

**CITY OF SAN ANTONIO  
CITY MANAGER'S OFFICE  
CITY COUNCIL AGENDA MEMORANDUM**

**TO:** Mayor and City Council

**FROM:** Christopher J. Brady, Assistant City Manager

**SUBJECT:** Ordinance Approving the Acquisition of Five Properties Along Salado and Leon Creeks for the Creekways Linear Parks Project

**DATE:** June 9, 2005

**SUMMARY AND RECOMMENDATIONS**

This proposed action is for the fee simple purchase of five (5) properties located along the Salado and Leon Creeks within Council Districts 2, 6 and 8 and will add a total of 48.4835 acres of creekway linear park space. All the properties are to be acquired from private owners for a total purchase price of \$295,177.20. The previously assessed tax value for the private properties was \$302,810.00. Closing costs are estimated at \$3,181.00. Fees for surveys (\$14,808.00) and appraisals (\$4,475.00) are being paid out of a previously approved ordinance. A total of \$298,358.20 is requested for closing costs and property acquisition. Staff recommends approval of the purchase of these properties.

**BACKGROUND INFORMATION**

The properties are all within the 100-year flood plain severely impacted by flooding in 1998. The City acquired numerous other properties in these flood zones under the FEMA Flood Buyout of 1998.

The Planning Commission is scheduled to review the request approving this purchase on June 8, 2005.

**POLICY ANALYSIS**

This proposed action is consistent with policy adopted by the City Council for the acquisition of properties along both the Salado and Leon Creeks as presented in Proposition Three of the Better Future Sales Tax Initiative passed and approved by the voters on May 6, 2000.

## **FISCAL IMPACT**

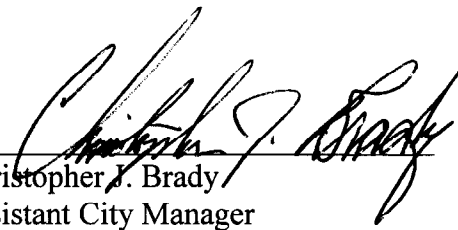
| <b>Summary</b>  | <b>Acreage</b>  | <b>Total Cost</b>     |
|---|-----------------|-----------------------|
| Total Acreage (previous acquisitions)                                 |                 |                       |
| Salado Creek  | 186.7106        | \$1,288,634.30        |
| Leon Creek (Park Improvement and acreage)                             | 57.4297         | \$ 902,577.15         |
| Closing Costs   |                 | \$ 23,826.49          |
| Additional funds encumbered for 74 properties. Approved April 7, 2005 | <u>73.6246</u>  | <u>\$1,355,926.00</u> |
| Sub-total   | 317.7649        | \$3,570,963.94        |
| Total Costs for this Acquisition                                      |                 |                       |
| Salado  | 21.0645         | \$ 218,850.00         |
| Leon  | 27.4190         | \$ 76,327.20          |
| Closing Costs   | <u>-0-</u>      | \$ <u>3,181.00</u>    |
| Total / Requested   | 48.4835         | \$ 298,358.20         |
| <b>Total Creekways Acreage/Costs to date</b>                          | <b>366.2484</b> | <b>\$3,869,322.14</b> |

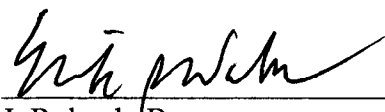
## **COORDINATION**

This request for ordinance has been coordinated with the Parks and Recreation Department and the Finance Department for availability of funds.

## **SUPPLEMENTARY COMMENTS**

A list of properties to be acquired and maps are attached.

  
\_\_\_\_\_  
Christopher J. Brady  
Assistant City Manager

  
\_\_\_\_\_  
J. Rolando Bono  
Interim City Manager

Attachment: I. Property List

LIST OF PROPERTIES

| Address         | Legal Description       | Acreage |
|-----------------|-------------------------|---------|
| 3734 Bunche     | NCB 10726 Blk 45 Lot 9  | 0.1985  |
| 4102 Roland Rd. | NCB 10726, Blk 45 Lot 9 | 20.8660 |

Sub Total 21.0645

|                       |                             |         |
|-----------------------|-----------------------------|---------|
| S. Hausman Rd.        | P-33A, ABS 574, NCB 14861   | 1.4450  |
| Brookport/Grissom Rd. | NCB 18049 Lot P-21F & P-24A | 13.8140 |
| 0 Prue Rd.            | NCB 14667, Blk L-P 102      | 12.1600 |

Sub Total 27.4190

**Grand Total 48.4835**

## II. Maps

# Salado--IH 10 to Roland Avenue

14  
Christina M Fulcher  
BAD \$116,600  
16.77200 acres

15  
Christina M. Fulcher  
BAD \$21,700  
3.8660 acres

**Southside Lions  
Park**

0 0.015 0.03 0.06 0.09 0.12 0.14 Miles



Map Date: May 23, 2005  
Map Location: K:\GIS\mexico\Aerial\Combined Salado\Planning\Pin\_06May05.mxd  
FCI: F:\Bureau\GIS\2005\May20Pin\_Salado.pdf

# Salado--IH 10 to Roland Avenue

F ST

BOOKER TEE

WHEATLEY AVE

BUNCHE

Hoffman, Tommy  
3734 Bunche Rd  
0.238 acres

0 0.01 0.02 0.04 0.06 0.08 0.1 Miles

Map Date: May 23, 2006  
Map Location: K:\GIS\workspace\Aerials\Combined Salado\Planning\Pin\_06May23\_2.mxd  
PDF Filename: K:\PDF\May23\Pin\_Salado\_2.pdf



# Leon --Hausman Road to Prue Road

OLD BABCOCK RD

**Bamberger  
Nature Park**

6  
Cooper & Gidden  
BAD \$1,000  
1.4450 acres

BABCOCK RD

0 0.05 0.1 0.2  
Miles



Map Date: May 25, 2005  
Map Location: K:\Greenways Aerials\Combined Leon\Planning\Pin\_05May23\_2.mxd  
PDF Filename: K:\PDF\May05\Pin\_Leon2.pdf

# Leon --Bandera Road to Grissom Road



Dagon Investments Ltd.  
0 Brookport  
13.95 Acres

0 0.035 0.07 0.14 Miles



Map Date: May 24, 2005  
Map Location: K:\Greenways\Aerial\Combined Leon\Planning\Pin\_05May23.mxd  
PDF Filename: KPDMay05\Pin\_Leon.pdf

# Leon 7--Prue Road to Bandera Road

