



Legislation Text

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File #: 15-16865, Version: 1

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**Charlotte Water Property Transactions - Little Hope Creek Sanitary Sewer Improvements, Parcel #19**

**Action:** Approve the following Condemnation: Little Hope Creek Sanitary Sewer Improvements, Parcel #19

**Project:** Little Hope Creek Sanitary Sewer Improvements, Parcel #19

**Owner(s):** Justin and Michelle McCartney, Trustees of The M. and J. McCartney Revocable Trust Agreement

**Property Address:** 5839 Wedgewood Drive

**Total Parcel Area:** 18,992 sq. ft. (0.44 ac.)

**Property to be acquired by Easements:** 3,209 sq. ft. (0.07 ac.) in Permanent Easement, plus 902 sq. ft. (0.02 ac.) in Temporary Construction Easement

**Structures/Improvements to be impacted:** Flagstone staircase

**Landscaping to be impacted:** Large and medium hardwood trees, medium flowering trees

**Zoned:** R-4

**Use:** Single-Family Residential

**Tax Code:** 171-091-16

<https://polaris3g.mecklenburgcountync.gov/#mat=156571&pid=17109116&qsid=17109116>

**Appraised Value:** \$41,075

**Property Owner's Concerns:** The property owner is concerned about the amount of compensation offered.

**City's Response to Property Owner's Concerns:** The City informed the property owner they could obtain their own appraisal in order to justify a counteroffer.

**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