



# City of Austin

## Recommendation for Action

**File #:** 25-0440, **Agenda Item #:** 56.

4/24/2025

### Posting Language

Approve a resolution authorizing the filing of eminent domain proceedings and payment to acquire the property interests needed for Interstate Highway 35 Central Water/Wastewater Relocation Project for the public use for water line improvements, requiring the acquisition of a Waterline Easement consisting of 0.0075 (325 square feet) of one acre of land, more or less, comprised of three parts, out of and a part of the Santiago Del Valle Survey, Abstract No. 24, Travis County, Texas, being a portion of the tract conveyed to Regency Office Center, L.P. by deed filed for record on March 12, 1993, recorded in Volume 13141, Page 2328 of the Real Property Records of Travis County, Texas (R.P.R.T.C.TX), and described as Lot 1 of the insurance addition, in Volume 17, Page 82 of the Plat Records of Travis County, Texas, currently appraised at \$15,275, subject to an increase in value based on updated appraisals or a Special Commissioner's award, negotiated settlement, or judgment. The owner of the needed property is Regency Office Center, L.P. The property is located at 2100 South Interstate Highway 35, Austin, Texas 78704. The general route of the project is along Interstate Highway 35 frontage road from Holly Street to Texas State Highway 71/Ben White Boulevard. Funding: \$15,275 is available in the Capital Budget of Austin Water.

### Lead Department

Financial Services Department

### Fiscal Note

Funding is available in the Capital Budget of Austin Water.

### For More Information:

Michael Gates, Financial Services Department, 512-974-5639; Brandon Williams, Financial Services Department, 512-974-5666; Adewale Odufuye, Capital Delivery Services, 512-974-7119.

### Additional Backup Information:

The Texas Department of Transportation (TxDOT) Interstate 35 (I-35) Capital Express Central Roadway Project requires the relocation of approximately 24,100 linear feet of water lines and 10,700 linear feet of wastewater lines and appurtenances out of the expanded TxDOT right-of-way along I-35 from Holly Street to State Highway 71/Ben White Boulevard.

The City has attempted to purchase the needed property at 2100 South I-35, Austin, Texas 78704. The City and property owner have been unable to agree on the value of the needed acquisition. The Law Department is requesting authorization to file an action in eminent domain on behalf of the City, and to authorize the City to pay for the property interest in an amount determined by the appraisal, updated appraisal(s), or a Special Commissioners' award, negotiated settlement, or judgment.