

# Mayor and Council Communication

**DATE:** 02/25/25

**M&C FILE NUMBER:** M&C 25-0183

**LOG NAME:** 21CPN 104092 P04 RANDOL MILL HROM ROWE PDE

**SUBJECT**

(CD 5) Authorize the Acquisition of 0.567 Acres of Right-of-Way Easement and 0.280 Acres of Permanent Drainage Easement from Real Property Owned by Total E&P USA Barnett, LLC Located at 7101 Randol Mill Road, Fort Worth, Tarrant County, Texas 76120 in the Amount of \$226,234.00 and Pay Estimated Closing Costs in an Amount Up to \$3,000.00 for a Total Cost of \$229,234.00 for the Randol Mill Hazardous Road Overtopping Mitigation Project

**RECOMMENDATION:**

It is recommended that the City Council:

1. Authorize the acquisition of 0.567 acres of right-of-way easement and 0.280 acres of permanent drainage easement from real property owned by Total E&P USA Barnett, LLC located at 7101 Randol Mill Road, Fort Worth, Tarrant County, Texas 76120 for the Randol Mill Hazardous Road Overtopping Mitigation Project (City Project No. 104092);
2. Find that the total purchase price of \$226,234.00 is just compensation and pay estimated closing costs in an amount up to \$3,000.00 for a total cost of \$229,234.00; and
3. Authorize the City Manager or his designee to accept the conveyance and record the appropriate instruments

**DISCUSSION:**

This Mayor and Council Communication (M&C) recommends easement acquisitions needed for the Randol Mill Hazardous Road Overtopping Mitigation (HROM) Project. The project will mitigate the risk of hazardous road overtopping of Randol Mill Road as it crosses Stream WF-1 (a tributary to the West Fork Trinity River), approximately 3/4 of a mile east of Loop 820 and across from Mallard Cove Park, to increase the level of protection for drivers from roadway flooding.

The HROM program is an ongoing effort to identify hazardous road flooding locations, prioritize them based on risk and, where feasible, develop solutions to make them safer. The HROM program was created in response to life-threatening and fatal incidents associated with flooded roads, usually at stream crossings.

The project will include a realignment of Randol Mill Road away from the floodplain, associated drainage improvements, and water and sewer improvements on Randol Mill Road from approximately 400 feet west of Territory Trail to Goldeneye Lane.

An independent appraisal established the easements' fair market value and the property owner has agreed to an amount of \$226,234.00 as total compensation for the needed property interests. The City of Fort Worth (City) will pay estimated closing costs in an amount up to \$3,000.00.

Upon City Council approval, staff will proceed with acquiring the needed right-of-way easement interests, as shown below:

Ownership	Parcel	Property Location	Legal Description	Acreage / Interest	Amount
Total E&P USA Barnett, LLC	04	7101 Randol Mill Road, Fort Worth, Texas 76120	William Masters Survey Abstract 1048	0.567 Acres / Right-of-Way Easement	\$146,807.00
Total E&P USA Barnett, LLC	04	7151 Randol Mill Road, Fort Worth, Texas 76120	William Masters Survey Abstract 1048	0.280 Acres/ Permanent Drainage Easement	\$54,954.00
				Improvements + Cost to Cure Monument Sign \$6,682.00	

				Post Sign \$3,495.00	
				Masonry Edging \$1,734.00	\$24,473.00
				Tree Replacement \$10,450.00	
				Cost to Cure \$2,112.00	
				Estimated Closing Costs	\$3,000.00
				<b>Total Cost</b>	<b>\$229,234.00</b>

The Stormwater Capitol Projects fund will fund this acquisition. Funding is budgeted in the Stormwater Capital Projects Fund for the TPW Dept Highway & Streets Department for the purpose of funding the Randol Mill HROM Project.

This property is located in COUNCIL DISTRICT 5.

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 Stormwater Capitol Projects Fund for the Randol Mill HROM project to support the approval of the above recommendations and execution of the contract. Prior to any expenditure being incurred, the Transportation & Public Works Department has the responsibility to validate the availability of funds.

**Submitted for City Manager's Office by:** Dana Burghdoff 8018

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