

Legislation Text

File #: 15-14897, Version: 1

Property Transactions - XCLT Davidson to Matheson, Parcel #13

Action: Approve the following Condemnation: XCLT Davidson to Matheson, Parcel #13

Project: XCLT Davidson to Matheson, Parcel #13

Program: XCLT Davidson to Matheson

Owner(s): Gambills II LLC

Property Address: 2414 North Brevard Street

Total Parcel Area: 68,055 sq. ft. (1.562 ac.)

Property to be acquired by Easements: 603 sq. ft. (0.014 ac.) Storm Drainage Easement, 989 sq. ft. (0.023 ac.) Temporary Construction Easement

Structures/Improvements to be impacted: None

Landscaping to be impacted: None

Zoned: TOD-UC

Use: Transit Oriented District - Urban Center

Tax Code: 083-051-03

<https://polaris3g.mecklenburgcountync.gov/#mat=82996&pid=08305103&gsid=08305103>

Appraised Value: \$25,375

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: 1