



Legislation Details (With Text)

<b>File #:</b>	15-20459	<b>Version:</b>	1	<b>Name:</b>	
<b>Type:</b>	Consent Item	<b>Status:</b>		Approved	
<b>File created:</b>	5/21/2023	<b>In control:</b>		City Council Business Meeting	
<b>On agenda:</b>	6/12/2023	<b>Final action:</b>		6/12/2023	
<b>Title:</b>	Property Transactions - Shamrock Drive Improvements, Parcel # 64				

**Attachments:**

Date	Ver.	Action By	Action	Result
6/12/2023	1	City Council Business Meeting	Approve	

**Property Transactions - Shamrock Drive Improvements, Parcel # 64**

**Action:** Approve the following Condemnation: Shamrock Drive Improvements, Parcel # 64  
**Project:** Shamrock Drive Improvements, Parcel # 64

**Program:** Shamrock Drive Improvements

**Owner(s):** CLT Home Solutions II, LLC

**Property Address:** 2314 Shamrock Drive

**Total Parcel Area:** 9,078 sq. ft. (0.208 ac.)

**Property to be acquired by Easements:** 1,276 sq. ft. (0.029 ac.) Utility Easement, 824 sq. ft. (0.019 ac.) Sidewalk Utility Easement and 580 sq. ft. (0.013 ac.) Temporary Construction Easement

**Structures/Improvements to be impacted:** None

**Landscaping to be impacted:** Trees and various plantings

**Zoned:** R-4

**Use:** Single-family Residential

**Parcel Identification Number:** 093-074-29  
<https://polaris3g.mecklenburgcountync.gov/#mat=630748&pid=09307429&gisid=09307429>

**Appraised Value:** \$35,675

**Property Owner’s Concerns:** The property owner is concerned about the amount of compensation offered.

**City’s Response to Property Owner’s Concerns:** The city informed the property owner they could obtain their own appraisal or provide supporting documentation to justify their counteroffer.

**Recommendation:** The recommendation is to proceed to condemnation during which time

negotiations can continue, mediation is available, and if necessary, just compensation can be determined by the court.

**Council District:** 1