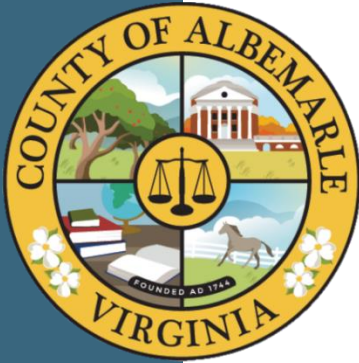


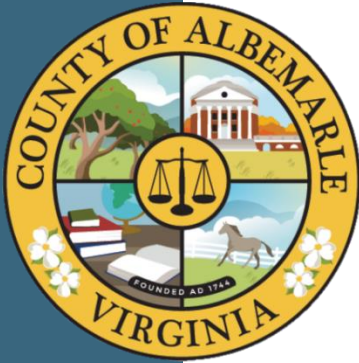
Public Hearing

Proposed Acquisitions of Portions
of 2118 and 2121 Dominion Drive



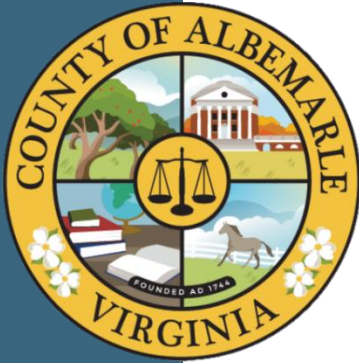
Overview

- The Project
- The Parcel
- Right of Way (ROW Negotiations)
- Recommended Process
- Suggested Motion



The Project

- UPC 113183 Commonwealth Drive / Dominion Drive Sidewalk Improvements (VDOT Revenue Sharing)
- This project will provide approximately 2,500 feet of sidewalk on Commonwealth Drive and along Dominion Drive, as well as three bus shelters
- This project embraces Strategic Plan goal 3 enhancing multimodal connectivity

