



## Legislation Text

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File #: 15-10211, Version: 1

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### **Property Transactions - NC51 (McAlpine - Ridgeloach) Sidewalk, Parcel #11**

**Action:** **Approve the following Condemnation: NC51 (McAlpine - Ridgeloach) Sidewalk, Parcel #11**

This property is acquired in accordance with Federal Guidelines 49 CFR Part 24 of the Uniform Acquisition and Relocation Act of 1970. Acquisition costs are eligible for North Carolina Department of Transportation reimbursement.

**Project:** NC51 (McAlpine - Ridgeloach) Sidewalk

**Owner(s):** The Cherokee Association Incorporated

**Property Address:** Rea Road

**Total Parcel Area:** 52,721 sq. ft. (1.21 ac.)

**Property to be acquired by Easements:** 4,316 sq. ft. (.099 ac.) in Sidewalk Utility Easement, plus 3,340 sq. ft. (.077 ac.) in Temporary Construction Easement

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

**Landscaping to be impacted:** Trees

**Zoned:** R-3

**Use:** Single-family Residential

**Tax Code:** 211-521-01

**Appraised Value:** \$18,550

**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:** 7