

**CITY OF SAN ANTONIO
INTERDEPARTMENTAL MEMORANDUM
PUBLIC WORKS DEPARTMENT**

CONSENT AGENDA
ITEM NO. 18

TO: Mayor and City Council

FROM: Thomas G. Wendorf, P.E., Director of Public Works

THROUGH: Terry M. Brechtel, City Manager

COPIES TO: Melissa Byrne Vossmer, Peter Zaroni, Milo Nitschke, Andrew Martin, Steven F. Hodges; File

SUBJECT: Ordinance acquiring fee simple title by negotiation and/or condemnation, if necessary, and payment of miscellaneous expenses associated with the Mobil City Estates Buyouts (Leon Creek) Project

DATE: March 25, 2004

SUMMARY AND RECOMMENDATION

This ordinance appropriates funds in the amount of \$555,300 for fee simple title to certain privately owned real property and other miscellaneous expenses associated with the Mobil City Estates Buyouts (Leon Creek) project, an authorized 2003 – 2007 Storm Water Revenue Bond project located in Council District 8. This ordinance authorizes city staff to acquire these properties at fair market value by negotiation or condemnation, if necessary.

Staff recommends the approval of this ordinance.

BACKGROUND INFORMATION

There are 11 signed instruments and 33 in negotiations in the 44 parcel project. The City of San Antonio has determined that regional storm water management is preferable to site specific storm water mitigation. Regional storm water management uses a watershed-wide approach to analyze potential flooding problems. The regional solution that has been selected to solve flooding issues is to acquire certain properties that were affected by the Flood of 2002, and that are within the 100 year flood plain areas. When these properties are acquired they will be returned to a natural flood plain state. The acquisition will prevent any future catastrophic losses to property during heavy rain events.

A community meeting was held on March 1, 2004 at Hobby Middle School to inform area residents of the buyout process and its progression. An additional meeting has been scheduled, at the request of Councilman Hall, for April 7, 2004 for the Mobil City Estates residents. The Department of Community Initiatives and the San Antonio Board of Realtors will be present to discuss alternate housing opportunities as well as funding resources.

POLICY ANALYSIS

Approval of this ordinance will authorize the purchase of the first 11 parcels and will streamline the process for acquiring the right of way for this flood buyout project and the payment of the miscellaneous expenses associated with this project.

FISCAL IMPACT

This is a one-time capital improvement expenditure within budget and not included in the FY04-FY09 Capital Improvement Program Budget. Funds in the amount of \$555,300 are available from 2003 Storm Water Revenue Bonds.

COORDINATION

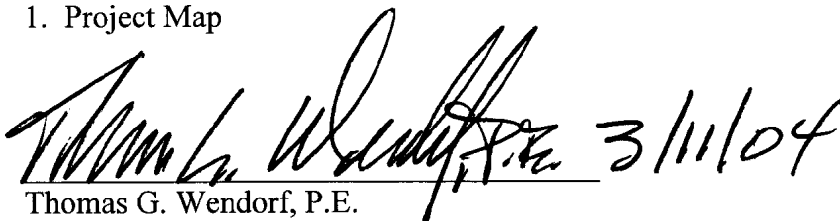
This ordinance was coordinated with the City Attorney's Office, the Finance Department, and the Office of Management and Budget.

SUPPLEMENTARY COMMENTS

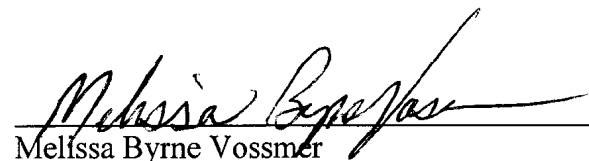
This ordinance does not require a Discretionary Contracts Disclosure Form.

ATTACHMENTS

1. Project Map



Thomas G. Wendorf, P.E.
Director of Public Works



Melissa Byrne Vossmer
Assistant City Manager

ATTACHMENT I

FISCAL DATA

Project Name: MOBILE CITY ESTATES BUYOUTS (LEON CREEK) PROJECT
Council District 8

Budget Information:

This is a one-time capital improvement expenditure.

Funds in the amount of \$555,300 are not included in the FY04-FY09 Capital Improvement Program Budget.

Funds are available from 2003 Storm Water Revenue Bonds.

This item is within budget.

This item represents a portion of a total estimated City project cost of \$2,670,000.

Request this ordinance create index codes for Right of Way costs in Fund 48-000018 Mobile City Estates Buyouts (Leon Creek) Project as follows:

Index Code

_____	Purchase of Land	\$390,800
_____	Title Fees	\$ 9,200
<u>470493</u>	Appraisal Fees	\$ 5,000
_____	Environmental	\$ 55,000
_____	Demolition	\$ 88,000
_____	Moving Expenses	\$ 7,300

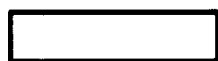
2003 Storm Water Revenue Bond Original Budget	\$2,670,000.00
Subsequent budget approvals	\$ _____ .00
Total approved budget-to-date	\$2,670,000.00



Mobile City Area



City of San Antonio
Department of Public Works
Storm Water Utility



Lots to be Acquired

+ Group 1



100 Yr Flood Plain Area



3/1/04