



AGENDA MEMORANDUM

Action Item for the City Council Meeting of December 17, 2019

DATE: December 5, 2019

TO: Peter Zaroni, City Manager

THRU: Mark Van Vleck, Assistant City Manager
markvv@cctexas.com
(361) 826-3082

FROM: Jeff H. Edmonds, P.E., Director of Engineering Services
jeffeye@cctexas.com
(361) 826-3851

Albert Quintanilla, P.E. Director of Street Operations
albertq@cctexas.com
(361) 826-3515

Conveyance of 0.55 acre City land tract to Housing and Community Services, Inc.

CAPTION:

One-reading ordinance authorizing the conveyance of approximately 0.55 acres of land out of Lot 7A, King Square Addition, located adjacent to Lions Park (near McArdle Road and Holmes Drive) to Housing and Community Services, Inc. in consideration of payment of \$115,300.

SUMMARY:

This ordinance conveys 0.55 acres of surplus City owned land to Housing and Community Services, Inc. for their use in future development of the adjoining property. They are in the process of purchasing from Corpus Christi Regional Transportation Authority.

BACKGROUND AND FINDINGS:

In 1985, the City originally acquired the subject 0.55 acre tract by donation for the purpose of constructing an extension of Mustang Trail between S. Staples Street and McArdle Road. This narrow strip of land is approximately 60 feet wide by 405 feet long and is out of Lot 7A, King Square Addition. This proposed connecting street would have served to provide better access to what is now known as the La Palmera Mall. As shown on the

Council Exhibit map, this section of 60 foot wide strip is located east of Lions Park and between two improved properties with commercial structures. The land to the east is owned by the Corpus Christi Regional Transportation Authority.

The acquisition of additional right of way on each end of this 0.55 acre tract of land was never acquired to complete the project. Subsequently, another connector street was constructed in 1995 further eastward called Shopping Way Drive. This 0.55 acre tract is no longer needed for street construction and has been requested by Housing and Community Services, Inc.

The conveyance of this tract to an abutting landowner is allowed by the Texas Local Government Code Authorization, Section 272.001(b)(1). Authorization to convey real estate property rights from the City requires City Council approval. There will be no title company services required for the conveyance of this tract of land.

ALTERNATIVES:

Allowing this land to be conveyed to Housing and Community Services, Inc. provides for a more efficient use of the property. The property is no longer needed for its intended use as a connector street. The City could alternatively deny the request and keep this for possible Lions Park expansion which could increase park maintenance costs.

FISCAL IMPACT:

The fiscal impact for this item would be additional revenue of \$115,300, which at this point cannot be appropriated until the final sale of the property, but will go to the general fund upon completion.

Funding Detail:

Fund: N/A
Project No.:
Account:
Activity:

RECOMMENDATION:

City staff recommends approval of the Ordinance which transfers the 0.55 acres to Housing and Community Services, Inc.

LIST OF SUPPORTING DOCUMENTS:

Exhibits (2)
Ordinance