Parcel A (3,517.73 acres) fronts FM 2004, SH 36, and CR 400. Parcel B (2,420 acres) fronts SH 36, FM 2611, and CR 310. Parcel C (1,670 acres) fronts FM 2611. Parcel D (400 acres) fronts FM 2004 and CR 400. The entire site is improved with 61 buildings, security fencing, a waste water treatment facility, water plant, security lighting, recreational areas and concrete parking. The surrounding land uses include agricultural and residential developments.

Recommendation:
Retain for continued agency operations.
The Texas Department of Criminal Justice utilizes these sites as prison facilities and for agricultural production. They are located on the north side of NE 24th Street (Spur 591) east of Loop 335 in Amarillo. The sites are improved with 66 buildings, interior/exterior barb wire fencing, security lighting, recreational areas, a security camera system and concrete parking. The surrounding land uses include rangeland, agricultural, residential and industrial development.

Recommendation:
*Retain for continued agency operations.*
Cleveland Unit

Location:
East Fifth Street, Cleveland, Liberty County, Texas

Legal Description:
Volume 596, Page 142, Volume 614, Page 779, Volume 615, Page 782, Volume 615, Page 784, Liberty County Official Records

Encumbrances
Physical: Floodplain
Legal:   Deed Restrictions: None
      Easements: Utility

Acres: .... 39.50       Bldgs.: .......3 Bldg Sq Ft ...... 106,568 sq.ft.
Sen. Dist.:.....3 Rep. Dist.:.....18 FAR: ...... 0.06 % in Floodplain:..... 5% Slope:..........Level

Zoning: ........................................Mixed-Use
Frontage: ........................................East Fifth Street
Utilities: ......................................Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: ...................................Residential, Commercial, Industrial
Current Use: ........................................State Prison Facility
Highest and Best Use: ........................................State Prison Facility
Agency Projected Use: ........................................State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located on East Fifth Street in Cleveland. The site is improved with three buildings, concrete parking, security fencing and lighting. The surrounding land uses include industrial, commercial and residential development.

Recommendation:
*Retain for continued agency operations.*
Coffield, Beto, Gurney, Michael, and Powledge Units

Location:
FM 645 (Tennessee Colony), Palestine, Anderson & Freestone County, Texas

Legal Description:
Volume 648, Page 257, Volume 951, Page 513,
Volume 819, Page 665, Volume 716, Page 624,
Volume 702, Page 166, Anderson County & Freestone County Official Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Utility

Acres: 20,527.74
Bldgs.: 258
Bldg Sq Ft: 4,083,855 sq.ft.
% in Floodplain: 70%
Slope: Level

Sen. Dist.: 3
Rep. Dist.: 8
FAR: 0.01

Zoning: Unzoned
Frontage: FM 645, FM 2054
Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Agricultural, Ranching, Residential
Current Use: State Prison Facilities/Agricultural
Highest and Best Use: State Prison Facilities/Agricultural
Agency Projected Use: State Prison Facilities/Agricultural

The Texas Department of Criminal Justice utilizes these sites as prison facilities and for agricultural production. They are located in the Tennessee Colony near FM 645 west of Palestine. The five prison units are improved with 258 buildings, a sewer treatment plant, chain-link barb wire fencing, recreational areas, security lighting and concrete parking. The surrounding land uses include ranching, and agricultural and residential developments.

Recommendation:
Retain for continued agency operations.
The Texas Department of Criminal Justice utilizes this site as a state prison facility. It is located on FM 632, south of the City of Kenedy. The site is improved with 25 buildings, chain link fencing, paved parking and perimeter security lighting. The surrounding land uses include agricultural development and scattered rural homesites.

Recommendation:
*Retain for continued agency operations.*
Cotulla Unit

Location:
F.M. 624, Cotulla, La Salle County, Texas

Legal Description:
Volume 303, Page 336, La Salle County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 36.00
Sen. Dist.: 21 Rep. Dist.: 80 FAR: 0.05
Bldgs.: 1 Bldg Sq Ft: 74,904 sq.ft.
% in Floodplain: 0% Slope: Level

Zoning: Unzoned
Frontage: F.M. 624
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Ranching, Residential
Current Use: Correctional Facility
Highest and Best Use: Correctional Facility
Agency Projected Use: Correctional Facility

The Texas Department of Criminal Justice utilizes this site as a correctional facility. It is located east of Cotulla on FM 624. The site is improved with one large building, a covered recreation area, fencing, concrete parking and security lighting. The surrounding land uses include ranching, agricultural and residential developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Crain/Hilltop/Murray/Woodman Units

Location:
SH 36 and FM 929, Gatesville, Coryell County, Texas

Legal Description:
Volume 388-50, Page 94, Volume 397, Page 332,
Volume 456, Page 697, Volume 579, Page 387,
Coryell County Official Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Utility, ROW

Acres: 1,166.44
Bldgs.: 223
Bldg Sq Ft: 1,324,846 sq.ft.
% in Floodplain: 40%
Slope: Moderate

Sen. Dist.: 24
Rep. Dist.: 59
FAR: 0.03

Zoning: Civic
Frontage: SH 36, FM 929
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Governmental, Residential, Commercial
Current Use: State Prison Facilities/Agricultural
Highest and Best Use: State Prison Facilities/Agricultural
Agency Projected Use: State Prison Facilities/Agricultural

The Texas Department of Criminal Justice utilizes these sites as prison facilities and for agricultural production. Located north of Gatesville on SH 36 and FM 929. The facility is improved with 223 buildings, chain-link fencing, security lighting, recreational areas and concrete parking. The surrounding land uses include agricultural, residential, governmental and commercial developments.

Recommendation:
Retain for continued agency operations.
Dalhart Unit

Location:
11950 FM 998, Dalhart, Hartley County, Texas

Legal Description:
Volume 20, Page 840, Hartley County Official Records

Encumbrances

Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 1,520.42
Bldgs.: 21
Bldg Sq Ft: 256,839 sq.ft.

Sen. Dist.: 31
Rep. Dist.: 86
FAR: 0.01

% in Floodplain: 0%
Slope: Level

Zoning: Unzoned
Frontage: FM 998

Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Agricultural, Governmental, Residential

Current Use: State Prison Facility/Agricultural

Highest and Best Use: State Prison Facility/Agricultural

Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located on FM 998 southwest of Dalhart. The site is improved with 21 buildings, chain-link barb wire fencing, recreational areas, exterior security lighting and concrete parking. The surrounding land use includes agricultural, governmental and residential development.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice  

Texas General Land Office

Daniel Unit

Location:
938 South FM 1673, Snyder, Scurry County, Texas

Legal Description:
Volume 354, Page 228, Scurry County Official Records

Encumbrances

Physical: None  
Legal:  
Deed Restrictions: None  
Easements: Utility

Acres: 579.36  
Bldgs.: 25  
Bldg Sq Ft: 281,377 sq.ft.

Sen. Dist.: 28  
Rep. Dist.: 83  
% in Floodplain: 0%  
Slope: Level

FAR: 0.01

Zoning: Unzoned

Frontage: FM 1673

Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Agricultural

Current Use: State Prison Facility/Agricultural

Highest and Best Use: State Prison Facility/Agricultural

Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located on FM 1673 in Snyder. The site is improved with 25 buildings, security fencing and lighting and concrete parking. The surrounding land uses include mainly agricultural developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Darrington Unit

Location:
FM 521, Rosharon, Brazoria County, Texas

Legal Description:
Volume 146, Pages 136-139, Brazoria County Deed Records

Recommendation:
Retain for continued agency operations.

