



Legislation Details (With Text)

File #:	15-21551	Version:	1	Name:	
Type:	Consent Item	Status:		Agenda Ready	
File created:	11/5/2023	In control:		City Council Business Meeting	
On agenda:	11/27/2023	Final action:			
Title:	Property Transactions - Rea Road Widening, Parcel # 2				
Attachments:	1. 15-21551_Map_Property Transactions - Rea Road Widening, Parcel # 2				

Date	Ver.	Action By	Action	Result
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Property Transactions - Rea Road Widening, Parcel # 2

Action: **Approve the following Condemnation: Rea Road Widening, Parcel # 2**
This property is acquired in accordance with Federal Guidelines 49 CFR Part 24 of the Uniform Acquisition and Relocation Act of 1970. Acquisition costs are eligible for North Carolina Department of Transportation reimbursement and Federal Transit Administration reimbursement.

Project: Rea Road Widening (I-485 to Williams Pond Lane), Parcel # 2

Program: Rea Road Widening (I-485 to Williams Pond Lane)

Owner(s): OMS Piper Station, LLC

Property Address: 5110 Piper Station Drive

Total Parcel Area: 84,571 sq. ft. (1.941 ac.)

Property to be acquired by Easements: 309 sq. ft. (0.007 ac.) Sidewalk Utility Easement and 2,598 sq. ft. (0.06 ac.) Temporary Construction Easement

Structures/Improvements to be impacted: None

Landscaping to be impacted: Trees and various plantings

Zoned: MUDD-O

Use: Multi-Use Development District

Parcel Identification Number: 225-045-06
<https://polaris3g.mecklenburgcountync.gov/#mat=590491&pid=22504506&qsid=22504506>

Appraised Value: \$39,000

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 a counteroffer. The city continues to negotiate with the property owner.

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: 7

Attachment(s): Map