



Legislation Text

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File #: 15-12320, Version: 1

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**Property Transactions - The Retreat at Rocky River, Parcel #2**

**Action:** Approve the following Condemnation: The Retreat at Rocky River, Parcel #2

**Project:** The Retreat at Rocky River, Parcel #2

**Owner(s):** Patsy Weldy Turner

**Property Address:** 9416 Hood Road

**Total Parcel Area:** 102,497 sq. ft. (2.353 ac.)

**Property to be acquired by Easements:** 3,675 sq. ft. (0.084 ac.) in Sanitary Sewer Easement, plus 1,838 sq. ft. (0.042 ac.) in Temporary Construction Easement

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

**Landscaping to be impacted:** Trees

**Zoned:** R-3

**Use:** Rural Homesite

**Tax Code:** 105-153-10

<http://polaris3g.mecklenburgcountync.gov/#mat=220027&pid=10515310&gisid=10515310>

**Appraised Value:** \$5,375

**Property Owner's Concerns:** The property owner is concerned with the design of the project, impacts to property and the language in the easement agreement.

**City's Response to Property Owner's Concerns:** The city informed the property owner this is the optimum design for the project, impacted areas will be restored and proposed revisions to the easement agreement were approved.

**Outstanding Concerns:** The property owner maintains his original concerns.

**Recommendation:** To proceed with 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:** 4