



It's real.

MEMORANDUM

To: City of Seguin Mayor and Council

From: Andy Quittner, City Attorney *AQ*

Date: November 24, 2020

Re: Resolution approving a Capital Improvement Agreement with Bitterblue, Inc.

Bitterblue, Inc. is planning to build a 358-unit single family residential subdivision that borders the north side of Cordova Road between Highway 46 and the western portion of Cordova Loop. The subdivision is currently in the City limits but does not have access to an existing sanitary sewer line located within 300 feet of the property.

Bitterblue proposes to build an eight-inch sanitary sewer line beginning at the terminus of the subdivision's system being a manhole located on the south side of Cordova Road. The line will run south and terminate at an existing manhole near the corner of the Scrappy Development and Mark and Linda Weidner properties. At that point it connects with an existing 20 inch sanitary sewer line recently built to serve the northwest side of the City.

In order to serve potential customers within the potential sewer shed of the new sewer line built by Bitterblue the City has requested that they oversize the line from 8 inches to 12 inches. The Agreement provides that the City will pay the incremental cost to oversize the new line. Since the line is off-site to a main that was greater than 300 feet from the subdivision the Agreement also provides that Bitterblue will be reimbursed for its construction costs from wastewater impact fees collected as building permits are issued for the residential houses in the subdivision.

City staff recommends approval of the Agreement.