

MANDATORY REFERRAL REPORT NO. 00-07
CHARLOTTE-MECKLENBURG PLANNING COMMISSION
SALE OF CITY OWNED LAND
FEBRUARY, 2000

PROJECT LOCATION

This strip of land is located on Polk Street in the Greenville Community (a portion of tax parcel #078-452-29.)

PROJECT PROPOSAL

The City of Charlotte desires to sell a 25 foot strip of land on Polk Street to the Charlotte Mecklenburg Housing Partnership (CMHP). The City's property adjoins property owned by the Charlotte Mecklenburg Housing Partnership. The CMHP needs the 25 foot strip in order to have the required square footage for a driveway entrance to homes they plan to build on property that adjoins the City's property.

PROJECT JUSTIFICATION

The property was assembled and reserved for a permanent utility easement. The Charlotte Mecklenburg Utility Department has agreed to the sale of this property with the reservation of the permanent easement and condition that no structure shall ever be constructed over or across the easement be retained. The CMHP has agreed not to build a structure on the land.

PROJECT IMPACT

The purchase of this property will enable the CMHP to build three new homes in the Greenville Community. The Partnership has agreed not to build any structures on the site and the condition of the permanent easement will be retained. This project should have no adverse impacts and adds three new affordable homes in the community.

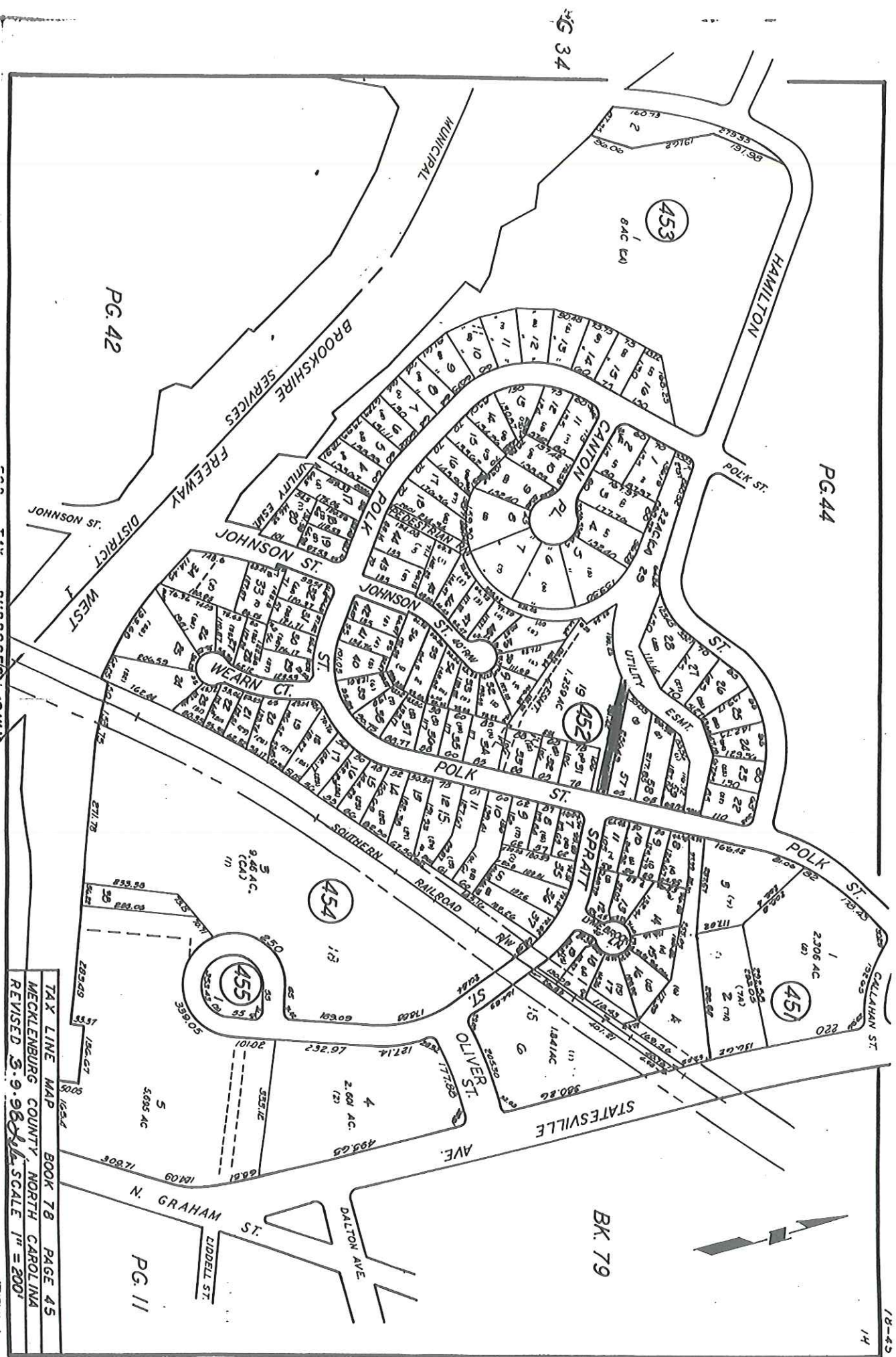
RELATIONSHIP TO OTHER PROJECTS

The project is located in the Greenville Community where the CMHP has developed 50+ new homes. The proposed project continues their efforts to build affordable housing in the community.

The property is located in the Central District plan which calls for single family residential development in this area. The proposed use of the land is consistent with land use recommendations proposed in the Central District Plan.

PROJECT COST

No cost estimates have been determined at this time.



TAX LINE MAP BOOK 78 PAGE 45
MECKLENBURG COUNTY, NORTH CAROLINA
REVISED 3-9-98 SCALE 1" = 200'

STAFF RECOMMENDATION

Planning Staff supports the sale of a 25 foot strip of land to CMHP to provide access to sites that adjoin this property.

PLANNING COMMITTEE RECOMMENDATION

The Planning Committee voted unanimously 6-0 to support staff's recommendation.