

Legislation Text

File #: 15-6504, Version: 1

Property Transactions - Gum Branch Sanitary Sewer, Parcel #7

Action:

Approve the following Condemnation: Gum Branch Sanitary Sewer, Parcel #7

Project: Gum Branch Sanitary Sewer, Parcel #7

Owner(s): Eric S. Trivette

Property Address: 635 Belmorrow Drive

Total Parcel Area: 32,258 sq. ft. (.741 ac.)

Property to be acquired by Easements: 2,279 sq. ft. (.052 ac.) in Sanitary Sewer Easement

Structures/Improvements to be impacted: None

Landscaping to be impacted: None

Zoned: R-3

Use: Single-family Residential

Tax Code: 031-421-34

Appraised Value: \$525

Property Owner's Concerns: The property owner is concerned about the potential impacts to the property during construction, future maintenance, and the amount of compensation being offered.

City's Response to Property Owner's Concerns: Staff informed the property owner that the City would restore and repair the areas impacted. Staff informed the property owner that he could present a counter offer with justification.

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: 2