

STAFF REPORT

DATE: August 31, 2022

TO: City Manager

FROM: Anne Stephens, PE, City Engineer and Jaci Kelly, City Attorney

RE: Oliver Street Lift Station Easement



BACKGROUND:

The City has been working with Baughman Company on the design of a new lift station approximately ¼ mile north of the intersection of 53rd and Oliver. The new lift station will open up a significant area for development and be able to serve the Homestead Senior Landing subdivision as well as a portion of the Chapel Landing subdivision.

DISCUSSION:

During the design of the sanitary sewer improvements for the Homestead Senior Landing development and Chapel Landing, Phase 2, it was determined that we would not be able to provide either of these developments with sanitary sewer through extending our gravity sanitary sewer mains. A new lift station and force main is our only option for serving these communities. The City hired Baughman Company to design the new lift station and associated force main and gravity mains. Baughman researched the most economical way to align both the force main and gravity main piping to the new lift station. Since the force main is not elevation dependent, it will be installed in existing street right-of-way. The gravity main is elevation dependent, so Baughman contacted the property owner north of 53rd and worked with them to obtain an easement through their property for the gravity main. Fortunately, there are some existing easements that Baughman was able to work within, but needed to acquire some additional easements for the gravity main and lift station itself.

Obtaining these easements allows us the property rights to be able to construct the infrastructure necessary to serve the developments of Chapel Landing, Phase 2 and Homestead Senior Landing, in addition to other future developments.

FINANCIAL CONSIDERATIONS: The cost of the easements will be financed through a bond and spread as special assessments against the benefiting lots.

POLICY DECISION: To ensure that sanitary sewer services are able to be provided to potential customers, an extension to the existing sanitary sewer system is necessary. Since the City does not own or have right to the land on which the proposed lift station and gravity sewer main are proposed, construction cannot begin on these improvements until the City has obtained access rights to said land. Council's decision is whether they would like to purchase the access rights to the land proposed for the lift station and gravity main.

RECOMENDATION: Staff recommends that Council approve the purchase of the easements for the Oliver Street Lift Station.