

Legislation Details (With Text)

File #: 15-16143 **Version:** 1 **Name:**

Type: Consent Item **Status:** Approved

File created: 7/14/2021 **In control:** City Council Business Meeting

On agenda: 8/9/2021 **Final action:** 8/9/2021

Title: Property Transactions - JW Clay Boulevard Streetscape, Parcel #13 and 15

Attachments:

Date	Ver.	Action By	Action	Result
8/9/2021	1	City Council Business Meeting	Approve	Pass

Property Transactions - JW Clay Boulevard Streetscape, Parcel #13 and 15

Action: Approve the following Condemnation: JW Clay Boulevard Streetscape, Parcel #13 and 15

Project: JW Clay Boulevard Streetscape, Parcel #13 and 15

Program: JW Clay Boulevard Streetscape

Owner(s): University Place Owners Association INC

Property Address: JW Clay Boulevard and 9131 JW Clay Boulevard

Total Parcel Area: 68,160 sq. ft. (1.57 ac.)

Property to be acquired by Easements: 2,984 sq. ft. (0.069 ac.) Post Construction Controls Easement, 18,008 sq. ft. (0.413 ac.) Slope Easement, 6,527 sq. ft. (0.15 ac.) Sidewalk Utility Easement, 12,317 sq. ft. (0.283 ac.) Temporary Construction Easement

Structures/Improvements to be impacted: None

Landscaping to be impacted: None

Zoned: TOD-CC, B-1S CD

Use: Transit Oriented Development - Community Center, Neighborhood Business

Tax Code: 047-252-01, 047-291-98

<https://polaris3g.mecklenburgcountync.gov/#pid=04725201&gsid=04725201>
<https://polaris3g.mecklenburgcountync.gov/#mat=215277&pid=04729198&gsid=04729198>

Appraised Value: \$81,300

Property Owner's Concerns: None

City's Response to Property Owner's Concerns: N/A

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: 4