



CITY COUNCIL AGENDA ITEM NO. E.10
05/14/2024

SUBJECT: Purchase and Sale Agreement with Brian Joseph Friedel for road right-of-way for the Lone Tree Way Roadway Improvements, CIP Project No. 336-31701.

DEPARTMENT: Engineering

STAFF: Allen Baquilar, Director of Engineering/City Engineer
Debra Galey, Senior Analyst
Brant Wilson, Senior Associate Engineer

TITLE/RECOMMENDATION

Adopt a resolution approving and authorizing the City Manager, or designee, to execute an Agreement for Purchase and Sale of Real Property, with Brian Joseph Friedel for a portion of APN 018-100-031, to acquire road right-of-way for Lone Tree Way Roadway Improvements, CIP Project No. 336-31701 ("Project") for \$120,203, and authorizing execution of other documents as necessary to complete the right-of-way transaction.

FISCAL IMPACT

An appraisal has been prepared to determine the current market value of the 6,749 square feet of in-fee roadway right-of-way, in addition to compensation for damages to the property owner's improvements within the area to be acquired by the City. The total agreement amount is \$120,203 and the funds for this Project are included in the 2023/24-2027/28 Capital Improvement Program. The Project is funded by Development Impact Fees. There is no General Fund impact associated with this specific action. Any ongoing maintenance costs associated with improvements subsequently constructed will be budgeted for in future Operating Budgets.

BACKGROUND

The property is located at the southeast corner of Lone Tree Way and Smith Road. Acquisition of the right-of-way will allow for the widening of Smith Road and Lone Tree Way to accommodate traffic flow for the new Brentwood Union School District Middle School that is currently under construction on the east side of Smith Road. Once right-of-way is acquired, construction of roadway widening is anticipated to begin in summer 2024.



CITY COUNCIL STRATEGIC INITIATIVE

Acquisition of road right-of-way furthers Strategic Plan FY 2022/23 – FY 2023/24, Focus Area 1: Public Works, Goal 1 – Transportation: Proactively engage and collaborate with regional transportation agencies and stakeholders to facilitate the safe and efficient movement of people and goods.

PREVIOUS ACTION

Previous Action by the City Council is included on Attachment 1.

DATE OF NOTICE

Not Applicable.

ENVIRONMENTAL DETERMINATION

A CEQA Notice of Exemption was filed April 19, 2024 with the Contra Costa County Clerk.

ALTERNATIVE OPTION(S)

1. Do not approve the Purchase and Sale Agreement.
2. Direct staff to further negotiate with the property owner for road right-of-way.

ATTACHMENT(S)

1. Previous Action
2. Road Right-of-Way Exhibit 2410 Smith Road
3. Resolution
4. Purchase and Sale Agreement