

Legislation Text

File #: 15-17643, Version: 1

Property Transactions - Dixie River Road WM Extension, Parcel #24

Action: Approve the following Condemnation: Dixie River Road WM Extension, Parcel #24

Project: Dixie River Road WM Extension, Parcel #24

Program: Dixie River Road WM Extension

Owner(s): Alan Buch, William L Mowry, Raymond L Lancaster, William C Davis, Christopher M Turner and wife Britney W Turner

Property Address: 8720 Dixie River Road

Total Parcel Area: 431,806 sq. ft. (9.913 ac.)

Property to be acquired by Easements: 11,782 sq. ft. (0.27 ac.) Utility Easement, 137 sq. ft. (0.003 ac.) Temporary Construction Easement, 2,999 sq. ft. (0.069 ac.) Waterline Easement

Structures/Improvements to be impacted: None

Landscaping to be impacted: None

Zoned: MUDD-O

Use: Mixed Use Development District - Optional

Tax Code: 141-152-17

<https://polaris3g.mecklenburgcountync.gov/#mat=208309&pid=14115217&gisid=14115217>

Appraised Value: \$37,425

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: Adjacent to Council District 3