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. The site is bisected by FM 521. Parcel A (1,055 acres) is located on the east side and Parcel B (5,715.13 acres) on the west side, north of Rosharon. The site is improved with 72 buildings, a waste water treatment facility, water plant, security fencing, recreational areas, security lighting and concrete parking. The surrounding land uses include agricultural and residential developments.
The Texas Department of Criminal Justice utilizes this site as a correctional facility. It is located on South First Street in Diboll. The site is improved with 8 buildings, perimeter fencing, security lighting and paved parking. The surrounding land uses include timberland, governmental and residential development.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Domínguez Unit

Location:
6535 Cagnon Road, San Antonio, Bexar County, Texas

Legal Description:
Volume 6115, Page 1925, Bexar County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: Restricted Use
        Easements: Utility

Acres: 71.72
Sen. Dist.: 19 Rep. Dist.: 117 FAR: 0.10

Bldgs.: 14 Bldg Sq Ft: 301,102 sq.ft.
% in Floodplain: 0% Slope: Level

Zoning: Unzoned
Frontage: Cagnon Road
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Governmental, Agricultural, Residential
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located west of San Antonio on Cagnon Road. The site is improved with 14 buildings, chain-link and security fencing, covered recreation yards, security lighting and concrete parking. The surrounding land uses include agricultural, governmental and residential development.

Recommendation:
Retain for continued agency operations.
Duncan Unit

**Location:**
1502 South First Street, Diboll, Angelina County, Texas

**Legal Description:**
Volume 779, Page 160-164, Angelina County Deed Records

**Encumbrances**

*Physical:* None

*Legal:* Deed Restrictions: None
Easements: Utility

**Acres:** 25.00
**Bldgs.:** 1
**Bldg Sq Ft:** 72,293 sq. ft.

**Sen. Dist.:** 3
**Rep. Dist.:** 57
**57 FAR:** 0.07
**% in Floodplain:** 0%
**Slope:** Level

**Zoning:** Unzoned
**Frontage:** South First Street

**Utilities:** Electricity, Gas, Telephone, Wastewater, Water

**Surrounding Uses:** Residential, Woodlands, Governmental

**Current Use:** Correctional Facility

**Highest and Best Use:** Correctional Facility

**Agency Projected Use:** Correctional Facility

The Texas Department of Criminal Justice owns and utilizes this site as a correctional facility. It is located on South First Street in Diboll. The site is improved with one building, perimeter fencing, security lighting and paved parking. The surrounding land uses include timber, governmental and residential developments.

**Recommendation:**
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Eastham Unit

Location:
2665 Prison Road #1, Lovelady, Houston County, Texas

Legal Description:

Encumbrances
Physical: Floodplain
Legal:  Deed Restrictions: None
        Easements: Utility, Pipeline

Acres: 12,788.86
Bldgs.: 159
Bldg Sq Ft: 1,060,953 sq.ft.
Sen. Dist.: 5
Rep. Dist.: 57
FAR: 0.01
% in Floodplain: 38%
Slope: Moderate

Zoning: Unzoned
Frontage: FM 230
Utilities: Electricity, Gas, Telephone, Wastewater, Water, Water Well
Surrounding Uses: Agricultural, Governmental
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located southwest of Lovelady on FM 230 in the Weldon community. The site is improved with 159 buildings, water wells and towers, security fencing, recreational areas, a sewer plant, security lighting and concrete parking. The surrounding land uses include the Ferguson Prison Unit and agricultural developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Ellis Unit

Location:
FM 980, Huntsville, Walker County, Texas

Legal Description:

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Utility

Acres: 11,426.68
Sen. Dist.: 5 Rep. Dist.: 18
Zoning: Unzoned
Frontage: FM 980

Bldgs.: 149
Bldg Sq Ft: 831,442 sq.ft.
FAR: 0.01

% in Floodplain: 70%
Slope: Moderate

Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Residential, Governmental
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located northeast of Huntsville on FM 980. The site is improved with 149 buildings, interior/exterior security fencing, a sewer treatment plant, recreational areas, security lighting and concrete parking. The surrounding land uses include agricultural, governmental and residential developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Estelle Unit

Location:
FM 980 and FM 3478, Huntsville, Walker County, Texas

Legal Description:
Volume 392, Page 114, Walker County Deed Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Utility, ROW

Acres: 5,458.73
Bldgs.: 75
Bldg Sq Ft: 916,270 sq.ft.
% in Floodplain: 75%
Slope: Level

Sen. Dist.: 5
Rep. Dist.: 18
FAR: 0.01

Zoning: Unzoned
Frontage: FM 980, FM 3478
Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Agricultural, Residential, Governmental
Current Use: State Prison Facility/Agricultural

Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as agricultural production and a prison facility. The site consists of two parcels, Parcel A (4,562.74 acres) and Parcel B (895.99 acres). It is located north of Huntsville on the corner of FM 980 and FM 3478. The site is improved with 75 buildings, interior fencing and security lighting, exterior high security fencing and lighting, recreational areas, a sewage treatment plant and concrete parking. Parcel A encompasses the prison unit and most of the agricultural production. Parcel B is utilized for cattle grazing, timber production and recreational hunting.

The GLO recommends the sale of 33.26 unused acres of the Estelle Unit. The appraisal was not available at the time of this report. The appraisal is forthcoming.

Recommendation:
Retain 5,425.47 acres containing the compound and agricultural operation. GLO recommends sale of the 33.26 acres of excess property.
Texas Department of Criminal Justice

Estes Unit

Location:
1100 FM 1807, Venus, Johnson County, Texas

Legal Description:
Volume 2203, Page 18, Volume 1260, Page 222,
Johnson County Official Records

Encumbrances

Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 40.00
Bldgs.: 5 Bldg Sq Ft 168,817 sq.ft.
Sen. Dist.: 22 Rep. Dist.: 58 FAR: 0.10
% in Floodplain: 0% Slope: Level

Zoning: Commercial
Frontage: FM 1807, CR 214
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Residential, Agricultural
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located on FM 1807 in Venus. The site is improved with five buildings, interior/exterior security fencing, recreational areas, security lighting and concrete parking. The surrounding land uses include agricultural and residential development.

Recommendation:
Retain for continued agency operations.
Ferguson Unit

Location:
FM 247, Madisonville, Madison County, Texas

Legal Description:

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None

Acres: 4,354.74
Sen. Dist.: 5
Rep. Dist.: 57
FAR: 0.01

Bldgs.: 111
Bldg Sq Ft: 737,911 sq.ft.

% in Floodplain: 43%
Slope: Moderate

Zoning: Unzoned
Frontage: FM 247
Utilities: Electricity, Gas, Telephone, Wastewater, Water, Water Well

Surrounding Uses: Agricultural, Governmental
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located east of Madisonville on FM 247. The site is improved with 111 buildings, security fencing and wire, a waste water treatment plant, two water wells, recreational areas, security lighting and concrete parking. The surrounding land use includes Eastham Prison Farm and agricultural developments.

