

A G E N D A



Recommendation for Council Action

Austin City Council	Item ID	67700	Agenda Number	20.
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Meeting Date:	3/23/2017	Department:	Office of Real Estate Services
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Subject

Approve an ordinance authorizing the negotiation and execution of all documents and instruments necessary or desirable to purchase five properties at high risk of flooding, located at 11509, 11601, 11603, 11605, and 11607 February Drive, in a total amount not to exceed \$1,900,000, establishing acquisition and relocation guidelines, and waiving the requirements of City Code Chapter 14-3. (District 1)

Amount and Source of Funding

Funding in the amount of \$1,900,000 is available in the Fiscal Year 2016-2017 Capital Budget of the Watershed Protection Department.

Fiscal Note

A fiscal note is attached.

Purchasing Language:	
Prior Council Action:	
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Council Committee, Boards and Commission Action:	
MBE / WBE:	
Related Items:	

Additional Backup Information

The Watershed Protection Department (WPD), in its mission to protect lives, property, and the environment of our community, has identified in its Capital Improvement Program Plan the need to acquire five properties in northeast Austin in the Four Seasons Summer Section subdivision in its Watershed Master Plan. These properties are within the Walnut Creek Watershed and sustained major damage during the May 30, 2015 flood event. Property owners will be offered the fair market value for their homes, as determined by an independent third-party appraisal, and relocation benefits will be determined following the guidance established in the Federal Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970.

This project area is ranked on WPD's FY17 priority list for creek flood hazard mitigation projects. These five properties have expected depths of interior flooding of up to 3 feet in a 10-year storm event (10% chance of occurrence annually) and up to almost 8.5 feet in a 100-year storm event (1% chance of occurrence annually). An

engineering feasibility study was conducted in 2015 to determine the most effective flood mitigation solution for this project area. The study determined that pursuing the buyout of these five properties is the most cost effective and feasible solution. Both structural and non-structural alternatives have been considered. Structural alternatives, including detention, channelization, and levee construction were evaluated but were determined to not be economically or technically feasible. Acquisition and removal of the homes at risk is the only feasible alternative for reducing flood hazards and reducing risks for residents and first responders.

During the May 25, 2015 flood, these five homes on February Drive experienced up to 45 inches of interior flooding. All of these properties sustained major damage during this flood event. Upon completion of this acquisition project, the land will be returned to a natural state, removing the risk to life and property due to flooding and enhancing the riparian function of Walnut Creek.

In order to help leverage funding for this project, WPD applied for and received a Texas Division of Emergency Management Hazard Mitigation Grant for up to \$567,683 for the acquisition of 11703 and 11705 February Drive.