

MANDATORY REFERRAL REPORT NO. 13-30

Proposed Purchase of Property in Reid Park by Mecklenburg County Park and Recreation

PROJECT PROPOSAL AND LOCATION:

Mecklenburg County Park and Recreation proposes to acquire the following parcels in Reid Park:

145-172-01	Lester Street	±0.33 acres
145-172-05	Amay James Avenue	±0.172 acres
145-172-06	Lester Street	±0.15 acres
145-173-09	Amay James Avenue	±0.078 acres
145-173-12	Sudan Street	±0.16 acres
145-186-03	Morning Drive	±0.085 acres
145-186-05	Morning Drive	±0.075 acres
145-172-08	Amay James Avenue	±0.2238 acres

All of the properties are zoned R-5 Single Family Residential according to the City of Charlotte Zoning Ordinance, and are all vacant. The uses surrounding these properties are residential.

PROJECT JUSTIFICATION:

These properties are gap properties that are within the boundary of future "Reid Park Park". Mecklenburg County has begun meeting with the neighborhood to plan the park, and these properties are needed in order to take the plans for the park and make them a reality.

CONSISTENCY WITH ADOPTED PUBLIC POLICIES:

These acquisitions are consistent with the County's 2008 *Parks Master Plan* to provide more neighborhood parks.

CONSISTENCY WITH ADOPTED LAND USE PLANS:

The *Central District Plan* (1993) recommends Single Family Residential land use for the subject parcels. However, land use plans often do not identify specific locations for parks and recreational facilities. These uses are generally consistent for areas recommended for Single Family Residential. Therefore the proposed park use is deemed to be consistent with the *Central District Plan*. The *Westside Strategic Plan* (2000) identifies a lack of amenities and public facilities and recommends the building of new parks, recreation centers, and greenways in the plan area. Thus, the proposed acquisition is consistent with the Public Facilities recommendations of the *Westside Strategic Plan*.

PROJECT IMPACT:

Acquisition of this property allows for the development of a neighborhood park in the Reid Park community. With the planning phase of this project already beginning construction can be expected to start in FY15.

RELATIONSHIP TO OTHER PUBLIC OR PRIVATE PROJECTS:

The parcels being acquired are located near the old Amay James Recreation Center, which is currently being leased to Charlotte-Mecklenburg Schools for use as administrative office space, and near the future Irwin Creek Greenway.

ESTIMATED PROJECT COMPLETION DATE:

Acquisition of this property is expected to be complete by the early 2014.

JOINT USE TASK FORCE REVIEW COMMENTS:

