



Legislation Details (With Text)

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On agenda: 3/31/2020 **Final action:** 3/31/2020
Title: Resolution Authorizing the Purchase of Property Located at 1040 Alamance Church Road from WNC Holdings II, LLC in the Amount of \$60,000 for the Alamance Church Road Improvements Project P-05187

Sponsors:

Indexes:

Code sections:

Attachments: 1. Sitemap 1572 (1040 Alamance Church Rd).pdf, 2. Vicinity 1572 (1040 Alamance Church Rd).pdf, 3. SoS WNC Holdings II, LLC.pdf, 4. 20-0237 RES 1040 Alamance Church Rd.pdf

Date	Ver.	Action By	Action	Result
3/31/2020	1	City Council	adopt	Pass

Resolution Authorizing the Purchase of Property Located at 1040 Alamance Church Road from WNC Holdings II, LLC in the Amount of \$60,000 for the Alamance Church Road Improvements Project P-05187

Council Priority: Maintain Infrastructure and Provide Sustainable Growth Opportunities

Department: Engineering & Inspections

Council District: 1

Public Hearing: N/A

Advertising Date/By: N/A

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Contact 2 and Phone: Kenney McDowell, 373-2302

PURPOSE:

The Property Management Section of the Engineering and Inspections Department is in the process of purchasing right of way and easements for the Alamance Church Road Improvements Project. City Council approval is requested for the purchase of this property.

BACKGROUND:

The Greensboro Department of Transportation has approved the Alamance Church Road Improvements Project. Alamance Church Road, a major thoroughfare in southeast Greensboro connecting Martin Luther King Jr. Drive to the City limits, is being improved to provide motorists, bicyclists, and pedestrians a safer and less congested facility. These improvements consist of widening the road to accommodate a center turn lane, bike lanes, curb and gutter, and sidewalks on both sides of the roadway.

The subject property is located at 1040 Alamance Church Road, parcel #0222332. This property is owned by

WNC Holdings II, LLC. The portion of property to be purchased was appraised by Foster Appraisal Services, Inc. and was valued at \$42,850. The owner has agreed to accept the negotiated amount of \$60,000.

The property is zoned CD-C-H (Conditional-District Commercial-High). The required Proposed Margin Taking acquisition is an area of 2,041 Sq. Ft. (.05 acre). The required Temporary Construction Easement acquisition is an area of 4,349 Sq. Ft. (.10 acre).

BUDGET IMPACT:

Funding in the amount of \$60,000 for this purchase will come from 2008 Transportation Bond Fund account # 471-4502-17.6012, A17103. A budget adjustment is required to move funds to the appropriate account.

RECOMMENDATION / ACTION REQUESTED:

The Property Management Section of the Engineering and Inspections Department recommends the approval of this purchase.