



# City of Austin

## Recommendation for Action

File #: 25-0032, Agenda Item #: 90.

1/30/2025

### Posting Language

Conduct a public hearing in accordance with Texas Parks and Wildlife Code Chapter 26 and consider a resolution authorizing permanent and temporary changes of use of dedicated parkland, known as the Norwood Tract at Town Lake Metropolitan Park, Edward Rendon Sr. Metropolitan Park at Festival Beach, and Waller Beach at Town Lake Metropolitan Park, for Austin Water to use approximately 17,836 square feet for permanent use and approximately 16,105 square feet for temporary use in order to construct and maintain approximately 955 linear feet of waterline and approximately 245 linear feet of wastewater line. Funding: Funding is available in the Fiscal Year 2024-2025 Capital Budget of Austin Water. This item is projected to result in additional revenue of \$2,739,882 in the Fiscal Year 2024 2025 Parks and Recreation Department's Capital Budget.

### Lead Department

Parks and Recreation Department, Office of Real Estate Services.

### Fiscal Note

Funding is available in the Fiscal Year 2024-2025 Capital Budget of Austin Water. This item is projected to result in additional revenue of \$2,739,882 in the Fiscal Year 2024 2025 Parks and Recreation Department's Capital Budget.

### For More Information:

Lead Department - Parks and Recreation Department, Ricardo Soliz, Division Manager, (512) 974-9452; Gregory Montes, Program Manager, (512) 974-9458.

Lead Department - Office of Real Estate Services, Michael Gates, Officer, (512) 974-5639.

Sponsoring Department - Austin Water, Mueen Chowdhury, Supervising Engineer, (512) 972-0209.

Managing Department - Capital Delivery Services, Adewale Odufuye, Project Manager, (512) 974-7119.

### Council Committee, Boards and Commission Action:

November 25, 2024 - Recommended by the Parks and Recreation Board on a 6-0 vote with one abstention, one recusal, one vacancy, and two absences. Recommendation No. 20241125-007.

### Additional Backup Information:

Chapter 26 of the Texas Parks and Wildlife Code provides that the use of parkland for non-park purposes may be approved upon findings that there is no feasible and prudent alternative to the use of the parkland and that all reasonable planning has been undertaken to minimize harm to such land.

The Texas Department of Transportation (TxDOT) IH-35 Capital Express Central Roadway Project necessitates the relocation of water and wastewater lines in conflict along the IH-35 corridor near Ladybird Lake (LBL). The existing 48" wastewater line conflicts with the proposed IH-35 roadway improvements. Also, there is not an existing waterline crossing of LBL along IH-35.

The temporary uses of parkland will not exceed 396 calendar days at Edward Rendon Sr. Metropolitan Park at Festival Beach, 396 calendar days at Waller Beach at Town Lake Metropolitan Park, and 572 calendar days at

the Norwood Tract at Town Lake Metropolitan Park.

The objective of this project is to ensure Austin Water customers have a reliable water system that is both accessible and maintainable in the future as part of the overall IH-35 Capital Express Central improvements. Meeting this objective, coupled with lack of space within TxDOT ROW, are the primary reasons for this request.

Proposed water and wastewater within PARD Easements: 245 linear feet of 24" waterline along East Avenue east of IH-35, 335 LF of 24" waterline along East Avenue west of IH-35, 375 linear feet of 24" waterline within the Norwood Dog Park, and 245 linear feet of 48" wastewater line within parkland to the north of Nash Hernandez Senior Road.

The TxDOT LBL project is providing Austin Water the opportunity to install a 24" waterline attached to the proposed west pedestrian bridge to provide better system resiliency. The addition of the 24" lake crossing requires connecting to the existing waterline on either side of the bridge. The construction of these waterlines will also provide the potential of additional water fountains in the adjacent parklands.

Upon Council approval of this item, the Parks and Recreation Department will receive from Austin Water \$2,739,882 as mitigation for the permanent and temporary uses of parkland.

The Parks and Recreation Board reviewed the project at the November 25, 2024, meeting and provided a recommendation to City Council. This item is brought forward because there is no feasible and prudent alternative to the use of the dedicated parkland and all reasonable planning has been and will be taken to minimize harm to such lands. The dates of public notification in the Austin American Statesman were January 5, 12, and 19, 2025.