



Legislation Text

File #: 15-20301, Version: 1

Property Transactions - Shamrock Drive Improvements, Parcel # 86

Action: Approve the following Condemnation: Shamrock Drive Improvements, Parcel # 86

Project: Shamrock Drive Improvements, Parcel # 86

Program: Shamrock Drive Improvements

Owner(s): Christina Le Sipes and Zachary Allen Sipes

Property Address: 2553 Elkwood Circle

Total Parcel Area: 11,392 sq. ft. (0.262 ac.)

Property to be acquired by Fee Simple: 8 sq. ft. (0.000 ac.) Fee Simple

Property to be acquired by Easements: 995 sq. ft. (0.023 ac.) Utility Easement

Structures/Improvements to be impacted: None

Landscaping to be impacted: Tree

Zoned: R-4

Use: Single-family Residential

Parcel Identification Number: 093-042-52

<https://polaris3g.mecklenburgcountync.gov/#mat=581434&pid=09304252&gisid=09304252>

Appraised Value: \$12,275

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 that they could obtain their own appraisal or provide supporting documentation to justify their counteroffer. The city continues to negotiate with the property owner.

Recommendation: 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: 1