

DEPARTMENT: Parks and Recreation

STAFF COORDINATOR:

COUNCIL DISTRICT IMPACTED: District 8

SUBJECT:

Execution of a Sanitary Sewer, Drainage, and Temporary Construction Easement with Santikos Roadrunner, LLC.

SUMMARY:

This resolution recommends the Planning Commission approve the granting of a 0.0295-acre sanitary sewer easement, a 0.0351-acre variable width drainage easement and a 0.06-acre temporary construction easement with Santikos Roadrunner, LLC. granting access to property owned and controlled by the City of San Antonio at Leon Creek Greenway near UTSA Boulevard in Council District 8. This resolution also recommends the Planning Commission authorize the acceptance of funds in the amount of \$5,000.00 for improvements at Fox Park and 0.0533 acres of park land.

BACKGROUND INFORMATION:

Santikos Roadrunner, LLC. currently owns 4.1916-acres at 6010 UTSA Boulevard. They intend to utilize the four-acre tract for commercial development. Once construction of the development is complete, Roadrunner Creek Retail Center will include restaurants and retail shops. The easements will allow Santikos Roadrunner, LLC. access to City-owned property to install a sub-surface sanitary sewer line and a drainage line to provide service to the future Roadrunner Creek Retail Center. San Antonio Water System (SAWS) will maintain the sewer line in perpetuity and Santikos Roadrunner, LLC. will maintain the drainage line.

The proposed sanitary sewer easement will allow Santikos Roadrunner, LLC. access to Leon Creek Greenway property so they may install an 8" sub-surface sanitary sewer line to connect to an existing San Antonio Water Systems (SAWS) sanitary sewer service line. Similarly, the proposed variable width drainage easement on Leon Creek Greenway property will allow for Santikos Roadrunner, LLC. to install a 36" sub-surface drainage line which will convey storm water runoff into Leon Creek. The temporary construction easement will expire at the conclusion of the installation of the sanitary sewer and drainage lines. The installation of the proposed sanitary sewer and drainage lines will not interrupt services for users of Leon Creek Greenway Trail because they are to be built below the surface ground.

The sanitary sewer, variable width drainage and temporary construction easements will include the acceptance of funds in the amount of \$5,000.00 to be utilized for improvements at Fox Park and the acceptance of a 0.0533-acre tract containing a portion of Leon Creek Greenway. The Parks

and Recreation Department will coordinate with the District 8 Council Office to prioritize how funds will be utilized to enhance Fox Park.

ISSUE:

Shared use of the property is a standard approach in providing sewer and drainage services in exchange for easement consideration. The proposed sewer and drainage easements will allow Santikos Roadrunner, LLC. to provide sub-surface sewer and drainage services without adverse impact or changes in use to park land, while providing funds for improvements at Fox Park. The execution of the sanitary sewer and drainage easement is consistent with the goals and objectives of the SA Parks System Plan which recommends identifying partnerships to expand San Antonio's parks system resources.

ALTERNATIVES:

Should the Planning Commission not recommend the authorization of these easements, Santikos Roadrunner, LLC. would work to identify alternate routes for sewer and drainage lines. This would eliminate the proposed funds for improvements to City park land.

FISCAL IMPACT:

This resolution authorizes the execution of a 0.0295-acre sanitary sewer easement, a 0.0351-acre variable width drainage easement and a 0.06-acre temporary construction easement with Santikos Roadrunner, LLC. granting access to property owned and controlled by the City of San Antonio at Leon Creek Greenway in Council District 8. This resolution also authorizes the acceptance of funds in the amount of \$5,000.00 for improvements at Fox Park and 0.0533 acres of park land.

RECOMMENDATION:

Staff recommends approval of the execution of a sanitary sewer, variable width drainage and temporary construction easement with Santikos Roadrunner, LLC. and the acceptance of funds in the amount of \$5,000.00 for improvements at Fox Park and 0.0533 acres of park land.