



Legislation Details (With Text)

**File #:** 23-2776      **Version:** 1      **Name:**  
**Type:** CONSENT AGENDA      **Status:** Approved  
**File created:** 10/18/2023      **In control:** Water Utilities Department  
**On agenda:** 12/13/2023      **Final action:**

**Title:** Authorize settlement of a condemnation proceeding styled City of Dallas v. Pamela Samantha Keats, et al., Cause No. 98574-CC, pending in Kaufman County Court at Law, to acquire a tract of land containing approximately 902,535 square feet of land located in Kaufman County for the Lake Tawakoni 144-inch Pipeline Project - Not to exceed \$340,600.00, increased from \$419,400.00 (\$414,400.00, plus closing costs not to exceed \$5,000.00) to \$760,000.00 (\$750,000.00, plus closing costs not to exceed \$10,000.00) - Financing: Water Construction Fund

**Sponsors:**

**Indexes:** 200

**Code sections:**

**Attachments:** 1. Resolution

Date	Ver.	Action By	Action	Result
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**STRATEGIC PRIORITY:** Transportation & Infrastructure

**AGENDA DATE:** December 13, 2023

**COUNCIL DISTRICT(S):** Outside City Limits

**DEPARTMENT:** Water Utilities Department

**EXECUTIVE:** Kimberly Bizer Tolbert

**SUBJECT**

Authorize settlement of a condemnation proceeding styled City of Dallas v. Pamela Samantha Keats, et al., Cause No. 98574-CC, pending in Kaufman County Court at Law, to acquire a tract of land containing approximately 902,535 square feet of land located in Kaufman County for the Lake Tawakoni 144-inch Pipeline Project - Not to exceed \$340,600.00, increased from \$419,400.00 (\$414,400.00, plus closing costs not to exceed \$5,000.00) to \$760,000.00 (\$750,000.00, plus closing costs not to exceed \$10,000.00) - Financing: Water Construction Fund

**BACKGROUND**

This item authorizes a settlement of a condemnation proceeding styled City of Dallas v. Pamela Samantha Keats, et al., Cause No. 98574-CC, pending in Kaufman County Court at Law, to acquire a tract of land containing approximately 902,535 square feet of land located in Kaufman County for the Lake Tawakoni 144-inch Pipeline Project. This settlement will allow acquisition of the property without further condemnation proceedings.

This acquisition is part of the right-of-way required to construct approximately 32 miles of pipeline from Lake Tawakoni to the Interim Balancing Reservoir located in Terrell, TX and then to the Eastside Water Treatment Plant located in Sunnyvale, TX. The new raw water pipeline will augment the existing 72-inch and 84-inch pipelines. The construction of this pipeline will give Dallas Water Utilities the ability to utilize the full capacity of both the Lake Tawakoni and the Lake Fork raw water supply to meet the current city needs and future water demands.

**PRIOR ACTION/REVIEW (COUNCIL, BOARDS, COMMISSIONS)**

On April 8, 2015, the City Council authorized an acquisition, including the exercise of the right of eminent domain, if such becomes necessary, from Pamela Samantha Keats, of a tract of land containing approximately 902,535 square feet located in Kaufman County for the Lake Tawakoni 144-inch Pipeline Project, in an amount no to exceed \$210,700.00, by Resolution No. 15-0681.

On May 23, 2018, the City Council authorized (1) the deposit of the amount awarded by the Special Commissioners' in the condemnation proceedings styled City of Dallas v. Pamela Samantha Keats, et al., Cause No. 98574-CC, pending in Kaufman County Court at Law, to acquire approximately 902,535 square feet of land for right-of-way located in Kaufman County for the Lake Tawakoni 144-inch Pipeline Project; and (2) the settlement of the condemnation proceeding in an amount not to exceed \$208,700.00, by Resolution No. 18-0742.

**FISCAL INFORMATION**

Fund	FY 2024	FY 2025	Future Years
Water Construction Fund	\$340,600.00	\$0.00	\$0.00

Resolution No. 15-0681	\$210,700.00
Resolution No. 18-0742	\$208,700.00
Additional Amount (this action)	<u>\$340,600.00</u>
Total Authorized Amount	\$760,000.00

**OWNER**

Pamela Samantha Keats

**MAP**

Attached