



City of Austin

Recommendation for Action

File #: 25-2170, Agenda Item #: 61.

10/23/2025

Posting Language

Approve a resolution authorizing the filing of eminent domain proceedings and payment to acquire the property interests needed for the Texas Interstate Highway 35 Central Water/Wastewater Relocation Project for the public use of water line improvements, requiring the acquisition of a water line easement consisting of 0.0034 acre (150 square feet) of one acre of land, out of and a part of the Santiago Del Valle Survey, Abstract Number 24 in Travis County, Texas, being a portion of Lot 1, Abbey Way Addition, a subdivision of record in Volume 83, Page 190C, Plat Records of Travis County, Texas, said Lot 1 conveyed to Tegrity Investments, LLC by deed filed for record on May 31, 2022, recorded in Document Number 2022097312 of the Official Public Records of Travis County, Texas, said 0.0034 acre (150 square feet) of one acre of land being more particularly described by metes and bounds and a temporary working space easement being 0.0018 acre (80 square feet) of one acre of land, out of and a part of the Santiago Del Valle Survey, Abstract Number 24 in Travis County, Texas, being a portion of Lot 1, Abbey Way Addition, a subdivision of record in Volume 83, Page 190C of the Plat Records of Travis County, Texas, said Lot 1 conveyed to Tegrity Investments, LLC by deed filed for record on May 31, 2022, recorded in Document Number 2022097312 of the Official Public Records of Travis County, Texas, said 0.0018 acre (80 square feet) of one acre of land being more particularly described by metes and bounds both acquisitions currently appraised at \$10,515 combined, subject to an increase in value based on updated appraisals, a Special Commissioner's award, negotiated settlement, or judgment. The owner of the needed property is Tegrity Investments, LLC. The property is located at 1949 South Interstate Highway 35, Austin, Texas 78741. The general route of the project is along the Interstate Highway 35 Frontage Road, from Holly Street to State Highway 71/Ben White Boulevard. Funding: \$10,515 is available in the Capital Budget of Austin Water.

Lead Department

Austin Financial Services.

Fiscal Note

Funding is available in the Capital Budget for Austin Water.

For More Information:

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Additional Backup Information:

The Texas Department of Transportation (TxDOT) Interstate 35 (I-35) Capital Express Central Roadway Project requires relocation of water lines, 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 1949 South I-35, Austin, Texas 78741. The City and the 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), Special Commissioners' award, negotiated settlement, or judgment.