

MANDATORY REFERRAL REPORT NO. 05-29
Proposed Sale of City-owned Property at 6020 Trysting Road

PROJECT PROPOSAL AND LOCATION:

The City proposes to offer for sale an unoccupied single family residence (parcel # 109-452-15) located at 6020 Trysting Road. The .27 acre parcel is located in a single family residential neighborhood (Hickory Ridge) off of East W.T. Harris Boulevard south of Hickory Grove Road. The property is zoned R-3 for single family development at a maximum density of three dwelling units per acre.

City Real Estate has received an inquiry from the public about the possible sale of this property. The property is proposed to be marketed and sold in accordance with applicable NC General Statutes calling for advertisement for upset bids. Adjacent property owners will be notified of the proposed marketing and sale of the property.

PROJECT JUSTIFICATION:

The property was included in the September 2005 Departmental Polling and no other Key Business Unit expressed an interest in the property. The property is currently vacant and located in a single family residential area. The sale of the property may provide an opportunity for homeownership and eliminate a vacant home in the community.

CONSISTENCY WITH ADOPTED PUBLIC POLICIES:

The proposed sale of the property will be in alignment with City Real Estate's policy of disposing of surplus property and will be in accordance with applicable NC General Statutes pertaining to real estate transactions.

CONSISTENCY WITH ADOPTED LAND USE PLANS:

The existing land use is consistent with the recommendation for single family development at a maximum of three dwelling units per acre in The *Eastside Strategy Plan* (adopted 2001).

PROJECT IMPACT:

The sale of the structure may result in a vacant house becoming occupied. Area residents will likely be pleased to have the house occupied.

RELATIONSHIP TO OTHER PUBLIC OR PRIVATE PROJECTS:

There have been no other public or private projects identified in the area.

ESTIMATED PROJECT COMPLETION DATE:

Sale will be completed promptly following City Council approval of the transaction.

JOINT USE TASK FORCE REVIEW COMMENTS:

The Joint Use Task Force reviewed this matter at their December 7, 2005 meeting and did not have any comments.

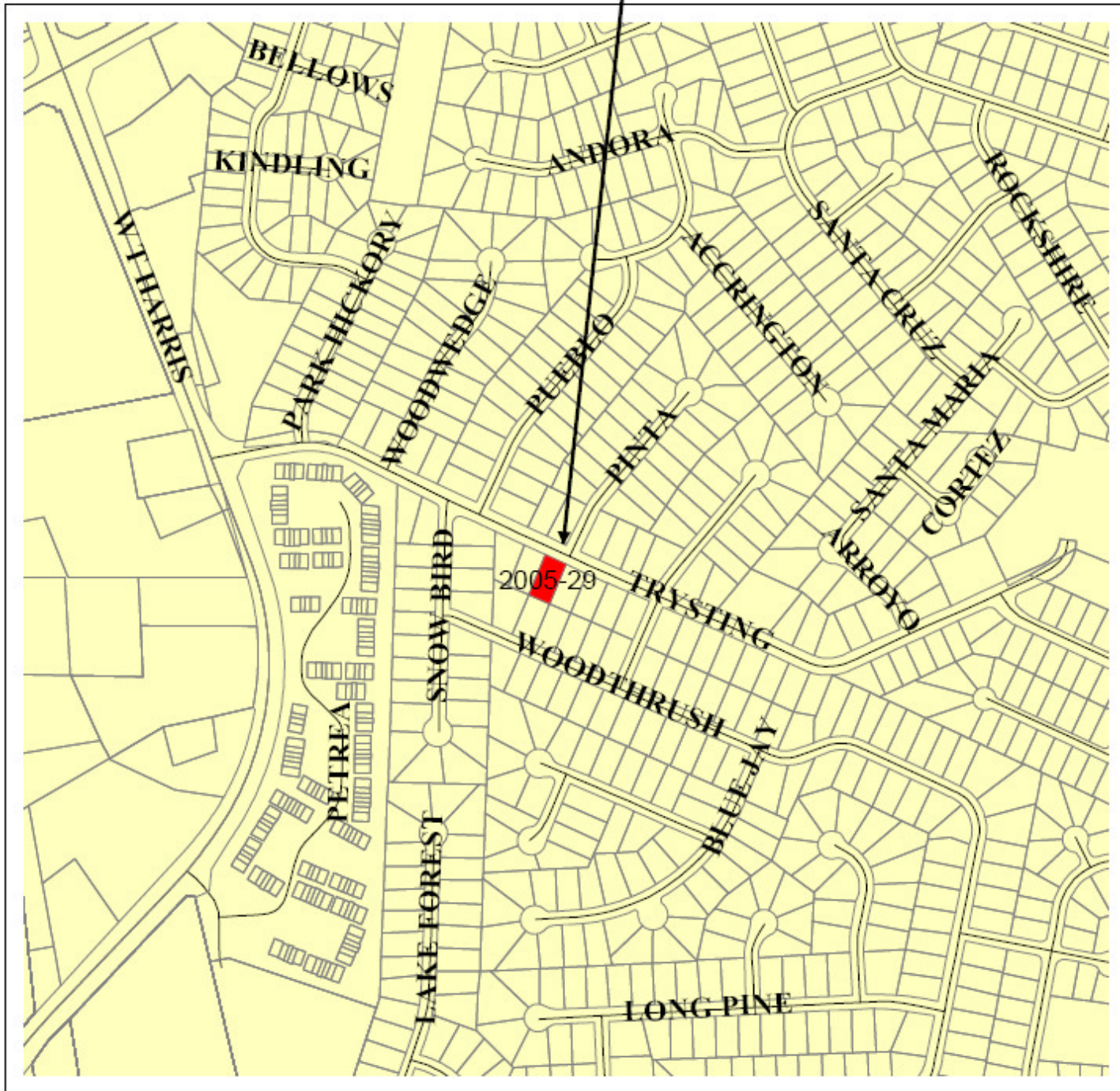
CMPC STAFF RECOMMENDATION:

Planning staff recommends the sale of this single family home.

CMPC PLANNING COMMITTEE RECOMMENDATION:

At their December 20, 2005 meeting, the Planning Committee recommended approval by a vote of 5-0.

MR 05-29



Legend

 Mandatory Referral 29

