



CITY OF HOUSTON - CITY COUNCIL

Meeting Date:

District B

Item Creation Date: 7/3/2017

20BAM74/Abandonment and Sale of Semmes Street/SY14-053

Agenda Item#:

Background:

SUBJECT: Ordinance authorizing the abandonment and sale of Semmes Street, from Lyons Avenue to Providence Street, and a 60 foot-wide utility easement, in exchange for conveyance to the City of two 20 foot-wide sanitary sewer easements, located within the S.F. Nobles Addition and D. Gregg's First Addition, S.M. Harris Survey, A-327. **Parcels SY14-053A, SY14-053B, DY16-002, and DY17-021**

RECOMMENDATION: (Summary) It is recommended City Council approve an ordinance authorizing the abandonment and sale of Semmes Street, from Lyons Avenue to Providence Street, and a 60 foot-wide utility easement, in exchange for a consideration of \$102,754.00 plus conveyance to the City of two 20 foot-wide sanitary sewer easements, located within the S.F. Nobles Addition and D. Gregg's First Addition, S.M. Harris Survey, A-327. **Parcels SY14-053A, SY14-053B, DY16-002, and DY17-021**

SPECIFIC EXPLANATION: By Motion 2015-0236 passed April 8, 2015, City Council authorized the abandonment and sale of Semmes Street, from Lyons Avenue to Providence Street, and a 60-foot-wide utility easement, located within the S.F. Nobles Addition and D. Gregg's First Addition, S.M. Harris Survey, A-327. Subsequent to the passage of the motion, the Joint Referral Committee determined the conveyance of two 20 foot-wide sanitary sewer easements were required for construction of sanitary sewer lines within the boundary of the applicant's abutting property. Saint Arnold Brewing Company (Brock Wagner, President), the abutting property owner, incorporated into its abutting tracts to facilitate expansion of Saint Arnold Brewery.

Saint Arnold Brewing Company has complied with the transaction requirements, has accepted the City's offer, and has rendered payment in full.

The City will abandon and sell to Saint Arnold Brewing Company:

Parcel SY14-053A

17,913 square-foot right-of-way easement: \$ 67,174.00 (R)
Valued at \$3.75 PSF X 100%

Depreciated Value of asphalt paving \$ 26,511.00

Parcel SY14-053B

18,193 square-foot utility easement: \$ 34,112.00 (R)
Valued at \$3.75 PSF X 50%

TOTAL ABANDONMENT **\$127,797.00**

In exchange, Saint Arnold Brewing Company paid:

Cash \$102,754.00

Plus Saint Arnold Brewing Company will convey to the City:

Parcel DY16-002

5,993 square foot sanitary sewer easement: \$ 11,237.00 (R)
Valued at \$3.75 PSF X 50%

Parcel DY17-021

7,363 square foot sanitary sewer easement: \$ 13,806.00 (R)
Valued at \$3.75 PSF X 50%

TOTAL CASH AND CONVEYANCES **\$127,797.00**

Therefore, it is recommended City Council approve an ordinance authorizing the abandonment and sale of Semmes Street, from Lyons Avenue to Providence Street, and a 60 foot-wide utility easement, in exchange for conveyance to the City of two 20 foot-wide sanitary sewer easements, located within the S.F. Nobles Addition and D. Gregg's First Addition, S.M. Harris Survey, A-327.

Prior Council Action:

Council Motion 2015-0236, dated April 8, 2015

Contact Information:

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Carol Ellinger Haddock, P.E.
Acting Director
Department of Public Works and Engineering

ATTACHMENTS:

Description

Council Motion 2015-0236
Aerial Map
Parcel Map

Type

Ordinance/Resolution/Motion
Backup Material
Backup Material