

## Legislation Text

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File #: 15-14558, Version: 1

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### Property Transactions - Montford Drive Extension, Parcel #4

**Action:** Approve the following Condemnation: Montford Drive Extension, Parcel #4

**Project:** Montford Drive Extension, Parcel #4

**Program:** Montford Drive Extension

**Owner(s):** Grahams office condominiums association

**Property Address:** 4523 and 4525 Park Road

**Total Parcel Area:** 79,117 sq. ft. (1.82 ac.)

**Property to be acquired by Fee:** 233 sq. ft. (0.005 ac.) Fee Simple

**Property to be acquired by Easements:** 1,197 sq. ft. (0.027 ac.) Temporary Construction Easement

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

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

**Zoned:** O-1

**Use:** Office District

**Tax Code:** 175-14C-99

<https://polaris3g.mecklenburgcountync.gov/#mat=436141&pid=17514509&gisid=17514C99>

**Appraised Value:** \$20,450

**Property Owner's Concerns:** None

**City's Response to Property Owner's Concerns:** N/A

**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:** 6