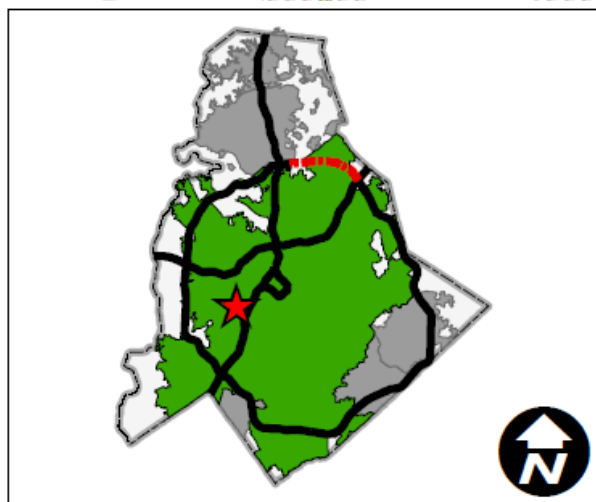
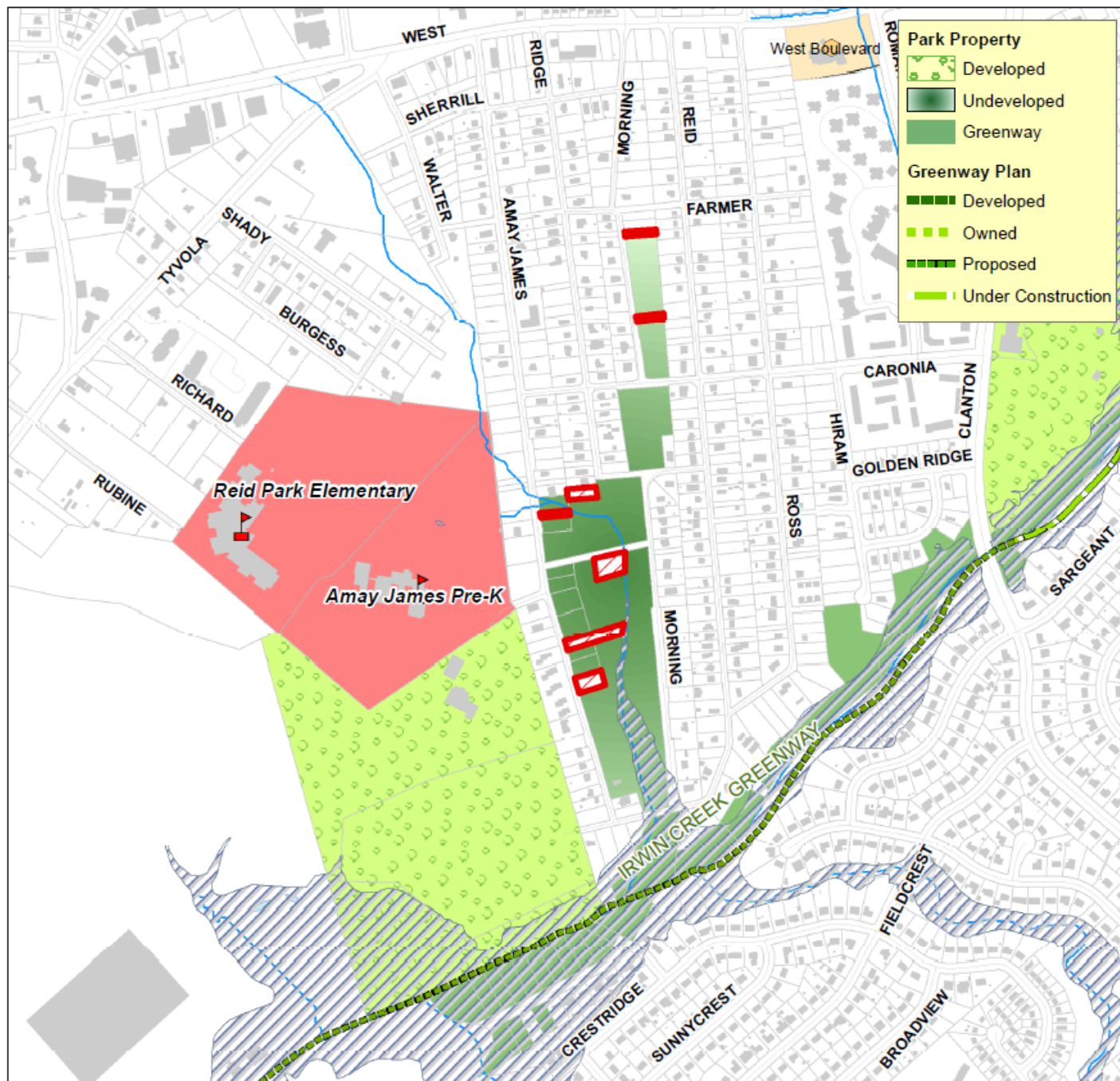
The Joint Use Task Force discussed this matter at their December 4, 2013 meeting and had no comments.

PLANNING STAFF RECOMMENDATION:

Planning staff recommends approval of the proposed land transfer.

CMPC PLANNING COMMITTEE RECOMMENDATION:

At their December 17, 2013 meeting the Planning Committee recommended approval by a 6-0 vote.



Mandatory Referral 13-30

Initiated by: Park & Recreation
Submitted by: County Real Estate

- Mandatory Referral
- FEMA 100 Year Floodplain
- County Property