Recommendation:
Retain for continued agency operations.
Texas General Land Office

Fort Stockton Unit

Location:
1500 East IH-10, Fort Stockton, Pecos County, Texas

Legal Description:
Block R, George C. Thurman Survey A-77, Pecos County Official Records

Recommendation:
*Retain for continued agency operations.*

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located on IH-10 in northeast Fort Stockton. The site is improved with three buildings, fencing, paved parking and security lighting. The surrounding land uses include rangeland, commercial and governmental developments.
Location:  
623 South FM 1329, San Diego, Duval County, Texas

Legal Description:  
San Leandro Grant Abstract A-491, Duval County Deed Records

Glossbrenner Unit

Location Map

Encumbrances

Physical: None  
Legal:  
   Deed Restrictions: None  
   Easements: Utility, ROW

Acres: 283.33  
Bldgs.: 5  
Bldg Sq Ft: 84,958 sq.ft.  
% in Floodplain: 0%  
Slope: Level

Sen. Dist.: 21  
Rep. Dist.: 31  
FAR: 0.01

Zoning: Unzoned
Frontage: FM 1329

Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Rangeland
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a state prison facility. It is located approximately five miles south of San Diego, on FM 1329. The site is improved with five buildings, paved parking, fencing and security lighting. The surrounding land uses include rangeland and agricultural developments.

Recommendation:  
Retain for continued agency operations. Dispose if no longer needed.
Texas Department of Criminal Justice  

Texas General Land Office

Goodman Unit

Location:
U.S. Highway 190, Jasper, Jasper County, Texas

Legal Description:
Volume 467, Page 928-932, Jasper County Official Records

Encumbrances
Physical: None  
Legal: Deed Restrictions: None  
Easements: Utility

Acres: .... 493.84  
Bldgs.: .......9  
Bldg Sq Ft ...... 95,261 sq.ft.  
Sen. Dist.:......3  
Rep. Dist.:.....19  
% in Floodplain:.... 0%  
FAR: ......0.01  
Slope:..........Level

Zoning: ..............................................Unzoned
Frontage: ....................................U.S. HWY 190
Utilities: .....................................................Electricity, Telephone, Water
Surrounding Uses: ......................................Residential, Woodlands, Agricultural
Current Use: ...............................................State Prison Facility/Agricultural
Highest and Best Use:  ......................................State Prison Facility/Agricultural
Agency Projected Use: ......................................State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural development. It is located east of the City of Jasper on U.S. Highway 190. The site is improved with 9 buildings, chain-link perimeter fencing, security lighting and concrete parking. The surrounding land uses include agricultural and residential developments.

Recommendation:
Retain for continued agency operations. Dispose of no longer needed.
Goree Unit

Location:
State Highway 75 South, Huntsville, Walker County, Texas

Legal Description:
Volume 6, Page 628, Walker County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None

Bldgs.: 55 Bldg Sq Ft: 251,886 sq.ft.

% in Floodplain: 0%
Slope: Moderate

Zoning: Mixed-Use
Frontage: SH 75 South, Southwood Dr
Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Woodlands, Commercial, Residential, Industrial
Current Use: State Prison Facility/Agricultural

Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located on State Highway 75 in Huntsville. The site is improved with 55 buildings, security fencing, swimming pool, corrals, security lighting and concrete parking. The surrounding land uses include woodlands, commercial, industrial and residential developments.

Recommendation:
Retain for continued agency operations.
Halbert Unit

Location:
800 Ellen Halbert Drive, Burnet, Burnet County, Texas

Legal Description:
Volume 608, Page 19-25, Burnet County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
          Easements: ROW, Utility

Acres: 222.74
Sen. Dist.: 24 Rep. Dist.: 20 FAR: 0.01
Bldgs.: 4 Bldg Sq Ft: 84,821 sq. ft.
% in Floodplain: 0%
Slope: Moderate

Zoning: Commercial
Frontage: Ellen Halbert Drive
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Residential, Industrial, Ranching, Recreational
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural development. It is located on Ellen Halbert Drive on the southwest side of Burnet. The site is improved with four buildings, security fencing, concrete parking and security lighting. The surrounding land uses include ranchland, industrial, recreational and residential developments.

Recommendation:
Retain for continued agency operations.
The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located in west Bryan on Lee Morrison Lane. The site is improved with 12 buildings, security fencing and lighting and concrete parking. The surrounding land uses include industrial, agricultural and residential development.

Recommendation:
Retain for continued agency operations.
Havins Unit

Location:
500 FM 45, Brownwood, Brown County, Texas

Legal Description:
Volume 1133, Page 267, Brown County Deed Records

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Hightower/Henley/Plane Units

Location:
Hwy 321 and F.M. 686, Dayton, Liberty County, Texas

Legal Description:
Volume 1260, Page 40, Liberty County Deed Records

Encumbrances

Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: ... 394.39
Sen. Dist.: ... 3
Rep. Dist.: ... 18
FAR: ... 0.04
Bldgs.: ... 35
Bldg Sq Ft: ... 677,904 sq. ft.
% in Floodplain: ... 0%
Slope: ....... Level

Zoning: ...................................... Unzoned
Frontage: ................................. Hwy 321, F.M. 686
Utilities: ........................................................... Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: ................................................ Agricultural, Residential, Commercial, Industrial
Current Use: .......................................................... State Prison Facility
Highest and Best Use: .................................................. State Prison Facility
Agency Projected Use: .................................................. State Prison Facility

The Texas Department of Criminal Justice utilizes this site as prison facilities. It is located on Highway 321 and FM 686 in Dayton. The site is improved with 35 buildings, security fencing and lighting, seven covered recreation areas and concrete parking. The surrounding land uses include agricultural, residential, light industrial and commercial developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Hobby Unit

Location:
742 FM 712, Marlin, Falls County, Texas

Legal Description:
Volume 8, Page 156, Volume 13, Page 22, Volume 264, Page 275, Falls County Official Records

Encumbrances

Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Utility

Acres: 388.04  Bldgs.: 24  Bldg Sq Ft: 272,937 sq.ft.
Sen. Dist.: 22  Rep. Dist.: 12  FAR: 0.02  % in Floodplain: 90%

Zoning: Unzoned  Slope: Level
Frontage: FM 712, FCR 301
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural
Current Use: State Prison Facility/Cropland
Highest and Best Use: State Prison Facility/Cropland
Agency Projected Use: State Prison Facility/Cropland

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located on FM 712 and CR 301 south of Marlin. The site is improved with 24 buildings, security fencing and lighting and concrete parking. The surrounding land uses include mainly agricultural developments.

Recommendation:
Retain for continued agency operations.
Hodge/Skyview Units

Location:
379 FM 2972, Rusk, Cherokee County, Texas

Legal Description:
Volume 1068, Page 298, Cherokee County Deed Records

Encumbrances
Physical: None
Legal: 
  Deed Restrictions: None
  Easements: Utility

Acres: 58.04
Bldgs.: 16
Bldg Sq Ft: 212,998 sq.ft.
Sen. Dist.: 3
Rep. Dist.: 11
FAR: 0.08
% in Floodplain: 0%
Slope: Level

Zoning: Commercial
Frontage: FM 2972, Black Lane
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Residential, Governmental, Medical, Commercial
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located on FM 2972 and Black Lane in Rusk. The site is improved with 16 buildings, chain-link fencing, security lighting and concrete parking. The surrounding land uses include governmental, medical, residential and commercial developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Houston Regional Office

Location:
10110 Northwest Freeway, Houston, Harris County, Texas

Legal Description:
Document No. 300853323, Harris County Deed Records

Encumbrances

Physical: None
Legal: Deed Restrictions: Restricted Use

Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Office

Current Use: Regional Office

Highest and Best Use: Regional Office

Agency Projected Use: Regional Office

The Texas Department of Criminal Justice utilizes this site as a regional office. It is located along the northwest side of Northwest Freeway (U.S. Hwy 290) in Houston. The site is improved with one building, parking and drive areas. The surrounding land use is primarily office development. Brookhollow/Houston Protective Convenants restrict use of land for commercial or office development.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Hughes Unit

Location:
3201 FM 929, Gatesville, Coryell County, Texas

Legal Description:
Volume 131, Page 115, Coryell County Deed Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 390.00  Bldgs.: 25  Bldg Sq Ft: 732,717 sq.ft.
Sen. Dist.: 24  Rep. Dist.: 59  FAR: 0.04  % in Floodplain: 0%
Slope: Moderate

Zoning: Civic
Frontage: FM 929
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Ranching, Residential, Governmental, Agricultural
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located northeast of Gatesville on FM 929. The site is improved with 25 buildings, security fencing and lightin and concrete parking. The surrounding land uses include ranching, governmental, agricultural and residential developments.

