

RESOLUTION NO. 17-22

A RESOLUTION AUTHORIZING THE ACQUISITION OF 0.850 ACRES OF LAND AND EASEMENTS FROM WOODMEN LAND DEVELOPMENT, L.L.C., USING PPRTA FUNDS FOR THE BLACK FOREST ROAD IMPROVEMENTS: WOODMEN ROAD TO RESEARCH PARKWAY PROJECT

WHEREAS, in connection with the Black Forest Road, Roadway Improvements: Woodmen Road to Research Parkway Project, the City of Colorado Springs Engineering Division of the Public Works Department has identified the need to acquire additional public right-of-way, permanent easements, and temporary easements; and

WHEREAS, the Engineering Division and Real Estate Services Division have been negotiating for the acquisition of a 0.041-acre parcel of land, two permanent public improvement easements (0.207 and 0.056 acres), and three temporary construction easements (0.061 and 0.189 and 0.296 acres) (the "Property") over land that is owned by Woodmen Land Development, L.L.C., an Ohio limited liability company (the "Property Owner"); and

WHEREAS, the acquisition of the Property will accommodate the widening of Black Forest Road; and

WHEREAS, the Property Owner has agreed to sell the parcel of land, permanent, and temporary easements to the City; and

WHEREAS, the City has obtained an appraisal for the Property that supports the purchase price of \$134,600.00; and

WHEREAS, The Pikes Peak Rural Transportation Authority Board is scheduled to consider the acquisition at the February 9, 2022 meeting.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF COLORADO SPRINGS:

Section 1. City Council finds the acquisition of the Property to be in the best interest of the citizens of Colorado Springs.

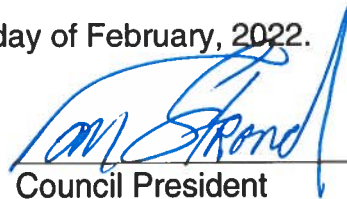
Section 2. Pursuant to the City of Colorado Springs Procedural Manual for the Acquisition and Disposition of Real Property Interests, Revised 2021 ("Real Estate Manual"), Section 4.1, City Council hereby authorizes the acquisition of the Property for the appraised value of \$134,600.00 plus the direct costs of the real estate transaction.

Section 3. The City of Colorado Springs Real Estate Services Manager and the Public Works Director are authorized to enter into a Real Estate purchase Agreement with the Property Owner and to execute all documents necessary to complete the conveyance.

Section 4. This Resolution is contingent on Funding of the Purchase by the Pikes Peak Rural Transportation Authority ("PPRTA").


Section 5. This Resolution shall be in full force and effect immediately upon its adoption.

Dated at Colorado Springs, Colorado this 8th day of February, 2022.



Council President

ATTEST:



Sarah B. Johnson, City Clerk

