



## Legislation Text

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File #: 15-17078, Version: 1

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### Property Transactions - Central, Kilborne, Norland Pedestrian and Bike Improvements, Parcel #11

**Action:** Approve the following Condemnation: Central, Kilborne, Norland Pedestrian and Bike Improvements, Parcel #11

**Project:** Central, Kilborne, Norland Pedestrian and Bike Improvements, Parcel #11

**Program:** Central, Kilborne, Norland Pedestrian and Bike Improvements

**Owner(s):** Panagiotis I Haralambous, John P Elefandis and spouse if any

**Property Address:** 4328 Central Avenue

**Total Parcel Area:** 25,147 sq. ft. (0.57 ac.)

**Property to be acquired by Easements:** 1,494 sq. ft. (0.034 ac.) Sidewalk Utility Easement, 960 sq. ft. (0.022 ac.) Temporary Construction Easement

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

**Landscaping to be impacted:** None

**Zoned:** B-1

**Use:** Neighborhood Business

**Tax Code:** 131-023-15

<https://polaris3g.mecklenburgcountync.gov/#mat=128994&pid=13102315&gisid=13102315>

**Appraised Value:** \$22,200

**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:** 5