AN ORDINANCE BY

04-O -0758

AN ORDNANCE AUTHORIZING THE NEGOTIATIONS AND ACQUISTION OF PROPERTY LOCATED AT 99 UNIVERSITY AVENUE BEING IN LAND LOT 73 AND 74 OF 14TH DISTRICT FF, FULTON COUNTY, GEORGIA IN CONNECTION WITH OBTAINING A NEW FACILITY FOR THE DEPARTMENT OF WATERSHED MANAGEMENT, WASTEWATER COLLECTIONS DIVISION; TO PROVIDE FUNDING FOR CONSULTANT AND PROFESSIONAL SERVICES IN THE AMOUNT OF ONE HUNDRED EIGHTY FOUR THOUSAND DOLLARS ($184,000); AND FOR OTHER PURPOSES.

WHEREAS, the City of Atlanta, Department of Watershed Management has identified, in the connection with obtaining an additional facility for the Wastewater Collections Division, formerly sewer services, the need to acquire certain property; and

WHEREAS, Robert J. Fauls, Jr. owns the property (Parcel 39) located at 99 University Avenue, Land Lot 73 and 74 of the 14th District FF, Fulton County; and

WHEREAS, the Department of Watershed Management seeks to provide additional office, parking, and equipment/vehicle storage space for the improved operation of the Wastewater Collections Division; and

WHEREAS, there will be a cost associated with the acquisition of the needed real estate and improvements; and

WHEREAS, funds are available in the 1999 Water and Wastewater Bond Fund to cover the costs of this project, including the cost for consultant and professional services; and

WHEREAS, funds in the free available balance for this project need to be transferred to the account for consultant and professional services in the amount of one hundred eighty four thousand dollars ($184,000.00).

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA as follows:

SECTION 1: That the Chief Procurement Officer or designated Consultant is hereby authorized to obtain the title reports, appraisal reports, land surveys, legal descriptions, environmental assessment reports and to negotiate with the owners to acquire the property (Parcel 39) located at 99 University Avenue, Land Lot 73 and 74 of the 14th District FF, Fulton County, for use by the Department of Watershed Management, to provide additional

facilities for the Wastewater Collections Division. The City Attorney is hereby authorized, where the Purchasing Agent's negotiations with the owners are unsuccessful, to institute necessary legal action through condemnation or any other method provided by law to obtain fee simple title to the property.

SECTION 2: That the 1999 Water and Wastewater Bond Fund is hereby amended as follows:

Transfer From Appropriations

2J26	773001	Q38I02559999	99 University Avenue Buildings	$184,000.00

Transfer To Appropriations

2J26	724001	Q38I02559999	99 University Avenue Consultant and Professional Fees	$184,000.00

SECTION 3: That the cost associated with the acquisition of the property shall be paid from Fund Account Numbers: 2J26 573001 Q38I02559999 and 2J26 524001 Q38I02559999.

SECTION 4: That all ordinances and parts of ordinances in conflict herewith are hereby repealed.

A true copy,
Rhonda Dauphin Johnson
Municipal Clerk, CMC

ADOPTED by the Council May 3, 2004
APPROVED by the Mayor May 11, 2004

PROJECT DEFINITION STATEMENT

PURPOSE: TO PRODUCE INITIAL PROJECT SCHEDULE AND MASTER CIP BUDGET

Project Justification:

Extend the wastewater collection facility office area and site to house employees, construction materials and equipment.

Project Funding:

Funds provided in 1999 Bond Fund to purchase new maintenance facility for wastewater collection.

Total Capital Costs: $3,200,000

Construction Costs: $N/A

Cost Estimate Method: Lump Sum

Estimator: _____

Project Costs Breakdown:

Project Costs	Total Capital	2003	2004	2005	2006
Land (571001)					
Easements (572001)					
Buildings (573001)					
Facilities Other Than Buildings (574001)					
Consultant/Prof. Services (524001)					
Total					

Department Approval: _____ Date: _____

Watershed Approval: _____ Date: _____

SHIRLEY FRANKLIN
MAYOR

CITY OF ATLANTA
55 TRINITY AVENUE., SW, SUITE 5400, SOUTH BLDG.
ATLANTA, GEORGIA 30303-0324
OFFICE (404) 330-6081
FAX (404) 658-7194

DEPARTMENT OF
WATERSHED MANAGEMENT
JACK E. RAVAN
Commissioner

June 27, 2003

Mr. Adam Smith, Esq.
Procurement Officer
Department of Procurement
55 Trinity Avenue, SW, Suite 1790
Atlanta, GA 30335-0307

Ref: 99 University Avenue, S.E., Atlanta, Georgia 30318

Subject: Acquisition of property

Dear Mr. Smith:

Exhibit "A" shows the boundary and surrounding properties of the 12.2 acres site located at 99 University Avenue SE, Atlanta, Georgia 30318. I hereby request that you proceed with the acquisition of this property located in the 14th District, Land Lot 73 and 74, Parcel 39. This property will be used by the Department of Watershed Management for the following:

The City of Atlanta Department of Watershed Management is planning to extend the Wastewater Collection Division facility to accommodate our personnel, inventory materials and supplies, equipment and motorized equipment at the facility. Currently we do not have adequate amount of space available to house all our employees and equipment. Therefore, in an effort to reduce cost and increase the efficiency, the City of Atlanta / Department of Watershed Management wishes to acquire the property at 99 University Avenue, SE. This property is approximately 1.6 miles from our existing facility at 360 Englewood Avenue, SE Atlanta, Georgia 30315.

