



Legislation Details (With Text)

File #: ID 14-0135 **Version:** 1 **Name:**
Type: Report **Status:** Agenda Ready
File created: 3/12/2014 **In control:** City Council
On agenda: 4/1/2014 **Final action:**
Title: Resolution authorizing purchase of property of Betty Sarvis for the West Market Street/College Road Intersection Improvements Project.

Sponsors:

Indexes:

Code sections:

Attachments: 1. Vicinity 1042 (5720 W Market st), 2. Sitemap 1042 (5720 W Market St), 3. Resolution

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

Resolution authorizing purchase of property of Betty Sarvis for the West Market Street/College Road Intersection Improvements Project.

Department: Engineering & Inspections
Council District: 4

Public Hearing: N/A
Advertising Date/By: N/A

Contact 1 and Phone: Ted Partrick 373-2302
Contact 2 and Phone: Adam Fischer 373-2861

PURPOSE:

The Property Management Section of the Engineering & Inspections Department is in the process of acquiring right of way and easements for the West Market Street/College Rd Intersection/Sidewalk Project. City Council approval is requested for the acquisition of this property.

The Transportation Department has an approved roadway intersection improvement project on West Market Street/College Rd Intersection. The project is to improve the intersection for better traffic flow, and update pedestrian crosswalks and walkways. It will relieve congestion at the West Market Street/College Road intersection. It will also improve safety throughout the corridor and provide enhanced pedestrian mobility. Construction is scheduled to start in late fall of 2016.

The subject property is located at 5720 West Market Street (parcel # 0075111), and is owned by Betty Sarvis. The property to be acquired was appraised by Tonya Brady of McNairy & Associate with a value of \$230,000.00. After negotiations, the owner has agreed to \$253,000.00 (a 10 % increase). Because the business on the property is a used car lot, this increase was justified by the loss of parking, limiting space for a larger inventory.

The zoning for the property is GB (General-Business Commercial). The acquisitions necessary are: Right-of-way of 12,735 SF (.29 acres), Permanent Slope of 600 SF (.01 acres), Temporary Construction Easement of 845 SF (.02 acres)

BUDGET IMPACT:

Federal Surface Transportation Program-Direct Apportionment (STP-DA) funds administered by NCDOT are available in 401-4547-01.6012 A11168 to fund the acquisition of this property. STP-DA funds require a 20% local match that has also been appropriated in 401-4547-01.

RECOMMENDATION / ACTION REQUESTED:

The Property Management Section of the Engineering & Inspections Department recommends approval of the acquisitions in the amount of \$253,000.00.