



# City of Austin

## Recommendation for Action

**File #:** 24-4930, **Agenda Item #:** 86.

7/18/2024

### **Posting Language**

Approve an ordinance vacating approximately 0.1609 acre (7,009 square feet) of developed right-of-way to the Board of Regents of the University of Texas System and the Catholic Diocese of Austin, being that certain 20-foot-wide alley situated in the Louis Horst's Subdivision, Outlot No. 21, Division "D" as shown on a plat recorded in Volume Z, Pages 594 and 613 of the Plat Records of Travis County, Texas, traversing north from 20th Street to 21st Street and abutting 2001-2015 Whitis Avenue and 2000-2010 University Avenue.

### **Lead Department**

Transportation and Public Works Department

### **Fiscal Note**

This item has no fiscal impact.

### **For More Information:**

Richard Mendoza, Director, 512-974-2488; Upal Barua, Assistant Director, 512-974-7110; Curtis Beaty, Managing Engineer, 512-974-6471; Gilda Powers, Quality Consultant, 512-974-7092.

### **Council Committee, Boards and Commission Action:**

May 7, 2024 - The Urban Transportation Commission approved the vacation of a portion of the alley to the Board of Regents of the University of Texas System on a 8-0 vote with Commissioner Somers recusing; Commissioners Alvarez and Wheeler absent.

May 7, 2024 - The Urban Transportation Commission approved the vacation of a portion of the alley to the Catholic Diocese of Austin on a 9-0 vote with Commissioners Alvarez and Wheeler absent.

May 14, 2024 -The Planning Commission approved the vacation of a portion of the alley to the Board of Regents of the University of Texas System on a 9-0 vote with Commissioners Howard, Johnston, Mushtaler, and Woods absent.

May 14, 2024 -The Planning Commission approved the vacation of a portion of the alley to the Catholic Diocese of Austin on a 9-0 vote with Commissioners Howard, Johnston, Mushtaler, and Woods absent.

### **Additional Backup Information:**

The Board of Regents of the University of Texas System and the Catholic Diocese of Austin, the abutting property owners, request vacation of approximately 0.1609 acre (7,009 square feet) of developed right-of-way, being that certain 20-foot-wide alley situated in the Louis Horst's Subdivision, out lot No. 21, Division "D" as shown on a plat recorded in Volume Z, Page 594 and 613 Plat Records of Travis County, Texas, traversing north from 20th Street to 21st Street and abutting 2001-2015 Whitis Avenue and 2000-2010 University Avenue.

Out of the approximately 0.1609 acre (7,009 square feet) of right-of-way proposed to be vacated, the City will vacate and convey a 0.1127-acre (4,909-square-foot) portion of the dedicated alley right-of-way to the abutting property owner, the Board of Regents of the University of Texas System, for the use and benefit of The

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University of Texas at Austin. The City will vacate and convey the remaining approximately 0.0482-acre (2100-square-foot) portion of the dedicated alley right-of-way to the abutting property owner, the Catholic Diocese of Austin.

The Austin Water Department has approved the vacation provided the City retains a Public Utility Easement over the entire area to be vacated. Additionally, the Watershed Protection Department has approved the vacation provided the City retains a Drainage Easement over the entire area to be vacated. All other participating City departments and utility franchise holders have recommended approval.

The Land Management Division of the Transportation and Public Works Department notified property owners within 300 feet of the right-of-way vacation area of the proposed vacation via certified mail on April 25, 2024 and received no objections.

The fair market value of the 0.1127-acre tract of right-of-way to be vacated to the Board of Regents of the University of Texas System, as determined by an independent appraiser, is \$1,718,150. The cost to engage the appraiser was \$7,000, and the cost of the public notifications was approximately \$200. The fair market value of the 0.0482-acre tract of right-of-way to be vacated to the Catholic Diocese of Austin, as determined by an independent appraiser, is \$735,000. The cost to engage appraiser was \$7,000, and the cost of the public notifications was approximately \$226. The Board of Regents of the University of Texas System and the Catholic Diocese of Austin have submitted payments equal to the fair market values, the cost of engaging the appraisers, and the cost of the public notices, for a total of \$2,467,576 to the City.