



Legislation Text

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File #: 15-10213, Version: 1

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**Property Transactions - NC51 (McAlpine - Ridgeloach) Sidewalk, Parcel #21**

**Action:** **Approve the following Condemnation: NC51 (McAlpine - Ridgeloach) Sidewalk, Parcel #21**

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):** Clifton S. Clardy, Jr. and Christine A. Clardy

**Property Address:** 4519 Nora's Path Road

**Total Parcel Area:** 42,475 sq. ft. (.975 ac.)

**Property to be acquired by Easements:** 565 sq. ft. (.013 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:** 211-252-68

**Appraised Value:** \$4,000

**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