

Legislation Text

File #: 15-12324, Version: 1

Property Transactions - Cross Charlotte Trail - 7th Street to 10th Street, Parcel #5

Action: Approve the following Condemnation: Cross Charlotte Trail - 7th Street to 10th Street, Parcel #5

Project: Cross Charlotte Trail - 7th Street to 10th Street, Parcel #5

Owner(s): The Mahmood Mehrizi and Nooshin Golshan Joint Revocable Trust

Property Address: 623 Jackson Avenue

Total Parcel Area: 14,925.00 sq. ft. (0.34 ac.)

Property to be acquired by Easements: 7203 sq. ft. (0.165 ac.) Greenway Easement, 1884 sq. ft. (0.043 ac.) Temporary Construction Easement

Structures/Improvements to be impacted: None

Landscaping to be impacted: Trees

Use: Single-family Residential

Tax Code: 080-15-117

<http://polaris3g.mecklenburgcountync.gov/#mat=165241&pid=08015117&gisid=08015117>

Appraised Value: \$488,050

Property Owner Concerns: The property owner is concerned about the design, potential impacts to the property and the compensation amount offered.

City's Response to Property Owner's Concerns: The city explained the rationale of the design and how it meets the objectives for the project. It was suggested the property owner could obtain their own appraisal in order to justify the counter offer.

Recommendation: To proceed with the project schedule, the recommendation is to proceed 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