



Recommendation for Action

File #: 20-1201, **Agenda Item #:** 32.

2/6/2020

Posting Language

Authorize negotiation and execution of all documents and instruments necessary or desirable to acquire one Drainage Easement and one Temporary Working Space Easement, the Drainage Easement being approximately 0.059 acre (2,557 sq.ft.) of land, being comprised of three tracts of land out of the Isaac Decker League Survey No. 20, in the City of Austin, Travis County, Texas, and the Working Space Easement being approximately 0.044 of an acre (1,903 sq.ft.) tract of land being out of the Isaac Decker League Survey No. 20, in the City of Austin, Travis County, Texas, both easements located at 2201 Thornton Road, Austin, TX 78704, acquired from Griff Luneberg in an amount not to exceed \$91,500, including closing costs.

Lead Department

Office of Real Estate Services.

Fiscal Note

Funding in the amount of \$91,500 is available in the FY2019-2020 Capital Budget of the Watershed Protection Department.

For More Information:

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Additional Backup Information:

The Watershed Protection Department (WPD) has identified flood risks due to inadequate storm drain infrastructure in parts of the West Bouldin Creek Watershed that fall within or near the South Lamar Neighborhood. WPD is proposing a storm drain infrastructure project to reduce the risk of flooding to buildings and roadways.

The project is bounded by Bluebonnet Lane, Del Curto Road, Delcrest Drive, Kinney Road and Thornton Road with offshoots along Southland Drive and Iva Lane. The project will include the installation of storm drain pipes, inlets, and curb and gutter. The subdivisions within the project area were constructed in the 1950s and have limited storm drain infrastructure. This project requires acquisition of multiple drainage, temporary, slope, and utility easements. The easements that are part of this request represent only a portion of the required easements for the project.

The Drainage Easement is composed of tracts of land including 0.004 of an acre of land (168 sq.ft.), 0.015 acre of land (645 sq.ft.), and 0.040 acre (1,744 sq.ft.), all out of the Isaac Decker League Survey No. 20, in the City of Austin, Travis County, Texas, being out of the East Sixty (60) feet of Lot 17 Block 1, Fredericksburg Road Acres, a Subdivision of Record in Volume 3, page 168, Plat Records of Travis County, Texas, said East Sixty (60) Feet of Lot 17, Block 1 being described in a Warranty Deed to Griff Luneberg of Record in Volume 12687, Page 2095, Real Property Records of Travis County, Texas. The Working Space Easement being an approximately 0.044 of an acre (1,903 sq.ft.) tract of land out of the Isaac Decker League Survey No. 20, in the City of Austin, Travis County, Texas, being out of the East Sixty (60) feet of Lot 17 Block 1, Fredericksburg

Road Acres, a Subdivision of Record in Volume 3, page 168, Plat Records of Travis County, Texas, said East Sixty (60) Feet of Lot 17, Block 1, Being described in a Warranty Deed to Griff Luneberg of Record in Volume 12687, Page 2095, Real Property Records of Travis County, Texas

An independent, third party appraisal was conducted on the proposed easements. The owner has agreed to accept compensation in the amount of \$90,000 for the necessary drainage and temporary working space easements needed for this project.