

Legislation Text

File #: 15-10212, Version: 1

Property Transactions - NC51 (McAlpine - Ridgeloach) Sidewalk, Parcel #20

Action: **Approve the following Condemnation: NC51 (McAlpine - Ridgeloach) Sidewalk, Parcel #20**

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): James G. Friend and Sandra W. Friend

Property Address: 4527 Nora's Path Road

Total Parcel Area: 23,158 sq. ft. (.532 ac.)

Property to be acquired by Easements: 1,957 sq. ft. (.045 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: 211-252-69

Appraised Value: \$4,525

Property Owner's Concerns: The property owner does not agree with the proposed project.

City's Response to Property Owner's Concerns: Staff explained the necessity of the project.

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