Recommendation:
Retain for continued agency operations.
The Texas Department of Criminal Justice utilizes this site as a prison facility. The site is divided into four parcels located within the City of Huntsville along various roads. It is improved with 63 buildings, brick security walls and concrete parking. The surrounding land uses include commercial, residential and industrial developments.

Recommendation:
Retain for continued agency operations.
Hutchins Unit

Location:
1500 East Langdon Road, Hutchins, Dallas County, Texas

Legal Description:
Volume 33, Page 475, Dallas County Official Records

Encumbrances

Physical: None
Legal: Deed Restrictions: Restricted Use

Easements: Utility

Acres: 68.90
Bldgs.: 14
Bldg Sq Ft: 310,130 sq.ft.

Sen. Dist.: 23
Rep. Dist.: 109
FAR: 0.10

% in Floodplain: 0%
Slope: Level

Zoning: Industrial
Frontage: East Langdon Rd

Utilities: Electricity, Telephone, Wastewater, Water

Surrounding Uses: Governmental, Vacant

Current Use: State Prison Facility

Highest and Best Use: State Prison Facility

Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located on East Langdon Road near the Community of Hutchins. The site is improved with 14 buildings, perimeter fencing, security lighting and concrete parking. The surrounding land uses include a county maintenance facility and many vacant lots.

Recommendation:
Retain for continued agency operations.
Texas General Land Office

Jester I, III, IV Vance Units

Location:
FM 1464, Harlem Road, Grand Parkway, and Owens Road, Sugar Land, Fort Bend County, Texas

Legal Description:

Recommendation:
Retain for continued agency operation.
Texas Department of Criminal Justice

Texas General Land Office

Johnston Unit

Location:
703 Airport Road, Winnsboro, Wood County, Texas

Legal Description:
Volume 1319, Pages 137, 140, 145, 147, 150, 152, 157, Wood County Official Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: Restricted Use
Easements: Utility

Acres: 342.24
Sen. Dist.: 1 Rep. Dist.: 5 FAR: 0.01

Bldgs.: 9 Bldg Sq Ft: 93,199 sq.ft.
% in Floodplain: 15%
Slope: Level

Zoning: Unzoned
Frontage: Airport Road
Utilities: Electricity, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Governmental, Residential
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for hay production. It is located on Airport Road in Winnsboro. The site is improved with nine buildings, security fencing, concrete parking and security lighting. The surrounding land uses include an Airport, church and residential developments.

Recommendation:
Retain for continued agency operations.
Texas General Land Office

Jordan Unit

Location:
8733 CR 12, Pampa, Gray County, Texas

Legal Description:
All or parts of Sections 51,52,45 & 46, Block 3, I & GN RR Co. Surveys, Gray County Deed Records

Encumbrances

Physical: None
Legal: Deed Restrictions: None
Easements: Pipeline, Utility

Acres: 1,211.36
Bldgs.: 22
Bldg Sq Ft: 267,669 sq.ft.

Sen. Dist.: 31
Rep. Dist.: 88
FAR: 0.01
% in Floodplain: 0%
Slope: Moderate

Zoning: Unzoned

Frontage: CR 12

Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Agricultural, Rangeland

Current Use: State Prison Facility/Agricultural

Highest and Best Use: State Prison Facility/Agricultural

Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located on County Road 12 east of Pampa. The site is improved with 22 buildings, security fencing and lighting and concrete parking. The surrounding land uses include rangeland and agricultural developments.

Recommendation:
Retain for continued agency operations.
Texas General Land Office

Kegans Unit

Location:
707 Top Street, Houston, Harris County, Texas

Legal Description:
Volume R, Page 544, Harris County Official Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None

Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Governmental, Industrial

Current Use: Correctional Facility
Agency Projected Use: Correctional Facility

Bldgs.: 1 Bldg Sq Ft 59,584 sq.ft.
% in Floodplain: 25%
Slope: Level

The Texas Department of Criminal Justice utilizes this site as a correctional facility. It is located at the southwest corner of Top Street and Allen Street, in the north sector of the central business district in Houston. The site is improved with a four-story facility, paved parking, fencing and security lighting. The surrounding land uses include governmental and industrial developments.

Recommendation:
Retain for continued agency operation.
Texas Department of Criminal Justice

Texas General Land Office

Kyle Unit

Location:
701 South IH 35, Kyle, Hays County, Texas

Legal Description:
Volume 667, Page 283, Hays County Official Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Utility

Acres: .... 12.20
Bldgs.: ........2 Bldg Sq Ft: .... 118,762 sq.ft.
Sen. Dist.:...25 Rep. Dist.:......45 FAR:...... 0.22
% in Floodplain:....5%  Slope:.........Level

Zoning: ...............................................Agriculture
Frontage: ............................................IH 35
Utilities: ..............................................................Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: .....................................Agricultural
Current Use: ..........................................................State Prison Facility
Highest and Best Use: ..................................................State Prison Facility
Agency Projected Use: ..................................................State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located on South IH 35 south of Kyle. The site is improved with two permanent buildings, concrete parking, security fencing and lighting. The surrounding land uses include a closed wastewater treatment plant, IH 35 and vacant agricultural land.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Lewis Unit

Location:
FM 3497, Woodville, Tyler County, Texas

Legal Description:
Volume 476, Page 145, Tyler County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 360.00
Sen. Dist.: 3 Rep. Dist.: 19 FAR: 0.04

Bldgs.: 24 Bldg Sq Ft: 562,241 sq.ft.

% in Floodplain: 0% Slope: Level

Zoning: Unzoned
Frontage: FM 3497
Utilities: Electricity, Telephone, Wastewater, Water
Surrounding Uses: Residential, Woodlands
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and agricultural production. It is located along FM 3497 in Woodville. The site is improved with 24 buildings, high security fencing and razor wire, activity sites, dog kennells, security lighting and concrete parking. The surrounding land uses include timber and small residential developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Lindsey Unit

Location:
1137 Old Post Oak Rd (FM 3344), Jacksboro, Jack County, Texas

Legal Description:
Volume 604, Page 365, Jack County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility, Pipeline

Acres: 64.40
Sen. Dist.: 30 Rep. Dist.: 68
Bldgs.: 14 Bldg Sq Ft: 146,409 sq.ft.
% in Floodplain: 0% Slope: Level
FAR: 0.05

Zoning: Residential
Frontage: Old Post Oak Rd
Utilities: Electricity, Telephone, Water Well, Septic Tank
Surrounding Uses: Agricultural, Governmental, Recreational
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located northeast of Jacksboro on Old Post Oak Road. The site is improved with 14 buildings, security fencing, concrete parking and security lighting. The surrounding land uses include agricultural, governmental and recreational development.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Lockhart Unit

Location:
1400 Industrial Boulevard, Lockhart, Caldwell County, Texas

Legal Description:
Volume 189, Page 888, Caldwell County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 31.13
Bldgs.: 9
Bldg Sq Ft: 295,065 sq. ft.
Sen. Dist.: 21
Rep. Dist.: 17
FAR: 0.22
% in Floodplain: 0%
Slope: Level

