

## Legislation Text

---

File #: 15-6505, Version: 1

---

### Property Transactions - Gum Branch Sanitary Sewer, Parcel #35

**Action:**

**Approve the following Condemnation: Gum Branch Sanitary Sewer, Parcel #35**

**Project:** Gum Branch Sanitary Sewer, Parcel #35

**Owner(s):** Red Rooster Farms of St. Petersburg, LLC

**Property Address:** 7023 Seney Drive

**Total Parcel Area:** 17,746 sq. ft. (.407 ac.)

**Property to be acquired by Easements:** 2,548 sq. ft. (.058 ac.) in Sanitary Sewer Easement

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

**Landscaping to be impacted:** None

**Zoned:** R-4

**Use:** Single-family Residential

**Tax Code:** 035-233-70

**Appraised Value:** \$800

**Property Owner's Counteroffer:** \$10,000

**Property Owner's Concerns:** The property owner would like the City to purchase the entire parcel.

**City's Response to Property Owner's Concerns:** Staff explained that the City can only acquire the necessary easements needed for the project, therefore the City is unable to purchase the entire parcel.

**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