



Legislation Text

File #: Ord. 2021-53, **Version:** 1

AGENDA CAPTION:

Consider approval of Ordinance 2021-53, on the first of two readings, approving an agreement with G&H Rental Properties, LLC providing for the City to purchase 0.110 acres of land located at 1414-1420 River Road for a price of \$24,000.00, plus associated closing costs, and also providing for the exchange of an adjacent 0.111 acres owned by the City at 1412 River Road as further consideration for such purchase in connection with the Blanco Riverine Flood Mitigation Project; authorizing the City Manager, or his designee, to execute said agreement and associated closing documents; and declaring an effective date.

Meeting date: July 6, 2021

Department: Engineering and Capital Improvements Program Department - Laurie Moyer, Director

Amount & Source of Funding

Funds Required: \$24,000.00 (not including closing costs)

Account Number: 13028132 CDBG DR INFRA B16MH480002 56255 BLANCORIV INFRA
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Funds Available: [Click or tap here to enter text.](#) - -

Account Name: [Click or tap here to enter text.](#)

Fiscal Note:

Prior Council Action: Res 2021-037 Approving purchase of Bugge property

City Council Strategic Initiative: [Please select from the dropdown menu below]

Stormwater

[Choose an item.](#)

[Choose an item.](#)

Comprehensive Plan Element (s): [Please select the Plan element(s) and Goal # from dropdown menu below]

☐ Economic Development - [Choose an item.](#)

☒ Environment & Resource Protection - [Choose an item.](#)

☐ Land Use - [Choose an item.](#)

☐ Neighborhoods & Housing - [Choose an item.](#)

☒ Parks, Public Spaces & Facilities - [Choose an item.](#)

☐ Transportation - Choose an item.

☐ Not Applicable

Master Plan: *[Please select the corresponding Master Plan from the dropdown menu below (if applicable)]*

Stormwater Master Plan

Background Information:

This resolution for Council approval is one of the acquisitions required for the Blanco Riverine Flood Mitigation project, funded by CDBG-DR & MIT. The federal acquisition requirements have been met with the appraisal, review appraisal, offer, negotiations, administrative settlement and updated offer, and acceptance by the property owner of the offer.

Approval by City Council and City Manager of the Purchase Agreement is needed to finalize this acquisition. The offer is to acquire both Parcels 7 and 8, for the intent of Drainage Right-Of-Way for a total price of \$24,000.00 with associated closing costs, and the exchange of 0.111 acres of land owned by the city.

The City acquisition of 0.110 acres is located on the river side of the properties owned by G & H Rental Properties, LLC. The acquisition area includes a shade structure and amenity area for the property owner and residents. The City Exchange Tract will replace this area with a tract of similarly sized land. The Exchange Tract is a portion of the recently acquired Bugge tract which is adjacent to the G & H Rental property. The Exchange Tract can only be used for recreational/ open space by G & H and cannot be used for development of additional units. The monetary amount in the agreement is to cover the cost to replace/relocate amenities located in Parcels 7 & 8. Also included in the Special Warranty Deed is the inclusion of a Temporary Construction Easement on the Exchange Tract for the duration of the construction of the Blanco Riverine Flood Mitigation Project.

The Blanco Riverine Flood Mitigation Project consists of a berm/ floodwall structure located between River Road and the Blanco River to contain flood waters up to the 50-year flood event; thereby preventing the Blanco River from overflowing into the Blanco Gardens neighborhood. The project has achieved environmental clearance with a "Finding of No Significant Impact (FONSI)" issued in March 2020 and approval by HUD for release of CDBG-DR grant funds for project acquisitions.

The project is currently at the 99% design phase and is anticipated to go to construction in the Spring of 2022 depending on completion of all acquisitions.

Council Committee, Board/Commission Action:

[Click or tap here to enter text.](#)

Alternatives:

Click or tap here to enter text.

Recommendation:

Staff recommends approval of the acquisition.