

## Legislation Text

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File #: 15-13284, Version: 1

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### Property Transactions - Mallard Creek Reuse Line Extension to UNCC, Parcel #2

**Action:** Approve the following Condemnation: Mallard Creek Reuse Line Extension to UNCC, Parcel #2

**Project:** Mallard Creek Reuse Line Extension to UNCC, Parcel #2

**Owner(s):** 200 Pavilion LLC

**Property Address:** 200 Pavilion Boulevard

**Total Parcel Area:** 108,840 sq. ft. (2.499 ac.)

**Property to be acquired by Easements:** 16,775 sq. ft. (0.385 ac.) in Sanitary Sewer Easement

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

**Landscaping to be impacted:** None

**Zoned:** CC

**Use:** Commercial

**Tax Code:** 051-032-07

<http://polaris3g.mecklenburgcountync.gov/#mat=376459&pid=05103207&gisid=05103207>

**Appraised Value:** \$55,350

**Property Owner's Concerns:** The property owner is concerned about the design of the project and the potential impacts to the property.

**City's Response to Property Owner's Concerns:** The city was able to redesign to accommodate some of the property owner's design requests.

**Outstanding Concerns:** The property owner became unresponsive.

**Recommendation:** To avoid delay in 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:** 4