



Recommendation for Action

File #: 20-2932, **Agenda Item #:** 65.

9/17/2020

Posting Language

Approve a resolution authorizing the filing of eminent domain proceedings for the Country Club Creek Trail project for the public use of providing connectivity between many local attractions, homes, sidewalks, and bicycle lanes, the acquisition of one Sidewalk, Trail and Recreational Easement and one Temporary Working Space Easement. The Sidewalk, Trail and Recreational Easement being approximately 0.028 acre (1,231 square feet) tract of land out of the south one-half of Lot 4, Block A, Lot 1, Chevy Chase South, Phase Six Resubdivision, a subdivision of record in Book 99, Page 40, of the Plat Records of Travis County, Texas. Said south one-half of Lot 4, Block A, Lot 1, being the remainder of a called 126.06 acre tract of land conveyed to Chevy Chase South, Ltd. by Deed recorded in Volume 3969, Page 898 of the Deed Records of Travis County, Texas. The Temporary Working Space Easement being approximately 0.014 acre (602 square feet) tract of land out of the south one-half of Lot 4, Block A, Lot 1, Chevy Chase South, Phase Six Resubdivision, a subdivision of record in Book 99, Page 40 of the Plat Records of Travis County, Texas. Said South one-half of Lot 4, Block A, Lot 1, being the remainder of a called 126.06 Acre tract of land conveyed to Chevy Chase South, Ltd. by Deed recorded in Volume 3969, Page 898 of the Deed Records of Travis County, Texas. The acquisition of both parcels in the amount of \$12,805. The owners of the needed property are Joe E. Russo and Paicor Corporation, successors in interest to Chevy Chase South Ltd., No. 1 Ltd. and CW- Chase Road 232, Inc., and FIMC Baton Rouge, Inc., successors in interest to Austin Student Housing I Ltd. The property is located at 4500 Sheringham Drive, Austin Texas 78741.

Lead Department

Office of Real Estate Services.

Fiscal Note

Funding is available in the FY 2019-20 Capital Budget of the Public Works Department.

For More Information:

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Additional Backup Information:

This project is identified as a Tier I (high priority) Urban Trail in the Urban Trail Master Plan. The Country Club Creek Trail was also identified as a priority in the East Riverside Combined Neighborhood Master Plan and the Parks Long Range Facilities Master Plan. The project limits for this project are from E. Oltorf Street to East Riverside Drive along Country Club Creek, and from East Riverside Drive to Elmont Drive along Wickersham Lane. This project will connect to existing trails to the south and the north, from Elmont Drive to E. Oltorf Street along Country Club Creek. It will also provide a connection from Roy G. Guerrero Park to Mabel Davis Park.

This section of Country Club Creek Trail is being developed through the Local Mobility Program of the 2016 Mobility Bond. The Mobility Bond was approved by voters in November 2016. It dedicates \$26 million for urban trails with a transportation and mobility purpose.

This project will connect to existing trails to the south and the north, from Elmont Drive to E. Oltorf Street along Country Club Creek. It will also provide a connection from Roy G. Guerrero Park to Mabel Davis Park. This trail

is close to local attractions, homes, sidewalks, and bicycle lanes.

There are two potential owners of 4500 Sheringham Drive, Austin Texas 78741. The City of Austin has attempted to purchase the needed property from both owners and negotiations have come to an impasse. The Law Department is requesting authorization to file an action in eminent domain on behalf of the City of Austin.

Strategic Outcome(s):

Mobility.