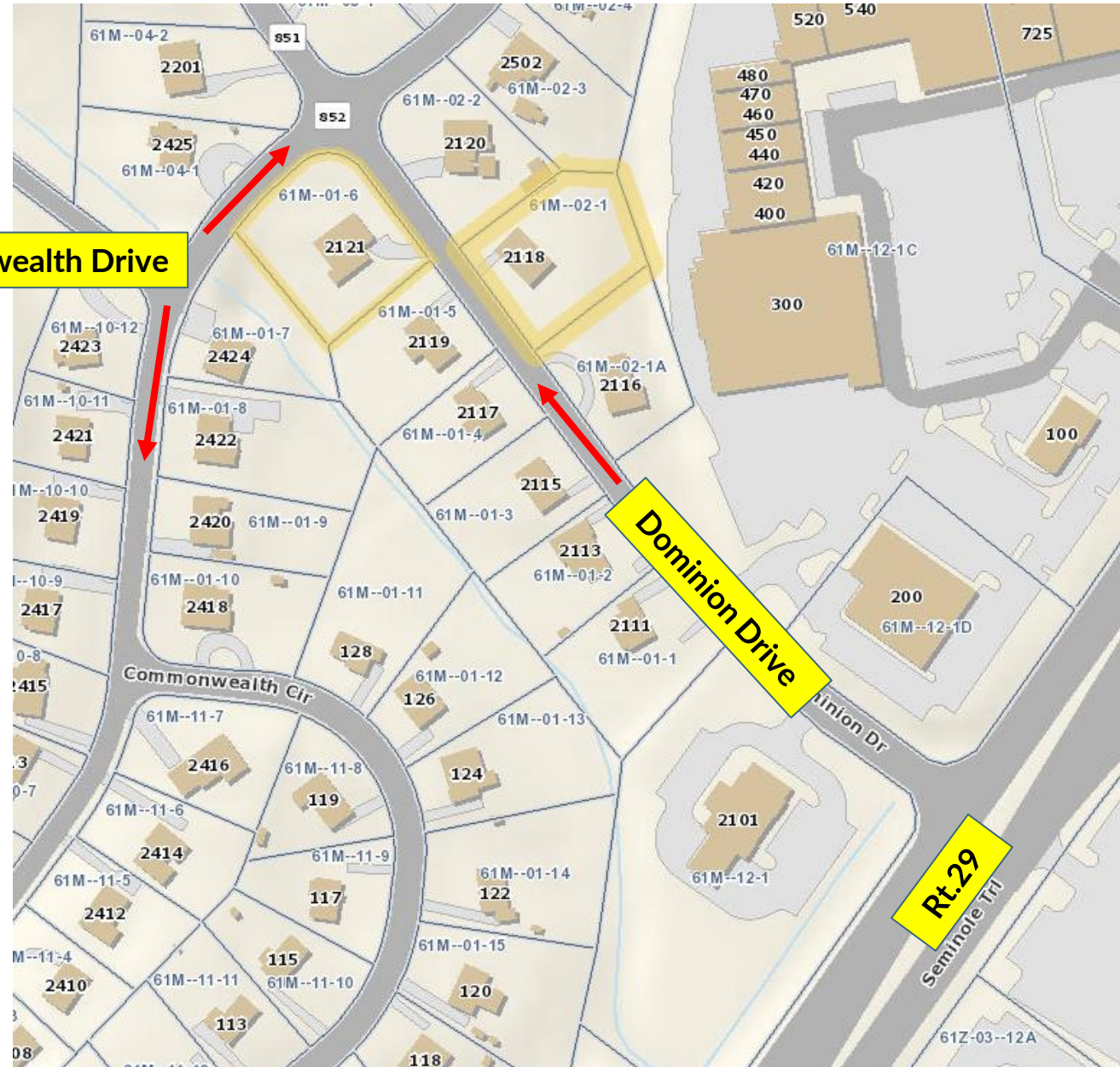


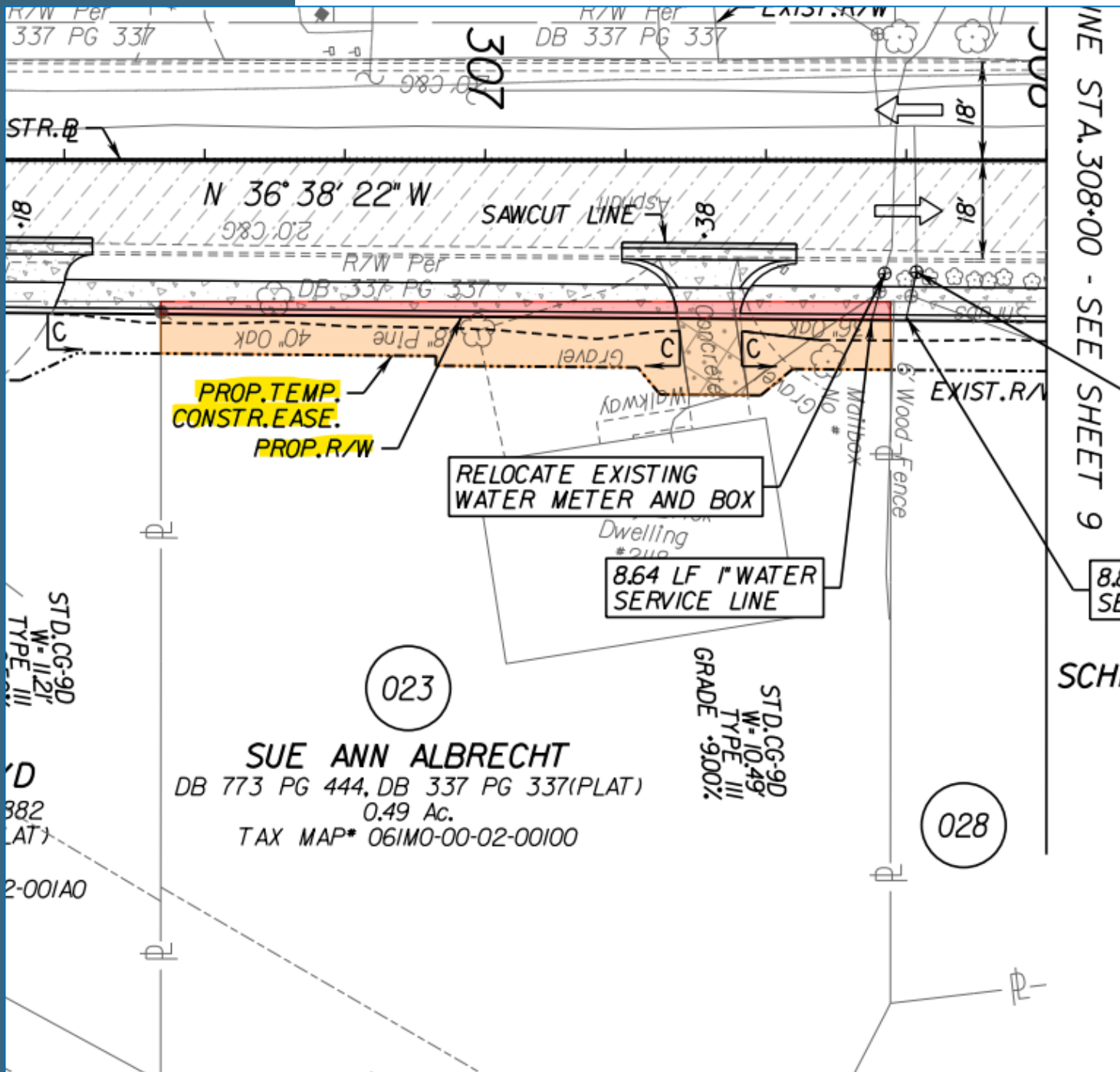
The Parcels

Commonwealth Drive

Dominion Drive

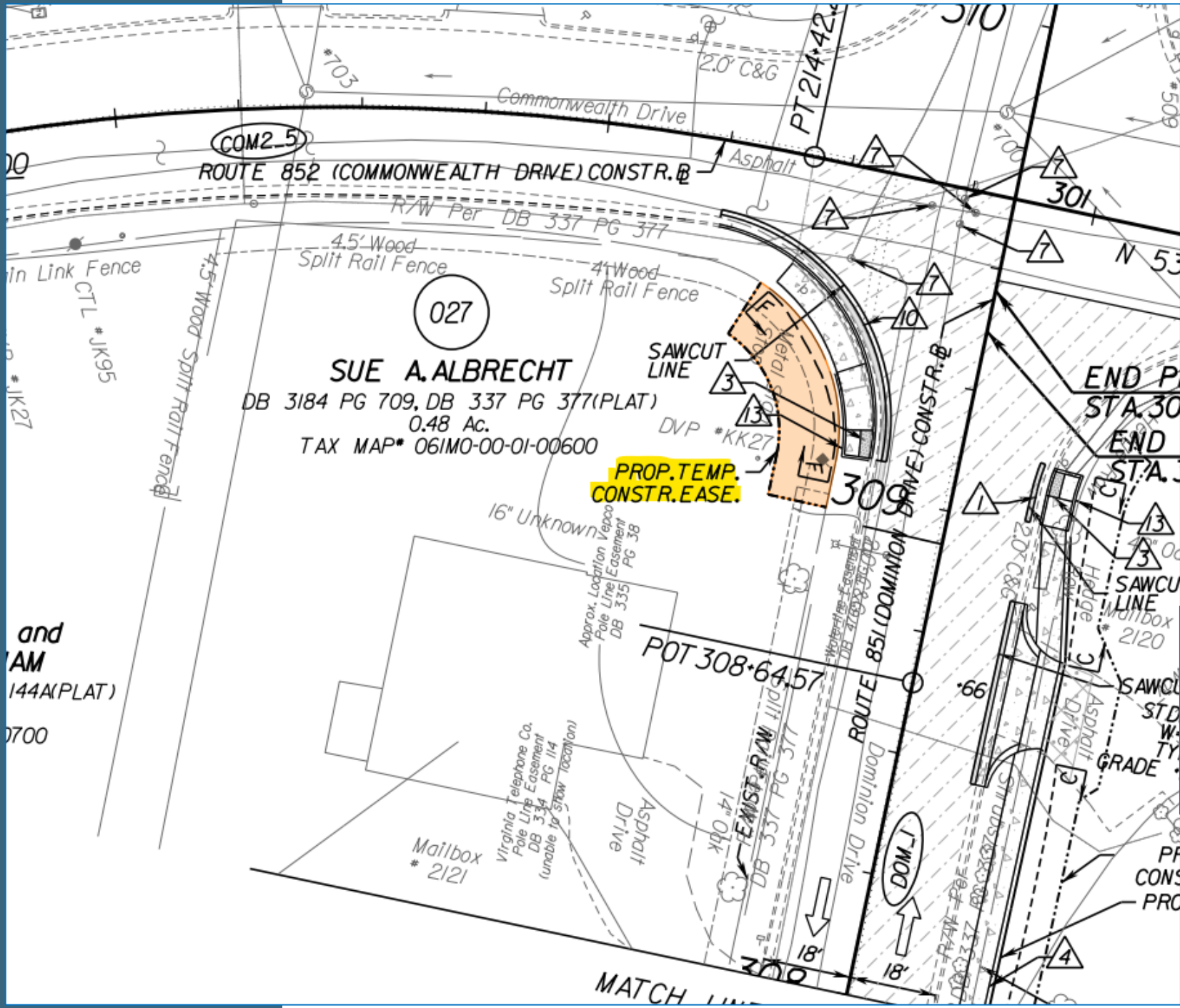
Rt. 29





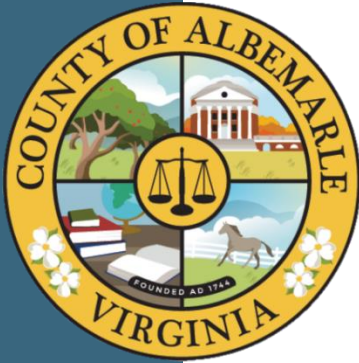
Tax Map Parcel 061M0-00-02-00100
Project Parcel 023
2118 Dominion Drive

1,165 square feet of
Temporary Construction
Easement (orange)
and