Zoning: Industrial
Frontage: Industrial Blvd
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Industrial, Residential, Agricultural
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located southeast of Lockhart on Industrial Boulevard. The site is improved with nine buildings, security fencing and lighting, recreational areas and concrete parking. The surrounding land uses include agricultural, industrial and residential development.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Lychner Unit

Location:
2350 Atascocita Road, Humble, Harris County, Texas

Legal Description:
Volume 5488, Page 370, Harris County Official Records

Encumbrances

Physical: None
Legal: Deed Restrictions: Reversion Clause
Easements: Utility

Acres: 63.97
Bldgs.: 13 Bldg Sq Ft: 302,095 sq.ft.
% in Floodplain: 0% Slope: Level

Zoning: Unzoned
Frontage: Atascocita Road
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Governmental
Current Use: Correctional Facility
Highest and Best Use: Correctional Facility
Agency Projected Use: Correctional Facility

The Texas Department of Criminal Justice utilizes this site as a correctional facility. It is located on Atascocita Road in Humble. The site is improved with 13 buildings, guard shacks, paved parking, fencing and security lighting. The surrounding land uses include agricultural and governmental development.

Recommendation:
Retain for continued agency operations.
Lynaugh Unit

Location:
Old Alpine Highway, Fort Stockton, Pecos County, Texas

Legal Description:
Volume 643, Page 749, Pecos County Deed Records

Recommendation:
Retain for continued agency operations.

The Texas Department of Criminal Justice utilizes this site as a prison facility and for irrigated farming. It is located 13 miles southwest of Fort Stockton on Old Alpine Highway. The site is improved with 24 buildings, perimeter and interior fencing, paved parking and security lighting. The surrounding land uses include native rangeland and agricultural development.
Texas Department of Criminal Justice

Texas General Land Office

Marlin Unit

Location:
2893 SH 6, Marlin, Falls County, Texas

Legal Description:
Volume 338, Page 940, Falls County Official Records

Encumbrances

Physical: None
Legal: Deed Restrictions: None
Easements: Access, Utility

Acres: ...... 25.00
Bldgs.: ...... 18
Bldg Sq Ft: ...... 102,018 sq.ft.

Sen. Dist.:.....22 Rep. Dist.:.....12 FAR:...... 0.09

% in Floodplain:..... 0%
Slope:..............Level

Zoning: .................................................Unzoned
Frontage: ...........................................SH 6 Bypass
Utilities: ..................................................Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: ..........................................................Commercial, Residential, Vacant, None
Current Use: ..............................................................State Prison Facility
Highest and Best Use: ..............................................................State Prison Facility
Agency Projected Use: ..............................................................State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located half mile south of the SH 6 and SH 7 overpass east of Marlin. The site is improved with 18 buildings, perimeter security fencing and chain-link gates, security lights and concrete parking. The surrounding land uses include vacant land, commercial and residential development.

Recommendation:
Retain for continued agency operations.
McConnell Unit

Location:
3001 South Emily Drive, Beeville, Bee County, Texas

Legal Description:
Volume 467, Pages 243, 284, 294, Bee County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 298.85
Bldgs.: 24
Bldg Sq Ft: 897,517 sq.ft.
Sen. Dist.: 21
Rep. Dist.: 43
FAR: 0.07
% in Floodplain: 0%
Slope: Level

Zoning: Unzoned
Frontage: Emily Dr
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Residential, Agricultural, Ranching
Current Use: Correctional Facility
Agency Projected Use: Correctional Facility

The Texas Department of Criminal Justice utilizes this site as a correctional facility. It is located south of Beeville on Emily Drive. The site is improved with 24 buildings, guard towers, chain-link perimeter fencing, security lighting and concrete parking. The surrounding land uses include ranching, agricultural and residential developments.

Recommendation:
Retain for continued agency operations.
Montford Unit

Location:
8602 Peach Street, Lubbock, Lubbock County, Texas

Legal Description:
Volume 3951, Page 53, Volume 3968, Page 20,
Lubbock County Deed Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
       Easements: Utility, Pipeline

Acres: ....1,303.50
Sen. Dist.:....28 Rep. Dist.:.....84 FAR:...... 0.01
Bldgs.: ......17 Bldg Sq Ft ..... 281,377 sq.ft.
% in Floodplain:..... 2% Slope:.............Level

Zoning: .................................................Unzoned
Frontage: ..........................US Hwy 84, FM 3431
Utilities: ..........................................................Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: ..........................Agricultural, Residential, Commercial, Industrial
Current Use: ..................................................State Prison Facility/Agricultural
Highest and Best Use: ..........................................................State Prison Facility/Agricultural
Agency Projected Use: ..........................................................State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located in Lubbock on Peach Street with frontage along US Highway 84 and FM 3431. The site is improved with 17 buildings, chain-link barb wire fencing, security lighting and concrete parking. The surrounding land uses include agricultural, industrial, commercial and residential developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Mountain View Unit

Location:
2305 Ransom Road, Gatesville, Coryell County, Texas

Legal Description:
Volume 456, Page 697, Coryell County Deed Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 96.44
Bldgs.: 35 Bldg Sq Ft: 245,089 sq.ft.
% in Floodplain: 0%
Slope: Level


FAR: 0.06

Zoning: Civic
Frontage: FM 929, FM 215
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Governmental, Residential, Commercial
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located north of Gatesville on Ransom Road. The site is improved with 35 buildings, concrete parking, security fencing and lighting. The surrounding land uses include agricultural, residential, governmental and commercial developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Ney Unit

Location:
118 Richter Lane (114 Private Road 4303), Hondo, Medina County, Texas

Legal Description:
Volume 216, Page 1054, Medina County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 24.44
Bldgs.: 5
Bldg Sq Ft: 82,205 sq.ft.

Sen. Dist.: 19
Rep. Dist.: 53
FAR: 0.08
% in Floodplain: 0%
Slope: Level

Zoning: Mixed-Use
Frontage: CR 424/Richter Ln
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Industrial, Governmental
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located west of the Hondo Municipal Airport, on CR 424 (Richter Lane) in Hondo. The site is improved with five buildings, security fencing, exterior lighting, security perimeter roads and concrete parking. The surrounding land uses include the Torres Unit, Hondo Municipal Airport, industrial and agricultural developments.

Recommendation:
Retain for continued agency operations.
The Texas Department of Criminal Justice utilizes these sites as prison facilities and for agricultural production. It is located along FM 1227, south of Navasota. The sites together are improved with 104 buildings, security fencing, a sewer treatment plant, water supply tower and tank, security lighting and concrete parking. The surrounding land uses include ranching and agricultural and residential development. Approximately 6,300 acres lie in a floodplain.

**Recommendation:**
*Retain for continued agency operations.*
Texas Department of Criminal Justice

Texas General Land Office

Polunsky Unit

Location:
12002 F.M. 350 South, Livingston, Polk County, Texas

Legal Description:
Volume 786, Page 801, Volume 798, Page 498, Polk County Deed Records

Encumbrances

Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 472.25
Bldgs.: 27
Bldg Sq Ft: 848,044 sq.ft.

Sen. Dist.: 3
Rep. Dist.: 19
FAR: 0.04
% in Floodplain: 0%
Slope: Level

Zoning: Unzoned
Frontage: F.M. 350

Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Residential, Governmental, Industrial

Current Use: State Prison Facility

Highest and Best Use: State Prison Facility

Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located on FM 350 South in Livingston. The site is improved with 27 buildings, concrete parking, electrified and security fencing. The surrounding land uses include residential, governmental and light industrial developments.

