



**Land Acquisition
CITY OF AUSTIN
RECOMMENDATION FOR COUNCIL ACTION**

AGENDA ITEM NO.: 19
AGENDA DATE: Thu 01/29/2004
PAGE: 1 of 1

SUBJECT: Approve a resolution authorizing the fee simple acquisition of approximately 2.996 acres, out of the N.M. Bain Survey, Abstract No. 61, locally known as 7516-A Towery Lane, from Joe Lee and Loma Woodworth, for the Airport Noise Mitigation Program, in the amount of \$100,000 for the land and improvements and \$52,721.50 relocation benefits, plus closing costs and moving related expenses in the amount of \$10,000, for an amount not to exceed \$162,721.50. The owner has elected to purchase the propane tank at salvage value.

AMOUNT & SOURCE OF FUNDING: Funding in the amount of \$162,721.50 is available in Fiscal Year 2003-2004 Capital Budget of the Department of Aviation using airport funds and available Federal Aviation Administration (FAA) Grants.

FISCAL NOTE: There is no unanticipated fiscal impact. A fiscal note is not required.

REQUESTING Public Works
DEPARTMENT:

DIRECTOR'S
AUTHORIZATION: Sondra Creighton

FOR MORE INFORMATION CONTACT: Melinda Ruby, 530-6634; Lauraine Rizer, 974-7078;
Laura Bohl, 974-7064

PRIOR COUNCIL ACTION: 09/09/99 - Federal Aviation Regulations (FAR) Noise Study; 08/23/01 - Consultant Selection for Noise Mitigation Program.

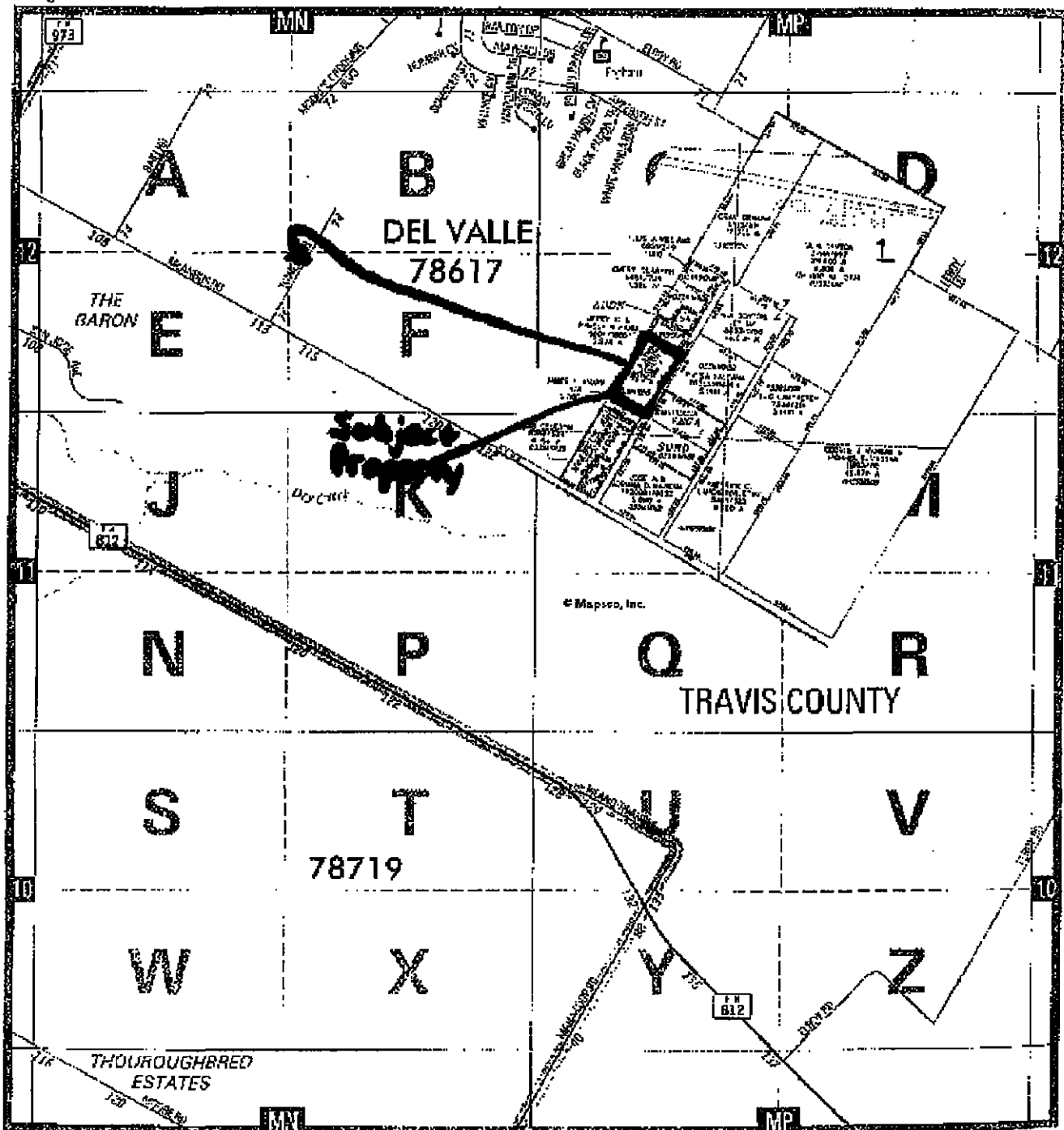
BOARD AND COMMISSION ACTION: N/A

The property and residence located at 7516-A Towery Lane is a part of the approved Airport Noise Mitigation Program. The purpose of the program is to reduce noise impacts and ensure land use compatibility within the airport vicinity.

The lot to be acquired is approximately a 2.996-acre tract and improvements include a 1,030 square foot manufactured home, various buildings, and fencing. The fair market value of the property including improvements is \$100,000, as determined by independent appraisal. The owner has agreed to accept the City's offer and is eligible for relocation expenses estimated to be \$52,721.50. The City will relocate any tenants according to the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended.

In accordance with Federal Aviation Administration (FAA) Order No. 5100.37-3-6.Owner Retention., the City determined prior to beginning the Airport Noise Mitigation Program that the salvage value of any improvements retained by the owner(s) of the various tracts being acquired was ten percent of the appraised value and would be deducted from the purchase price at closing. Joe Lee and Loma Woodworth have elected to retain ownership of a propane tank currently located on the property being purchased for the salvage value, which will be netted out of the property settlement amount at closing.

Also, in accordance with FAA guidelines, closing costs not to exceed \$10,000, are part of the final property settlement amount.



CONTINUED ON MAP 706

CONTINUED ON MAP 737

CONTINUED ON MAP 708

SCALE IN MILES

0 1/8 1/4 3/8 1/2

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SCALE IN FEET

0 1000 2000 3000

RESOLUTION NO. 04

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

The Council approves a resolution authorizing the fee simple acquisition of approximately 2.996 acres out of the N.M. Bain Survey, Abstract No. 61, locally known as 7516-A Towery Lane, from Joe Lee and Loma Woodworth, for the Airport Noise Mitigation Program, in the amount of \$100,000 for the land and improvements and \$52,721.50 relocation benefits, plus closing costs and moving related expenses in the amount of \$10,000, for an amount not to exceed \$162,721.50. The owner has elected to purchase the propane tank at salvage value.

ADOPTED: _____, 2004
ATTEST: _____

Shirley A. Brown
City Clerk