

# Mayor and Council Communication

DATE: 06/22/21

M&C FILE NUMBER: M&C 21-0423

LOG NAME: 21COLONIAL PARK - 1728 ROGERS ROAD- CRP/CARROLL

**SUBJECT**

(CD 9) Authorize Acquisition of a Permanent Sewer Facility Easement in Approximately 0.334 Acres and Temporary Construction Easements in Approximately 0.498 Acres Located at 1728 Rogers Road, Situated in Lot 1, Block 1 of Colonial Park, an Addition to the City of Fort Worth, Tarrant County, Texas, from Property Owned by CRP/Carroll Fort Worth Colonial Owner, LP for the Clear Fork Lift Station and Force Main Project for a Total Purchase Price of \$385,360.00 and Pay Estimated Closing Costs in an Amount Up to \$6,000.00 for a Total Cost of \$391,360.00

**RECOMMENDATION:**

It is recommended that the City Council:

1. Authorize acquisition of a permanent sewer facility easement in approximately 0.334 acres and temporary construction easements in approximately 0.498 acres located at 1728 Rogers Road, situated in Lot 1, Block 1 of Colonial Park, an addition to the City of Fort Worth, Tarrant County, Texas, from property owned by CRP/Carroll Fort Worth Colonial Owner, LP for the Clear Fork Lift Station & Force Main project (City Project No. 100996);
2. Find that the total purchase price of \$385,360.00 for the easement interests is just compensation and pay total estimated closing costs in an amount up to \$6,000.00; and
3. Authorize the City Manager or his designee to accept the conveyance and record the appropriate instruments.

**DISCUSSION:**

The purpose of this Mayor and Council Communication (M&C) is to authorize the acquisition of a permanent sewer easement and temporary construction easement interests in the subject property for the construction of sewer improvements on the Clear Fork Lift Station & Force Main project (City Project No. 100996) west of Rogers Road & Riverfront Drive and north of the Clear Fork Trinity River. An independent appraisal established fair market value for the permanent and temporary easements and the property owners have agreed to an amount of \$385,360.00 as total compensation for the needed easement interests in the land. The City will pay estimated closing costs in the amount up to \$6,000.00.

Upon City Council approval, staff will proceed with acquiring the necessary easement interests in the subject property.

Parcel No.	Interest Owner	Address/Legal Description	Property Interest / Acreage	Amount
4 PSFE	CRP/Carroll Fort Worth Colonial Owner, LP	1728 Rogers Road / Lot 1 Block 1 of Colonial Park Addition	Permanent Sewer Facility Easement 0.334 Acres	\$363,650.00
4 TCE	CRP/Carroll Fort Worth Colonial Owner, LP	1728 Rogers Road / Lot 1 Block 1 of Colonial Park Addition	Temporary Construction Easement 0.498 Acres	\$21,710.00
			Estimated Closing Cost	\$6,000.00
			<b>Total Cost</b>	<b>\$391,360.00</b>

This property is located in COUNCIL DISTRICT 9.

A Form 1295 is not required because: This M&C does not request approval of a contract with a business entity.

**FISCAL INFORMATION / CERTIFICATION:**

The Director of Finance certifies that funds are available in the current capital budget, as previously appropriated, in the W&S Capital Proj 2018 Fund for the Clear Fork, FM, LS and SS project to support the approval of the above recommendations and the purchase of the easements. Prior to any expenditure being incurred, the Water and Property Management Departments have the responsibility to validate the availability of funds.

**Originating Business Unit Head:** Steve Cooke 5134

**Additional Information Contact:** Burt Gonzales 2311  
Ricardo Salazar 8379

Expedited