



# Council Communication

Office of the City Manager

Date

November 23, 2009

Agenda Item No. 19  
Roll Call No. 09-  
Communication No. 09-821  
Submitted by: **Jeb E. Brewer, P.E.**  
City Engineer

## AGENDA HEADING:

Authorization to acquire the necessary right-of-way and easements for the Riverpoint Trunk Sewer Separation and Pump Stations Project by gift, negotiation or eminent domain.

## SYNOPSIS:

Recommend authorization to acquire necessary right-of-way for the Riverpoint Trunk Sewer Separation and Pump Stations Project. This project is included in the Long Term Control Plan that has been developed to eliminate Combined Sewer Overflows (CSO) as submitted to the Iowa Department of Natural Resources (IDNR) in compliance with the current National Pollutant Discharge Elimination System (NPDES) permit for the operation of the Wastewater Collection System. This action is required by Iowa law before the City can initiate the right-of-way acquisition process under eminent domain.

## FISCAL IMPACT:

Amount: Appraised values of property interests will be determined after design is complete and the right-of-way acquisition limits have been identified.

Funding Source: 2009-10 CIP, Page Sanitary-12, SAE123, Riverpoint Trunk Separation and Pump Station, Sanitary Sewer Funds.

## ADDITIONAL INFORMATION:

This project provides for construction of a sanitary sewer and pump stations to provide sanitary sewer service for the redevelopment of the Riverpoint West area that is bounded by the east-west portion of MLK Jr., Parkway on the north, S.W. Ninth on the east and the Raccoon River on the south and west. A pump station will also serve Principal Park. This will remove the sewer services for Principal Park from the combined sewer system. A portion of this area is serviced by a combined system that provides both storm and sanitary sewer service with the same facilities.

An existing 48" sewer that currently crosses the Riverpoint West area, that was used to serve previous businesses in the area, will be abandoned and removed. This sewer is served by the combined sewer system downstream. This combined sewer continues through the Riverpoint area down Murphy Street, where it proceeds to Principal Park. This sewer serves the sanitary sewer needs of the businesses as well as accepts stormwater flow. The proposed pump station in Riverpoint West will also accept some of the separated sanitary flows from the Murphy Street area. The sanitary flows will be conveyed to the separate sanitary sewer system. The remaining area to the east that is currently served by this combined

sewer will be separated, including Principal Park. Storm sewer will be constructed where needed to accept storm water flow.

This project will require one partial fee acquisition and several temporary and permanent easements. Relocation assistance will not be necessary for this project. The City's Real Estate Division is currently in the process of determining the fair market values for the easement interests to be acquired and after said fair market values are completed, they will be submitted to the City Council or the City Manager, as applicable, for approval and authorization to proceed with the acquisitions.

**PREVIOUS COUNCIL ACTION(S):**

Date: November 10, 2008

Roll Call Number: 08-1941

Action: Approving Professional Services Agreement with Snyder and Associates, Inc. for design and construction phase services for the Riverpoint Trunk Sewer Separation and Pump Station, not to exceed \$408,550. (Council Communication No. 08-668) Moved by Mahaffey to adopt. Motion Carried 5-2.

**BOARD/COMMISSION ACTION(S): NONE**

**ANTICIPATED ACTIONS AND FUTURE COMMITMENTS: NONE**

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