



## Legislation Text

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File #: 15-20724, Version: 1

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### Property Transactions - Shamrock Drive Improvements, Parcel # 2

**Action:** Approve the following Condemnation: Shamrock Drive Improvements, Parcel # 2

**Project:** Shamrock Drive Improvements, Parcel # 2

**Program:** Shamrock Drive Improvements

**Owner(s):** Shyam B. Patil and Roshni Dubey

**Property Address:** 1520 Shamrock Drive

**Total Parcel Area:** 8,585 sq. ft. (0.197 ac.)

**Property to be acquired by Easements:** 127 sq. ft. (0.003 ac.) Sidewalk Utility Easement and 1,258 sq. ft. (0.029 ac.) Temporary Construction Easement

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

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

**Zoned:** R-5

**Use:** Single-family Residential

**Parcel Identification Number:** 093-097-07

<https://polaris3g.mecklenburgcountync.gov/#mat=46555&pid=09309707&gisid=09309707>

**Appraised Value:** \$22,025

**Property Owner's Concerns:** The property owner is concerned about the design of the project.

**City's Response to Property Owner's Concerns:** City Staff has met with the Property Owner to discuss their concerns. Staff explained the rationale of the design and how it meets the objectives for the project. 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:** 1