

# Negotiations with Adjacent Owners

- ◆ **Has the City spoken with property owners immediately adjacent to Arapahoe Road?**
  - Yes, the City met individually with 38 households that own property adjacent to Arapahoe Road
  - A project overview, including options for roadside enhancements (trees, berm, or vinyl privacy fence), was presented
  - Feedback provided by some property owners was a desire for an 8-foot concrete privacy wall
  
- ◆ **Will a concrete wall be included in the project?**
  - ◆ The project budget does not include funds for a concrete wall. City Council chose not to fund 100% of the wall cost and ongoing maintenance
    - The City proposed a plan to share the cost of wall construction with the 38 adjacent property owners
    - Ultimately, too few property owners agreed to financially participate so a wall will not be installed as part of this project
    - This does not preclude individual homeowners from installing their own fence, with proper permitting; or groups of property owners from establishing a GID to share costs to install and maintain a neighborhood wall
  
- ◆ **Why did the City only reach out to the adjacent property owners until now?**
  - Adjacent property owners are the most significantly impacted by both the construction and the completed project, and the City must acquire right-of-way and easement from their properties
  - Extra time and effort was devoted to working with those most impacted
  
- ◆ **What happens next for the adjacent property owners?**
  - The City will offer fair-market value for any/all easement and right-of-way acquisition needed along the corridor for the improvements project
  - The adjacent property owners have the option of selecting their preference of roadside enhancement (trees, berm, or vinyl fence), and the City will make every effort to preserve project budget to install them