363 square feet of
Permanent Fee Take (pink)



Tax Map Parcel 061M0-00-01-00600
Project Parcel 027
2121 Dominion Drive

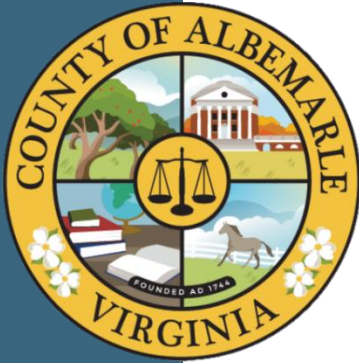
533 square feet of
Temporary Construction
Easement (orange)



SUMMARY OF NEGOTIATIONS (1 of 2)

RIGHT OF WAY (ROW) PARCELS 023 & 027

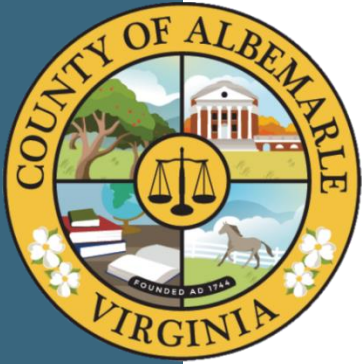
- 10/14/2024 – Right of Way Agent for Timmons Group, visited Ms. Albrecht's business.
- 10/15/2024 – Offer package of \$3,360 for Parcel 023 & Parcel 027 was provided to Ms. Albrecht.
- 12/12/2024 – Ms. Albrecht's parcel at 2118 Dominion Drive was staked showing the fee area and temporary construction easement areas.
- 1/6/2025 – Ms. Albrecht emailed a counteroffer of \$41,331 for 2118 Dominion Drive.



