

Legislation Text

File #: 15-10218, Version: 1

Property Transactions - Tuckaseegee-Berryhill-Thrift Roundabout, Parcel #9

Action: Approve the following Condemnation: Tuckaseegee-Berryhill-Thrift Roundabout, Parcel #9

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: Tuckaseegee-Berryhill-Thrift Roundabout, Parcel #9

Owner(s): 2317 Thrift Holdings, LLC

Property Address: 1225 Berryhill Road

Total Parcel Area: 30,618 sq. ft. (.703 ac.)

Property to be acquired by Easements: 478 sq. ft. (.011 ac.) in Sidewalk Utility Easement, 71 sq. ft. (.002 ac.) in Utility Easement, plus 1,689 sq. ft. (.039 ac.) in Temporary Construction Easement

Structures/Improvements to be impacted: None

Landscaping to be impacted: None

Zoned: I-2

Use: Industrial

Tax Code: 071-051-16

Appraised Value: \$3,750

Recommendation: We are currently waiting on signed documents but 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: 3