Recommendation:
Retain for continued agency operations.
Ramsey/Stringfellow/Terrell Units

Location:
FM 655, Rosharon, Brazoria County, Texas

Legal Description:

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Pipeline, Utility

Acres: 14,643.95
Bldgs.: 175
Bldg Sq Ft: 1,342,015 sq.ft.

Sen. Dist.: 11
Rep. Dist.: 25
FAR: 0.01
% in Floodplain: 70%
Slope: Moderate

Zoning: Unzoned
Frontage: FM 521, FM 655
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Rangeland, Agricultural
Current Use: State Prison Facilities/Agricultural
Highest and Best Use: State Prison Facilities/Agricultural
Agency Projected Use: State Prison Facilities/Agricultural

The Texas Department of Criminal Justice utilizes this site as prison facilities and for agricultural production. It is located in Rosharon on FM 655. The site is improved with 175 buildings, security fencing, a wastewater facility, recreational areas, security lighting and concrete parking. The surrounding land uses include rangeland and agricultural developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Region V Headquarters

Location:
300 West 6th Street, Plainview, Hale County, Texas

Legal Description:
Lots 6, 7, 8 and 9, Block 45 of the Original Town of Plainview, Hale County Deed Records

Encumbrances
Physical: None
Legal: Deed Restrictions: Reversion Clause
Easements: Utility

Acres: 0.60
Bldgs.: 1
Bldg Sq Ft: 18,543 sq.ft.
Sen. Dist.: 28
Rep. Dist.: 88
FAR: 0.71
% in Floodplain: 0%
Slope: Level

Zoning: Commercial
Frontage: West 6th St, Baltimore St
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Commercial
Current Use: Regional Headquarters
Highest and Best Use: Commercial
Agency Projected Use: Regional Headquarters

The Texas Department of Criminal Justice utilizes this site as a regional headquarters. It is located in Plainview at the corner of West 6th and Baltimore Street. The site is improved with one building and concrete parking. The surrounding land use is primarily commercial development. The existing reversion clause calls for the return of the property to the City of Plainview if not utilized by TDCJ or any agency of the State of Texas for a public purpose or purposes that will create or maintain the employment of approximately 15 persons.

Recommendation:
Retain for continued agency operations.
Roach Unit

Location:
FM 164, Childress, Childress County, Texas

Legal Description:
Volume 358, Page 338, Childress County Deed Records

Encumbrances
Physical: None
Legal: Deed Restrictions: Mineral Rights Reserved
Easements: Utility

Acres: 1,651.00
Sen. Dist.: 28 Rep. Dist.: 68 FAR: 0.01
Bldgs.: 34 Bldg Sq Ft: 545,397 sq.ft.
% in Floodplain: 0%
Slope: Level

Zoning: Unzoned
Frontage: FM 164, FM 3522
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located on FM 164 west of Childress. The site is improved with 34 buildings, chain-link fencing, security lighting and concrete parking. The surrounding land uses include mainly agricultural developments. A majority of the property is leased for cultivated cropland.

Recommendation:
Retain for continued agency operations.
Robertson/Middleton Units

Location:
12071 & 13055 FM 3522, Abilene, Taylor County, Texas

Legal Description:
Volume 448, Page 445, Volume 450, Page 573, Volume 454, Page 217, Volume 471, Page 114, Jones County Deed Records

Recommendation:
Retain for continued agency operations.

The Texas Department of Criminal Justice utilizes these sites as prison facilities and for agricultural production. Both units are located on FM 3522 northeast of Abilene. The sites are improved with 45 buildings, interior/exterior security fencing, security lighting and concrete parking. The surrounding land uses include agricultural and residential developments. The majority of the property is currently being utilized for hay production.
The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located in South Brownfield on SH 137. The site is improved with 13 buildings, security fencing and lighting and concrete parking. The surrounding land uses include agricultural, industrial, commercial, governmental and residential developments.

Recommendation:
*Retain for continued agency operations.*
Texas Department of Criminal Justice

Texas General Land Office

San Saba Unit

Location:
206 South Wallace Creek Road (FM 1030), San Saba, San Saba County, Texas

Legal Description:
Volume 306, Page 871, San Saba County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: Restricted Use

Acres: 25.00
Sen. Dist.: 24 Rep. Dist.: 59 FAR: 0.09

Bldgs.: 3 Bldg Sq Ft: 99,333 sq.ft.
% in Floodplain: 0% Slope: Level

Zoning: Mixed-Use
Frontage: FM 1030

Utilities: Electricity, Wastewater, Water
Surrounding Uses: Residential, Ranching, None, None

Current Use: State Prison Facility

Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice recently purchased this site from the Texas Youth Commission and utilizes it as a prison facility. It is located on South Wallace Creek Road (FM 1030) in San Saba. The site is improved with three buildings, security fencing, exterior lighting and concrete parking. The surrounding land uses include ranchland and residential developments. There is a deed restriction stating that the site can only be used for public/semi-public/institutional use.

Recommendation:
Retain for continued agency operations.
Sanchez Unit

Location:
3901 State Jail Road, El Paso, El Paso County, Texas

Legal Description:
File 94-67027, El Paso County Official Records

Acres: 102.00

Recommendation:
Retain for continued agency operations.

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located northeast of El Paso on State Jail Road. The site is improved with 11 buildings, a water tower, security fencing and lighting and concrete parking. The surrounding land uses include governmental, industrial and residential development. There is a deed restriction on a 9.669 acre tract which prevents the drilling of a water well.
Texas Department of Criminal Justice

Texas General Land Office

Sayle Unit

Location:
FM 1800 North, Breckenridge, Stephens County, Texas

Legal Description:
Volume 1071, Page 186, Stephens County Official Records

Acres: 402.36

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Utilities: None

Bldgs.: 10 Bldg Sq Ft: 115,508 sq.ft.
% in Floodplain: 0% Slope: Level

Sen. Dist.: 28 Rep. Dist.: 60 FAR: 0.01

Zoning: Unzoned
Frontage: FM 1800

Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Ranching, Agricultural

Current Use: State Prison Facility/Agricultural

Highest and Best Use: State Prison Facility/Agricultural

Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located along FM 1800 northwest of Breckenridge. The site is improved with 10 buildings, security fencing and lighting and parking. The surrounding land uses include ranching and agricultural developments.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Scott Unit

Location:
CR 290 @ State Highway 288, Angleton, Brazoria County, Texas

Legal Description:
Volume 145, Page 242, Brazoria County Deed Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
        Easements: Pipeline, ROW

Acres: 5,766.41  Bldgs.: 54  Bldg Sq Ft: 272,908 sq.ft.
Sen. Dist.: 17  Rep. Dist.: 25  FAR: 0.01  % in Floodplain: 60%  Slope: Moderate

Zoning: Unzoned
Frontage: SH 288, CR 290
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Residential, Commercial
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located on SH 288 northwest of Lake Jackson with access on CR 290. The site is improved with 54 buildings, interior/exterior fencing, security lighting and concrete parking. The surrounding land uses include agricultural, commercial and residential developments.

Recommendation:
*Retain for continued agency operations.*
Segovia/Lopez Units

Location:
1201 East Cibolo Road, Edinburg, Hidalgo County, Texas

Legal Description:
Volume 2, Page 46, Hidalgo County Deed Records

Encumbrances

Physical: None
Legal: Deed Restrictions: None
Easements: Utility, ROW

Acres: 300.00
Sen. Dist.: 20
Rep. Dist.: 40
FAR: 0.03

Bldgs.: 26
Bldg Sq Ft: 337,084 sq.ft.

