



Legislation Text

File #: 15-19743, Version: 1

Land Acquisition for Charlotte Fire Department

Action:

- A. Approve the purchase of up to 7 acres of property located on Dixie River Road (a portion of parcel identification number 141-281-01) in an amount not to exceed \$275,000 from Crescent River District LLC, for the River District Firehouse, and**
- B. Authorize the City Manager to negotiate and execute any documents necessary to complete this transaction.**

Staff Resource(s):

Phil Reiger, General Services
Gregory Crawford, General Services
Reginald Johnson, Fire

Explanation

- In October 2019, Charlotte Fire established a Facilities Master Plan, prioritizing capital improvements for the next two years and outlining facility goals through 2029. The River District Station was identified as a need in this plan.
- The property is zoned MUDD-O (mixed use development, optional) and is located on the eastern side of Dixie River Road (a portion of parcel identification number 141-281-01) in the City of Charlotte's Extraterritorial Jurisdiction. Once annexed, it will be incorporated into City Council District 3.
- On February 21, 2023, the Charlotte-Mecklenburg Planning Commission recommended approval for the City to purchase the land through the mandatory referral process.
- The terms of the transaction are:
 - Purchase Price: \$50,000/acre up to 5.5 acres, exact acreage contingent upon final North Carolina Department of Transportation ROW alignment of Dixie River Road.
 - Any acreage greater than 5.5 will be at no cost to the city.
 - Earnest Money Deposit: \$5,000
 - Due Diligence: 90 days
 - Closing: 30 days from the end of the Due Diligence period
- This transaction is consistent with City Council's adopted City-Owned Real Estate and Facilities Policy.

Fiscal Note

Funding: General Capital Investment Plan

Attachment(s)

Map