

**MANDATORY REFERRAL REPORT NO. 99-12**  
**CHARLOTTE-MECKLENBURG PLANNING COMMISSION**  
**PURCHASE PROPERTY BY CITY OF CHARLOTTE**  
**MAY, 1999**

**PROJECT LOCATION:**

These two tracts (tax parcel numbers 013-032-22 and 013-032-24) are located along Neck Road in the City of Huntersville's sphere of influence. (See attached map)

**PROJECT PROPOSAL:**

The City of Charlotte's Engineering and Property Management Department wants to purchase two parcels or approximately 10.21 acres of land. The property is located along Neck Road.

**PROJECT JUSTIFICATION:**

The City of Charlotte wants to purchase these parcels that are currently advertised for sale. The parcels adjoin two City owned properties: the McDowell Wastewater Treatment Plant and another tract. The additional 10.21 acres will provide contiguous ownership and meet Charlotte Mecklenburg Utility Department's criteria for watershed protection.

**RELATIONSHIP TO OTHER PUBLIC AND PRIVATE PROJECTS:**

These properties are located in the watershed protection area and adjacent to some existing city owned property. The City desires to purchase these additional properties to enhance watershed protection efforts in this area.

**PROJECT IMPACT:**

One of the parcels-tax code 013-032-22- is vacant while the remaining parcel- tax code 013-032-24-has a trailer on it. These parcels are located in the Northwest District Plan. The plan calls for low-density single family development for this general area. The use of these properties for watershed protection is consistent with the adopted land use plan for the area.

**PROJECT COST:**

An independent appraisal has been done and establishes the value of the two parcels as \$156,000.

**STAFF RECOMMENDATION:**

Staff recommends the land be purchased to further watershed protection efforts in this area.

**PLANNING COMMITTEE RECOMMENDATION:**

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The Planning Committee voted unanimously (6-0) to support staff's recommendation to purchase the property.