% in Floodplain: 0%
Slope: Level

Zoning: Unzoned
Frontage: Cibolo Road
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Industrial, Agricultural, Governmental
Current Use: Correctional Facility
Highest and Best Use: Correctional Facility
Agency Projected Use: Correctional Facility

The Texas Department of Criminal Justice utilizes this site as a correctional facility. It is located east of U.S. HWY 281 on Cibolo Road in Edinburg. The site is improved with 26 buildings, paved parking, fencing and security lighting. The surrounding land uses include agricultural, industrial and governmental development.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Smith Unit

Location:
1313 County Road 19 (F.M. 827), Lamesa, Dawson County, Texas

Legal Description:
Volume 126, Page 185, Volume 426, Page 261, Dawson County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 562.58
Bldgs.: 29
Bldg Sq Ft: 501,505 sq.ft.
Sen. Dist.: 28
Rep. Dist.: 82
FAR: 0.02
% in Floodplain: 0%
Slope: Level

Zoning: Unzoned
Frontage: C.R. 19, C.R. 20
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Residential, Ranching
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located east of Lamesa on County Road 19 (FM 827). The site is improved with 29 buildings, five oil wells, security fencing and lighting and concrete parking. The surrounding land uses include agricultural developments.

Recommendation:
Retain for continued agency operations.
Snyder Distribution Center

Location:
201 North Kings Highway, Snyder, Scurry County, Texas

Legal Description:
Volume 354, Page 238-240, Scurry County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility, Railroad

Acres: 20.00
Sen. Dist.: 28 Rep. Dist.: 83 FAR: 0.16
Bldgs.: 1 Bldg Sq Ft: 138,042 sq.ft.
% in Floodplain: 0% Slope: Level

Zoning: Industrial
Frontage: North Kings Hwy, US Hwy 84
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Industrial, Commercial, Residential
Current Use: State Warehouse Distribution Center
Highest and Best Use: State Warehouse Distribution Center
Agency Projected Use: State Warehouse Distribution Center

The Texas Department of Criminal Justice utilizes this site as a warehouse distribution center. It is located on North Kings Highway in Northern Snyder. The site is improved with one building, security fencing and lights and concrete parking. The surrounding land uses include industrial, commercial and residential developments.

Recommendation:
Retain for continued agency operations.
South Texas Unit

Location:
1511 Preston Avenue, Houston, Harris County, Texas

Legal Description:
Document No. 519-73-1932, Official Public Records of Harris County

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: 0.54
Bldgs.: 1
Bldg Sq Ft: 63,845 sq.ft.

Sen. Dist.: 13
Rep. Dist.: 145

FAR: 2.72

% in Floodplain: 0%
Slope: Level

Zoning: Unzoned
Frontage: Preston Ave., Crawford St.
Utilities: Electricity, Gas, Telephone, Wastewater, Water

Surrounding Uses: Commercial, Recreational
Current Use: State Correctional Facility
Highest and Best Use: State Correctional Facility
Agency Projected Use: State Correctional Facility

The Texas Department of Criminal Justice utilizes this site as a correctional facility. It is located at the corner of Preston Avenue and Crawford Street, in the central business district of Houston. The site is improved with a three-story correctional facility. The surrounding land uses are commercial and recreational development.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Stevenson Unit

Location:
1525 FM 766, Cuero, DeWitt County, Texas

Legal Description:
Volume 360, Page 130, DeWitt County Deed Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: Mineral Rights Reserved
       Easements: Utility

Acres: .... 464.03

Sen. Dist.:....18 Rep. Dist.:.....30 FAR:....... 0.02

Bldgs.: ......27 Bldg Sq Ft ..... 392,099 sq.ft.
% in Floodplain:..... 8%    Slope:.........Level

Zoning: .................................................Unzoned
Frontage: .............................................FM 766
Utilities: .......................................................Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: ..............................................Agricultural, Residential, Rangeland
Current Use: ....................................................State Prison Facility/Agricultural
Highest and Best Use: ....................................................State Prison Facility/Agricultural
Agency Projected Use: ....................................................State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located north of Cuero on FM 766. The site is improved with 27 buildings, interior and exterior security fencing, a basketball court, security lighting and concrete parking. The surrounding land uses include rangeland, and agricultural and residential development.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Stiles/LeBlanc/Gist Units

Location:
3060, 3695, & 3295 FM 3514, Beaumont, Jefferson County, Texas

Legal Description:
Film Code 102-98-2207, Jefferson County Official Records

Encumbrances
Physical: None
Legal:  
   Deed Restrictions: None
   Easements: Utility

Acres: 775.55  Bldgs.: 41  Bldg Sq Ft: 1,269,729 sq.ft.
Sen. Dist.: 4  Rep. Dist.: 22  FAR: 0.04  % in Floodplain: 0%  Slope: Level

Zoning: Unzoned
Frontage: FM 3514
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Industrial, Agricultural, Governmental
Current Use: State Prison Facilities/Agricultural
Highest and Best Use: State Prison Facilities/Agricultural
Agency Projected Use: State Prison Facilities/Agricultural

The Texas Department of Criminal Justice utilizes these tracts as prison facilities and for agricultural production. All the sites are located on FM 3514 in Beaumont. The tracts are improved with 41 buildings, security fencing and lighting, recreational areas and concrete parking. The surrounding land uses include agricultural, industrial and governmental developments.

Recommendation:
Retain for continued agency operations.
TDCJ Administrative Headquarters

Location:
Spur 59 off SH 75 North, Huntsville, Walker County, Texas

Legal Description:
Volume 76, Page 271, Walker County Official Records

Recommendation:
Retain for continued agency operations.
Telford Unit

Location:
State Highway 98, New Boston, Bowie County, Texas

Legal Description:
Volume 1791, Page 185, Bowie County Deed Records

Encumbrances
Physical: Floodplain
Legal:  
Deed Restrictions: None
Easements: Utility

Acres: 1,205.79  Bldgs.: 37  Bldg Sq Ft: 1,104,485 sq.ft.
Sen. Dist.: 1  Rep. Dist.: 1  FAR: 0.02  % in Floodplain: 1%  Slope: Level

Zoning: Unzoned
Frontage: SH 98
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Residential, Commercial, Vacant
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison and for agricultural development. It is located southwest of New Boston on the east side of State Highway 98. The site is improved with 37 buildings, interior/exterior chain-link fencing, security lighting, interior/exterior roads and concrete parking. The surrounding land uses include residential and commercial development.

