



Legislation Details (With Text)

File #: 15-14251 **Version:** 1 **Name:**
Type: Consent Item **Status:** Agenda Ready
File created: 9/18/2020 **In control:** City Council Business Meeting
On agenda: 10/12/2020 **Final action:**
Title: Property Transactions - Providence Road Sidewalk Improvement (Greentree Drive - Knob Oak Lane), Parcel #14

Attachments:

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

Property Transactions - Providence Road Sidewalk Improvement (Greentree Drive - Knob Oak Lane), Parcel #14

Action: Approve the following Condemnation: Providence Road Sidewalk Improvement (Greentree Drive - Knob Oak Lane), Parcel #14

Project: Providence Road Sidewalk Improvement (Greentree Drive - Knob Oak Lane), Parcel #14

Program: Providence Road Sidewalk Improvement (Greentree Drive - Knob Oak Lane)

Owner(s): Anna Valdman

Property Address: 1600 Cavendish Court

Total Parcel Area: 24,191 sq. ft. (0.56 ac.)

Property to be acquired by Fee: 3,025 sq. ft. (0.069 ac.) Fee Simple

Property to be acquired by Easements: 2,561 sq. ft. (0.059 ac.) Temporary Construction Easement

Structures/Improvements to be impacted: Irrigation and low voltage light

Landscaping to be impacted: Trees and various plantings

Zoned: R-3

Use: Single-family Residential

Tax Code: 183-081-11
<https://polaris3g.mecklenburgcountync.gov/#mat=49497&pid=18308111&gclid=18308111>

Appraised Value: \$64,125

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 in order to justify a counteroffer.

Recommendation: To avoid delay in the project schedule, 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: 6