



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

District E, ETJ

Item Creation Date: 3/31/2020

HPW20JDF38 NORTHPARK DRIVE OVERPASS PROJECT

Agenda Item#:

Background:

SUBJECT: Recommendation that an ordinance for the NORTHPARK DRIVE OVERPASS PROJECT be passed approving and authorizing the acquisition of parcels by dedication, purchase, or condemnation.

RECOMMENDATION: (Summary) An ordinance for the NORTHPARK DRIVE OVERPASS PROJECT be passed approving and authorizing the acquisition of parcels by dedication, purchase, or condemnation.

SPECIFIC EXPLANATION:

The Northpark Drive Overpass Project (the "Project") is a public improvement project designed and constructed by the Lake Houston Redevelopment Authority (the "Authority") which consists of the reconstruction of Northpark Drive into a six lane divided roadway between US 59 (IH 69) and Russell Palmer Road, with a grade separation at the UPRR rail tracks and Texas State Loop 494. Additionally, two at-grade frontage roads will be constructed adjacent to the overpass with signalized intersections at Texas State Loop 494. Two 10' multi-modal pathways will be constructed on the north and south sides of the reconstructed roadway as well. The Project necessitates the acquisition of fee simple title or street right-of-way easements to certain parcels of land that are necessary for the construction, use, maintenance and operation of the Project.

This action finds a public necessity for the Project; approves and authorizes the acquisition, by gift, dedication, purchase or eminent domain proceedings, of fee simple title or street right-of-way easements in and to the parcels of land required for the Project; authorizes payment of the costs associated with these acquisitions, including purchase price, relocation assistance, appraisals, title policies/services, recording fees and other costs; and ratifies a Public Improvement Development Contract among Reinvestment Zone Number Ten, City of Houston, Texas (Lake Houston Zone), the Authority and the City relating to the development and implementation of the Project (the "Contract"). If negotiations to acquire fee simple title or street right-of-way easements in and to the parcels of land required for the Project cannot be concluded as a dedication or purchase or for any other reason for which acquisition by condemnation is warranted, this action authorizes the City Attorney to file or cause eminent domain proceedings to be filed and acquire fee simple title or street right-of-way easements to the land and improvements thereon for said purposes, authorizes payment for the Award of Special Commissioners and court costs associated with condemnation proceedings, and authorizes the City Attorney to retain special counsel to assist in the acquisition. All costs of acquisitions associated with the Project will be paid by the Authority pursuant to the Contract.

DocuSigned by:

A handwritten signature in blue ink that reads "Carol Haddock".

Carol Ellinger Haddock, P.E., Director
Houston Public Works

WBS No. N-T10000-0001-2

Prior Council Action:

Ordinance 2019-200, passed March 27, 2019

Amount of Funding:

No additional funding required.

(Funds were appropriated under Ordinance 2019-200)

Contact Information:

Marjorie L. Cox

Assistant Director – Real Estate Services

Phone: (832) 395-3130

ATTACHMENTS:

Description

Location Map
Parcel Alignment Map
Metes and bounds and surveys
Public Improvement Development Contract
Ordinance 2019-200 w/coversheet

Type

Backup Material
Backup Material
Backup Material
Backup Material
Ordinance/Resolution/Motion