



Legislation Text

File #: 15-21710, Version: 1

Property Transactions - Monroe Road Multiuse Path, Parcel # 1

Action: Approve the following Condemnation: Monroe Road Multiuse Path, Parcel # 1

Project: Monroe Road Multiuse Path, Parcel # 1

Program: Monroe Road Multiuse Path

Owner(s): EP 5101 LLC

Property Address: 5101 Monroe Road

Total Parcel Area: 26,248 sq. ft. (0.603 ac.)

Property to be acquired by Easements: 1,474 sq. ft. (0.034 ac.) Sidewalk Utility Easement and 1,872 sq. ft. (0.043 ac.) Temporary Construction Easement

Structures/Improvements to be impacted: None

Landscaping to be impacted: Trees

Zoned: O-6(CD)

Use: Office District

Parcel Identification Number: 161-063-01

<https://polaris3g.mecklenburgcountync.gov/#mat=142435&pid=16106301&gisid=16106301>

Appraised Value: \$34,375

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. 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: 5

Attachment(s): Map