



Legislation Text

File #: 15-5973, Version: 1

Property Transactions - Orr Road Extension, Parcel #1

Action: Approve the following Condemnation: Orr Road Extension, Parcel #1

Project: Orr Road Extension, Parcel #1

Owner(s): Harvey W. Gouch and Louise G. Gouch

Property Address: 5801 North Tryon Street

Total Parcel Area: 68,542 sq. ft. (1.574 ac.)

Property to be acquired by Fee: 11,301 sq. ft. (.259 ac.) in Fee Simple

Property to be acquired by Easements: 3,662 sq. ft. (.084 ac.) in Greenway Easement, plus 3,738 sq. ft. (.086 ac.) in Temporary Construction Easement

Structures/Improvements to be impacted: Building

Landscaping to be impacted: None

Zoned: B-2

Use: Commercial

Tax Code: 089-201-25

Appraised Value: \$22,075

Property Owner's Concerns: Property owner is concerned about the amount of compensation being offered.

City's Response to Property Owner's Concerns: Staff informed the property owner he could obtain his own MAI certified appraisal.

Recommendation: To avoid delay in the project schedule, staff recommends proceeding 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