SUMMARY OF NEGOTIATIONS (2 of 2)

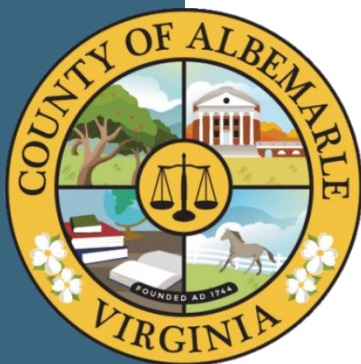
RIGHT OF WAY (ROW) PARCELS 023 & 027

- 1/15/2025 – The County issued a counteroffer in the amount of \$8,475 for 2118 Dominion Drive.
- 3/12/2025 – Impasse letter was mailed to Ms. Albrecht via certified mail
- 4/6/2025 – Ms. Albrecht presented a revised counteroffer of \$29,875.00 for both parcels.
- 4/9/2025 – Mike Stumbaugh emailed Ms. Albrecht a final offer of \$10,500 for both parcels.



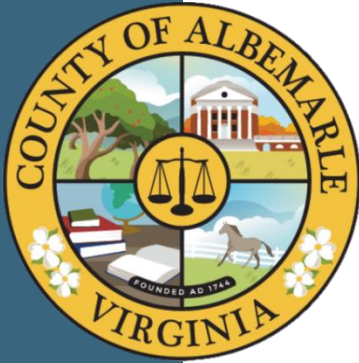
Current 2118
Dominion Drive





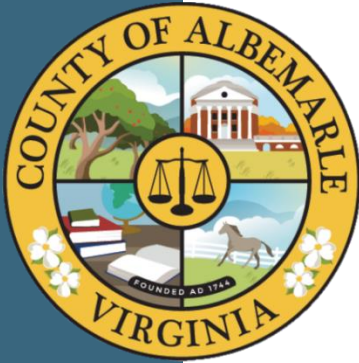
Rendering
2118 Dominion
Drive





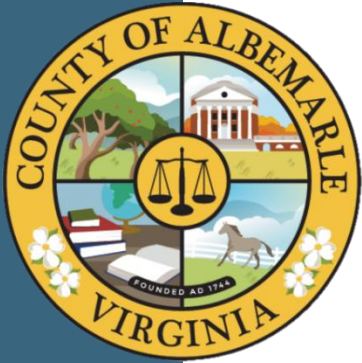
Recommended Process

- Board adopts proposed resolution (Attachment C).
- County of Albemarle files Certificate of Take and deposits estimated values of both parcels (\$3,360) with the Albemarle County Circuit Court.
- County of Albemarle immediately acquires clear title and can proceed with the project.
- Albemarle County Circuit Court ultimately determines value of Parcels, including cost to cure, and proper recipients of payments.

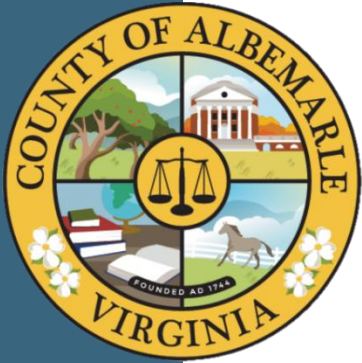


Suggested Motion

“I move that the Board adopt the proposed resolution attached to the staff report as Attachment C.”
This resolution authorizes the acquisition by condemnation of portions of these two parcels for the purposes of constructing these roadway connectivity improvements.



Thank you!



Flagging along
2118 Dominion
Drive

