



Legislation Text

File #: ID 14-0110, **Version:** 1

Resolution authorizing purchase of property of Evangel Fellowship Word Ministries, Inc. for the East Cone Boulevard Extension Project

Department: Engineering & Inspections
Council District: 2

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

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PURPOSE:

The Property Management Section of the Engineering & Inspections Department is in the process of acquiring right of way and easements for the East Cone Blvd Extension Project. City Council approval is requested for the acquisition of this property.

BACKGROUND:

The Transportation Department has approved the extension of East Cone Boulevard to connect with Nealtown Road. This project includes a 3,200 foot extension of Cone Boulevard and a 2,000 foot extension of Nealtown Road to their new intersection north of White Street. It also includes a new bridge over the North Buffalo Creek. Construction is anticipated to start in late 2014.

The subject property is parcel # 0079175 located at 2405 Near Minorwood Road and is owned by Evangel Fellowship Word Ministries, Incorporated. Approximately 75% of the property is in Guilford County, outside the City limits. The property to be acquired was appraised by Tonya Brady of McNairy & Associates Appraisal Services, Inc. with a value of \$16,247.54. After negotiations with the City's property management and legal staff, Evangel Fellowship Word Ministries, Inc. accepted the negotiated amount of \$25,000.00 during discussions preliminary to condemnation. The owners were able to claim compensation is due for improvements they made to Cone Boulevard that will be included in the new project.

The property is zoned RS-30 in the County and R-3 inside the City. The acquisitions necessary are right-of-way of 75,828 Sq Ft (1.74 acre), a permanent slope easement of 13,020 Sq Ft (.30 acre), permanent drainage, maintenance and utility easement of 49,712 Sq Ft (1.14 acre), and a temporary construction easement of 11,229 Sq Ft (0.26 acre).

BUDGET IMPACT:

The funding for this acquisition is budgeted in account #201-6001-01.6012, \$18,750, and # 471-4502-05.6012, \$6,250. A budget adjustment is needed to move funding to the appropriate line items.

RECOMMENDATION / ACTION REQUESTED:

The Property Management Section of the Engineering & Inspections Department recommends approval of the acquisition and the associated budget adjustment.

