



## Recommendation for Action

**File #:** 20-3656, **Agenda Item #:** 36.

12/10/2020

### **Posting Language**

Authorize the negotiation and execution of all documents and instruments necessary or desirable to acquire one Drainage Easement and one Temporary Working Space Easement for the West Bouldin Creek-Del Curto Storm Drain Improvement Project. The Drainage Easement acquisition is made up of three tracts of land, the first containing 0.007 of an acre (301 sq.ft.) of land, the second containing 0.010 of an acre (441 sq. ft.), and the third containing 0.050 of an acre (2,181 sq.ft.) of land. The Temporary Working Space Easement acquisition is 0.033 of an acre (1,442 sq.ft.) of land. All easements being out of the Isaac Decker League Survey No. 20, in the City of Austin, Travis County, Texas, being out of a 0.47 acre tract of land and the west 58 feet of Lot 16, Block 1, Fredericksburg Road Acres, a subdivision of record in Volume 3, Page 168, Plat Records of Travis County, Texas, said 0.47 acre tract being described in a Warranty Deed to Aaron J. McIntyre and Emily McIntyre of record in Document Number 2012049615, Official Public Records of Travis County, Texas. All easements are located at 2113 Thornton Road, Austin, Texas 78704, to be acquired from Aaron J. McIntyre and Emily McIntyre in an amount not to exceed \$169,493 including closing costs.

### **Lead Department**

Office of Real Estate Services.

### **Fiscal Note**

Funding is available in the Fiscal Year 2020-2021 Capital Budget of the Watershed Protection Department.

### **For More Information:**

Erik Kunkel, Public Works Department, (512) 974-7027; Scott Avery, Watershed Protection Department, (512) 974 3547; Alex Gale, Office of Real Estate Services, (512) 974-1416; Megan Herron, Office of Real Estate Services, (512) 974-5649.

### **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.

An independent, third-party appraisal was procured to establish the fair-market valuation of the proposed acquisition. The appraisal supports the purchase price of \$166,993.

**Strategic Outcome(s):**

Health and Environment.