



City of San Antonio

Legislation Details (With Text)

File #: 17-4804

Type: Real Property Sale

In control: City Council A Session

On agenda: 9/21/2017

Title: An Ordinance authorizing the execution of a Joint Use Agreement and a Temporary Construction Easement with the San Antonio River Authority for construction of a water line and lift station necessary for the San Pedro Creek Improvements Project in Council District 1 and waiving associated fees. [Lori Houston, Assistant City Manager; John Jacks, Director, Center City Development & Operations]

Sponsors:

Indexes:

Code sections:

Attachments: 1. Arsenal Exhibit, 2. Arsenal Lift Station_JUA 2017_08_02_Plat_Field_Notes, 3. Arsenal Lift Station_TCE 2017_08_02_Plat_Field_Notes, 4. SA River Gate 5-6 Map, 5. Arsenal Lift Station Valuation, 6. 17-4804 Fiscal Impact Form (JointUseAgreement), 7. Draft Ordinance, 8. Ordinance 2017-09-21-0684

Date	Ver.	Action By	Action	Result
9/21/2017	1	City Council A Session	adopted	Pass

DEPARTMENT: Center City Development and Operations

DEPARTMENT HEAD: John Jacks

COUNCIL DISTRICTS IMPACTED: 1

SUBJECT:

An Ordinance authorizing a Joint Use Agreement and a Temporary Construction Easement between the City of San Antonio and the San Antonio River Authority (SARA) to construct a water line and lift station necessary for the San Pedro Creek Improvements Project in Council District 1 and the waiving of associated fees.

SUMMARY:

Consideration of the following resolutions authorizing agreements between the City of San Antonio and the San Antonio River Authority (SARA) for real property interests necessary to complete critical improvements related to the San Pedro Creek Improvements Project:

A. A Joint Use Agreement for use of a 0.037 acre (1,632 square foot) variable width tract out of NCB 929, which is City-owned property located along the San Antonio River upstream from Arsenal St.

B. A temporary construction easement for use of a 0.086 acre (3,728 square foot) tract of City-owned property located in NCB 929, which is City-owned property along the San Antonio River upstream from Arsenal St.

BACKGROUND INFORMATION:

Bexar County and SARA have a cooperative agreement to complete the design and construction of the San Pedro Creek Improvements Project (the “Project”). SARA is the project manager. The estimated project cost is \$175 million. SARA entered into a contract with Sundt Davila Joint Venture for the construction of Phase I and 2 of the Project. The Project will revitalize a two (2) mile segment of the creek through downtown San Antonio beginning at the IH-35 flood tunnel inlet near Fox Tech High School to the confluence with Alazan and Apache Creeks at IH-35 near the stockyards.

The Project is expected to enhance the containment of the 100-year floodplain, restore and improve water quality, reconnect people to a storied and historic natural resource, and catalyze economic growth and drive revitalization efforts. The total length of the improvement area is 2.2 miles. There are a total of four phases to the Project, with Phase I currently under construction. The first segment of Phase I, from the tunnel inlet to Houston Street, is expected to be complete by the city’s Tricentennial celebration in May 2018.

The above real property interests, currently owned by the City of San Antonio, have been identified as necessary to construct a water line and lift station that will circulate water from the San Antonio River to upstream of the tunnel outfall at Guadalupe Street and San Pedro Creek during times of low flow and for irrigation purposes as a part of the first segment of Phase I.

ISSUE:

The Arsenal Street pump and lift station will be located off of Arsenal Street and the San Antonio River, located mostly underground in the bank of the San Antonio River between the trail and river. This lift station will pump water from the San Antonio River to San Pedro Creek, in the event that water flows become too low or stagnant in San Pedro Creek.

The easement is needed for the electrical infrastructure to power the pump station, which includes placement of a pole to transfer power from the closest transformer to the meter and control panels for the pump station. Additionally, this easement allows connection of the 6” PVC pipe from the pump at the San Antonio River to San Pedro Creek as it crosses from the Right of Way of Arsenal Street towards the pump station at the San Antonio River. Location next to the San Antonio River trails and Arsenal Street in this area allows ample access for maintenance.

The schedule for installation on the Arsenal and the San Antonio River shall commence in late September 2017 and be completed by the end of January 2018. The San Antonio River will be required to lower for approximately five days in mid-November for improvements at the river level between Gate 5 and Gate 6.

ALTERNATIVES:

City Council could choose not to recommend approval of the resolutions, however, that would prevent the San

Antonio River Authority from constructing essential components of the San Pedro Creek Improvements Project and meeting the timeframe to complete the first segment of Phase I by the City's 2018 Tricentennial Events.

FISCAL IMPACT:

The City proposes providing the agreements at no cost to the San Antonio River Authority. The value of the agreements was determined to be \$105,388.80 and will be considered a portion of the City's contribution towards the San Pedro Creek Improvement Project.

RECOMMENDATION:

Staff recommends an Ordinance authorizing a Joint Use Agreement and a Temporary Construction Easement between the City of San Antonio and the San Antonio River Authority (SARA) to construct a water line and lift station necessary for the San Pedro Creek Improvements Project in Council District 1 and the waiving of associated fees.