

## Legislation Details (With Text)

**File #:** 15-20301      **Version:** 1      **Name:**  
**Type:** Consent Item      **Status:** Approved  
**File created:** 4/30/2023      **In control:** City Council Business Meeting  
**On agenda:** 6/12/2023      **Final action:** 6/12/2023  
**Title:** Property Transactions - Shamrock Drive Improvements, Parcel # 86  
**Attachments:**

| Date      | Ver. | Action By                     | Action  | Result |
|-----------|------|-------------------------------|---------|--------|
| 6/12/2023 | 1    | City Council Business Meeting | Approve |        |

**Property Transactions - Shamrock Drive Improvements, Parcel # 86**

**Action:** Approve the following Condemnation: Shamrock Drive Improvements, Parcel # 86

**Project:** Shamrock Drive Improvements, Parcel # 86

**Program:** Shamrock Drive Improvements

**Owner(s):** Christina Le Sipes and Zachary Allen Sipes

**Property Address:** 2553 Elkwood Circle

**Total Parcel Area:** 11,392 sq. ft. (0.262 ac.)

**Property to be acquired by Fee Simple:** 8 sq. ft. (0.000 ac.) Fee Simple

**Property to be acquired by Easements:** 995 sq. ft. (0.023 ac.) Utility Easement

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

**Landscaping to be impacted:** Tree

**Zoned:** R-4

**Use:** Single-family Residential

**Parcel Identification Number:** 093-042-52

<https://polaris3g.mecklenburgcountync.gov/#mat=581434&pid=09304252&gisid=09304252>

**Appraised Value:** \$12,275

**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 that 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:** 1