Recommendation:
Retain for continued agency operations.
Texas General Land Office

Torres Unit

Location:
125 Private Road 4303, Hondo, Medina County, Texas

Legal Description:
Volume 132, Page 771, Medina County Deed Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Utility

Acres: 350.00
Sen. Dist.: 19 Rep. Dist.: 53 FAR: 0.02

Bldgs.: 25 Bldg Sq Ft: 261,277 sq.ft.
% in Floodplain: 28%
Slope: Level

Zoning: Civic
Frontage: CR 424/Richter Ln
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Residential, Industrial, Governmental, Agricultural
Current Use: State Prison Facility/Agricultural
Highest and Best Use: State Prison Facility/Agricultural
Agency Projected Use: State Prison Facility/Agricultural

The Texas Department of Criminal Justice utilizes this site as a prison facility and for agricultural production. It is located west of the Hondo Municipal Airport on Private Road 4303 in Hondo. The site is improved with 25 buildings, security fencing and lighting and concrete parking. The surrounding land uses include agricultural and industrial developments, the Hondo Municipal Airport and the Ney Unit.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Travis County Unit

Location:
8601 E. Martin Luther King Jr. Blvd. (F.M. 969),
Austin, Travis County, Texas

Legal Description:
Volume 12257, Page 905, Travis County Official Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Access, Utility

Acres: ..... 95.04
Bldgs.: ..... 12
Bldg Sq Ft: ..... 169,040 sq.ft.
Sen. Dist.: ..... 14
Rep. Dist.: ..... 46
FAR: ..... 0.04
% in Floodplain: ..... 50%
Slope: Level

Zoning: Residential
Frontage: Martin Luther King Blvd.
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Residential, Agricultural, Industrial, Commercial
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located on East Martin Luther King Boulevard (FM 969) in Austin. The site is improved with 12 buildings, security fencing and lighting and concrete parking. The surrounding land uses include agricultural, industrial, commercial and residential development.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Tulia Unit

Location:
4000 SH 86 West, Tulia, Swisher County, Texas

Legal Description:
Volume 52, Page 686, Swisher County Official Records

Encumbrances
Physical: None
Legal:  Deed Restrictions: None

Bldgs.: 3
Bldg Sq Ft: 79,681 sq.ft.

% in Floodplain: 0%
Slope: Level

Zoning: Unzoned
Frontage: SH 86
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Residential
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal utilizes this site as a prison facility. It is located west of Tulia on State Highway 86. The site is improved with three buildings, security fencing and lighting and concrete parking. The surrounding land uses include agricultural and residential developments.

Recommendation:
Retain for continued agency operations.
Wallace/Ware Units

Location:
1675 County Road 202, Colorado City, Mitchell County, Texas

Legal Description:
Volume 530, Page 326, Mitchell County Official Records

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
        Easements: Conservation, Utility

Acres: ..... 546.51
Sen. Dist.:.....28 Rep. Dist.:.....83 FAR:....... 0.02
Bldgs.: ......40 Bldg Sq Ft ..... 495,568 sq.ft.
% in Floodplain:..... 10%  Slope: ......Moderate

Zoning: ........................................Mixed-Use
Frontage: ..............................IH 20, CR 202
Utilities: ................................................Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: ....................Residential, Agricultural, Industrial, Commercial
Current Use: ..................................................State Prison Facilities/Agricultural
Highest and Best Use: ..................................................State Prison Facilities/Agricultural
Agency Projected Use: ..................................................State Prison Facilities/Agricultural

The Texas Department of Criminal Justice utilizes these sites as prison facilities and for agricultural production. The sites are composed of three parcels. Parcel A (435.4 acres) is located west of Colorado City and is unzoned. Parcel B (33.38 acres) is located inside the city limits and is zoned part commercial and part residential. Parcel C (77.723 acres) is located outside of the city limits on the Colorado River and is unzoned. The parcels are improved with 40 buildings, chain-link fencing, security lighting and concrete parking. The surrounding land uses include agricultural, industrial, commercial and residential development.

Recommendation:
Retain for continued agency operations.
Wheeler/Formby Units

Location:
986 and 998 CR AA, Plainview, Hale County, Texas

Legal Description:
Volume 826, Page 485, Hale County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility

Acres: .... 601.63
Bldgs.: ......37 Bldg Sq Ft ...... 303,251 sq.ft.
Sen. Dist.:....28 Rep. Dist.:.....88 FAR:...... 0.01
% in Floodplain:......27% Slope:.............Level

Zoning: ..............................................Unzoned
Frontage: ............................................CR AA
Utilities: ......................................Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: ................................Agricultural, Commercial
Current Use: ........................................State Prison Facilities/Agricultural
Highest and Best Use: ................................State Prison Facilities/Agricultural
Agency Projected Use: ................................State Prison Facilities/Agricultural

The Texas Department of Criminal Justice utilizes these sites as prison facilities and for agricultural production. They are located on CR AA in Plainview. The sites are improved with 37 buildings, perimeter fencing, recreational areas, security lighting and concrete parking. The surrounding land uses include agricultural and commercial developments.

Recommendation:
Retain for continued agency operations.
Willacy Unit

Location:
1695 South Buffalo Drive, Raymondville, Willacy County, Texas

Legal Description:
Volume 103, Page 222, Willacy County Official Records

Encumbrances
Physical: None
Legal: Deed Restrictions: None
Easements: Utility, ROW

Acres: 100.00
Bldgs.: 12
Bldg Sq Ft: 161,430 sq.ft.
Sen. Dist.: 27
Rep. Dist.: 31
FAR: 0.04
% in Floodplain: 0%
Slope: Level

Zoning: Agriculture
Frontage: South Buffalo Dr, U.S. Hwy 77
Utilities: Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: Agricultural, Residential
Current Use: State Prison Facility
Highest and Best Use: State Prison Facility
Agency Projected Use: State Prison Facility

The Texas Department of Criminal Justice utilizes this site as a prison facility. It is located south of Raymondville on South Buffalo Drive. The site is improved with 12 buildings, paved parking, fences and security lighting. The surrounding land uses include agricultural and some residential development.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Wynne/Byrd (Diagnostic)/Holliday Units

Location:
IH 45, SH 75, FM 2821, FM 247, and FM 1791, Huntsville, Walker County, Texas

Legal Description:

Encumbrances
Physical: Floodplain
Legal: Deed Restrictions: None
Easements: Utility

Acres: 1,401.87
Bldgs.: 169
Bldg Sq Ft: 1,781,975 sq.ft.

Sen. Dist.: 5
Rep. Dist.: 18

FAR: 0.03

Utilities: Electricity, Gas, Telephone, Wastewater, Water

Zoning: Mixed-Use

Surrounding Uses: Agricultural, Residential, Commercial, Industrial

Current Use: State Prison Facilities/Agricultural

Highest and Best Use: State Prison Facilities/Agricultural

Agency Projected Use: State Prison Facilities/Agricultural

The Texas Department of Criminal Justice utilizes these sites as prison facilities and for agricultural production. They are located in the City of Huntsville along various roads. The sites are improved with 169 buildings, security fencing and lighting and concrete parking. The surrounding land uses include agricultural, commercial, industrial and residential development. Approximately a 25 acre portion is leased for commercial purposes.

Recommendation:
Retain for continued agency operations.
Texas Department of Criminal Justice

Texas General Land Office

Young Unit

Location:
5509 Attwater Road, Texas City, Galveston County, Texas

Legal Description:
File No. 010-07-2821-2836, File No. 010-20-2480, Galveston County Official Records

Encumbrances

Physical: Floodplain
Legal: Deed Restrictions: Reversion Clause
Easements: Utility, Pipeline

Acres: ..... 42.79
FAR:...... 0.07
Bldgs.: .......9 Bldg Sq Ft ..... 135,250 sq.ft.
% in Floodplain:..... 10% Slope:..........Level

Zoning: ...........................................Unzoned
Frontage: ......................................Attwater Rd
Utilities: ..........................................................Electricity, Gas, Telephone, Wastewater, Water
Surrounding Uses: ..................................................Governmental, Agricultural, Residential
Current Use: .................................................................State Correctional Facility
Highest and Best Use: .................................................................State Correctional Facility
Agency Projected Use: .................................................................State Correctional Facility

The Texas Department of Criminal Justice utilizes this site as a correctional facility. It is located on Attwater Road in Texas City. The site is improved with nine buildings, perimeter fencing, concrete parking, and security lighting. The surrounding land uses include governmental, agricultural and residential development.

Recommendation:
Retain for continued agency operations.