The property at 99 University Avenue, is owned by Robert J. Fauls, Jr., an initial contact has been made by Mr. E. Russell Epperson who is with the real estate firm of Wilson Hull and Neal (see Exhibit "B"), Exhibit "C" is Warranty Deed information with legal description.

2 pages
Mr. Adam Smith, Esq.
Ref: 99 University Avenue, S.E., Atlanta, Georgia 30318

Please proceed with a requisition and legislation to perform the appraisal and acquisition of this property. If further information is required, please do not hesitate to contact me at (404) 624-0841 or Qamar Aslami at (404) 624-0833. Thank you for your attention in this matter.

With Best Regards,

Bob King

Bob King, Director
Bureau of Wastewater Treatment and Collections

cc: Jack Raven-Commissioner DWM
Marcia S. Hurd - Wade-Acting Director, CM
Pati McMahon - TPM Utoy Creek
Keith Brooks – DRPE
Joan Lavelle - Real Estate COA
Qamar Aslami – CE Prin.

PROJECT DEFINITION STATEMENT

PURPOSE: TO PRODUCE INITIAL PROJECT SCHEDULE AND MASTER CIP BUDGET

WBS No.: _____ Consent Order: [ ] Yes [X] No

Project Name: 99 University Ave. SE

Requested By: Mr. Bob King B King 6/19/02 Requested Date: 06/18/02

Project Start Date: _____ Project End Date: _____

Watershed Department: [X] Wastewater [ ] Water [ ] Stormwater

Consent Requirements & Dates: _____

Locations: Basin (s) South River

Council District (s) 14th

NPU (s) _____

Schedule Issues: _____

Permitting Issues: _____

Priority:
- [ ] #1 – Consent Decree (CSO)
- [ ] #2 – First Amended Consent Decree (SSO)
- [ ] #3 – Regulatory Driven
- [ ] #4 – Renewal and Extension

Funded: [X] Yes [ ] No Funding Source: W/S Bond Fund

Fund: 2526 Account: 773001 Center: M24I02559999

Contract Type: [ ] Traditional [ ] Design Build [X] Other: Purchase BLDG.

Project Type:
- [ ] CSO Separation
- [ ] CSO Capacity Relief
- [ ] SSO Rehab Project
- [ ] SSO Replacement/Relief
- [ ] Facility Upgrade
- [ ] Forcemain

Other Purchase Facility Building

Project Description (scope and quantities):

Purchase 12.2 acre industrial zone site for offices, construction materials and pipeyard for wastewater collection Division Facility.

facilities for the Wastewater Collections Division. The City Attorney is hereby authorized, where the Purchasing Agent's negotiations with the owners are unsuccessful, to institute necessary legal action through condemnation or any other method provided by law to obtain fee simple title to the property.

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(Do Not Write Above This Line)

AN ORDINANCE BY Clela Newsome

AN ORDNANCE AUTHORIZING THE NEGOTIATIONS AND ACQUISTION OF PROPERTY LOCATED AT 99 UNIVERSITY AVENUE BEING IN LAND LOT 73 AND 74 OF 14TH DISTRICT FF, FULTON COUNTY, GEORGIA IN CONNECTION WITH OBTAINING A NEW FACILITY FOR THE DEPARTMENT OF WATERSHED MANAGEMENT, WASTEWATER COLLECTIONS DIVISION; TO PROVIDE FUNDING FOR CONSULTANT AND PROFESSIONAL SERVICES IN THE AMOUNT OF ONE HUNDRED EIGHTY FOUR THOUSAND DOLLARS ($184,000); AND FOR OTHER PURPOSES.

ADOPTED BY

MAY 3 2004

COUNCIL

- ☐ CONSENT REFER
- ☐ REGULAR REPORT REFER
- ☐ ADVERTISE & REFER
- ☐ 1st ADOPT 2nd READ & REFER
- ☑ PERSONAL PAPER REFER

Date Referred 4/19/04

Referred To: City Utilities

Date Referred

Refferred To:

Date Referred

Referred To:

First Reading

Committee

Date

Chair

Referred To

Committee	Committee
Date April 27 2004	Date
Chair	Chair
Action: Fav, Adv, Hold (see rev. side) Other	Action: Fav, Adv, Hold (see rev. side) Other
Members	Members
Refer To	Refer To

Committee	Committee
Date	Date
Chair	Chair
Action: Fav, Adv, Hold (see rev. side) Other	Action: Fav, Adv, Hold (see rev. side) Other
Members	Members
Refer To	Refer To

FINAL COUNCIL ACTION

☐ 2nd ☐ 1st & 2nd ☐ 3rd Readings

☐ Consent ☐ V Vote ☑ RC Vote

CERTIFIED

CERTIFIED MAY 3 2004

COUNCIL PRESIDENT PRO TEM

CERTIFIED MAY 3 2004

MUNICIPAL CLERK

MAYOR'S ACTION

APPROVED MAY 11 2004

MAYOR