



Legislation Text

File #: 15-8013, Version: 1

Property Transactions - Rocky River Road Improvement, Parcel #3

Action: Approve the following Condemnation: Rocky River Road Improvement, Parcel #3

Project: Rocky River Road Improvement, Parcel #3

Owner(s): Charlotte Student Housing DST

Property Address: 911 Sanctuary Place

Total Parcel Area: 991,056 sq. ft. (22.751 ac.)

Property to be acquired by Fee: 4,233 sq. ft. (.097 ac.) in Fee Simple

Property to be acquired by Easements: 238 sq. ft. (.005 ac.) in Storm Drainage Easement, plus 1,157 sq. ft. (.027 ac.) in Sidewalk and Utility Easement, plus 4,277 sq. ft. (.098 ac.) in Temporary Construction Easement, plus 2,353 sq. ft. (.054 ac.) in Utility Easement

Structures/Improvements to be impacted: None

Landscaping to be impacted: Trees, shrubs and various plantings

Use: Commercial

Tax Code: 049-231-52

Appraised Value: \$26,625

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