



Legislation Text

File #: 15-19009, Version: 1

Charlotte Water Property Transactions - N. Tryon Pressure Zone Boundary Change and 960 Zone N-S Transmission Main (WT Harris-Plott Rd. Water Transmission), Parcel #28

Action: Approve the following Condemnation: N. Tryon Pressure Zone Boundary Change and 960 Zone N-S Transmission Main (WT Harris-Plott Rd. Water Transmission), Parcel #28

Project: N. Tryon Pressure Zone Boundary Change and 960 Zone N-S Transmission Main (WT Harris-Plott Rd. Water Transmission), Parcel #28

Owner(s): KG Commons, LLC

Property Address: 8715 Parkland Circle

Total Parcel Area: 600,438 sq. ft. (13.78 ac.)

Property to be acquired by Easements: 12,483 sq. ft. (0.29 ac.) in Permanent Utility Easement and 5,388 sq. ft. (0.12 ac.) in Temporary Construction Easement

Structures/Improvements to be impacted: Signs, exterior lighting

Landscaping to be impacted: Trees, shrubs, curbing

Zoned: R-17MF

Use: Multi Family

Parcel Identification Number(s): 109-171-01

<https://polaris3g.mecklenburgcountync.gov/#mat=278647&pid=10917101&gisid=10917101>

Appraised Value: \$83,825.00

Property Owner's Concerns: The property owner is concerned about the potential impacts to the property.

City's Response to Property Owner's Concerns: The city was able to redesign to accommodate some of the property owner's design requests.

Recommendation: The city is currently waiting on signed documents, but 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