



## Legislation Text

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File #: 15-10511, Version: 1

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### Property Transactions - Hinsdale - Tinkerbell Drainage Improvements, Parcel #20

**Action:** Approve the following Condemnation: Hinsdale - Tinkerbell Drainage Improvements, Parcel #20

**Project:** Hinsdale - Tinkerbell Drainage Improvements, Parcel #20

**Program:** Flood Control

**Owner(s):** Oliver J. Carias

**Property Address:** 5517 Sharon Road

**Total Parcel Area:** 16,898 sq. ft. (.388 ac.)

**Property to be acquired by Easements:** 44.76 sq. ft. (.001 ac.) in Storm Drainage Easement, plus 403.47 sq. ft. (.009 ac.) in Temporary Construction Easement, plus 1,186.06 sq. ft. (.027 ac.) in Utility Easement, plus 546.47 sq. ft. (.013 ac.) in Existing Drainage Accepted as Storm Drainage Easement

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

**Landscaping to be impacted:** Trees and various plantings

**Zoned:** R-3

**Tax Code:** 209-073-07

**Appraised Value:** \$11,725

**Property Owner's Counteroffer:** \$20,000

**Property Owner's Concerns:** The property owner is concerned about the potential impacts to the property and the amount of compensation being offered.

**City's Response to Property Owner's Concerns:** Staff was able to redesign minimizing project impacts and informed the property owner they could obtain their own appraisal in order to justify their counter offer.

**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:** 6