

# 395 Express Lane Project Easement Resolution Worksheet

Date: March 13, 2019

## Suggested Motion:

"I move to accept an offer from VDOT to acquire Parcel 006 in the amount of \$11,500".

2<sup>nd</sup>:

VDOT is in the process of acquiring rights of way for the construction, maintenance and/or operation of route 395. The final project plans show that Parkfairfax property is needed for the transportation facility and VDOT is offering to acquire the property that is needed.

## Vote:

	In Favor	Opposed	Abstained	Absent
Scott Buchanan				
Dan Courtney				
Susan Cox				
Anna Fernezian				
James Konkell				
Rich Moha				
Kathy Schramek				
Nicholas Soto				
Robin Woods				



**BASIC ADMINISTRATIVE REPORT (BAR)  
RIGHT OF WAY ACQUISITION**

Project, Parcel and Ownership Information					
Parcel No.	006				
Project No.	0395-96A-206, R201	City: Alexandria			
Federal Project No.	NHPP-3954(190)				
UPC No.	108361				
Parcel Address	3360 E Gunston Road,				
Parcel City, State and Zip	Alexandria, VA				
Owner Name	Unit Owners of Parkfairfax Condominium				
Owner Address	3360 E Gunston Road,				
Owner City, State and Zip	Alexandria, VA,				
Agent Name	Joanne Berry				
Zoning, Use and Assessment Information					
Tax Map #	013.02-0A-00	Assessed Land	\$	N/A	
Zoning	RB	Assessed Improv.	\$	N/A	
Current Use	Multi-Family Res	Total Assessed Value	\$	0.00	
Parcel Size Before Acquisition	558,706 SF	Parcel Size After Acquisition		558,706 SF	
ESTIMATE OF JUST COMPENSATION					
ITEM	UNIT	SIZE	UNIT VALUE	% OF VALUE APPLIED	ESTIMATED VALUE
PERMANENT EASEMENT	SF	1,730	\$ 28.00	20%	\$ 9,700
TEMPORARY EASEMENT	SF	614	\$ 28.00	10%	\$ 1,800
TEMPORARY EASEMENT	SF	1,730	\$ -	0%	\$ -
		0	\$ -	0%	\$ -
Value of Land and Easements					\$ 11,500
Value of Improvements (List and Comment Below)					
Cost to Cure Items (Explanation and Calculation Below)					
<b>TOTAL ESTIMATED COMPENSATION</b>					<b>\$ 11,500</b>
Comments, Explanations and Calculations (e.g. if any, area of residue acquired)					
Permanent Easement area is for a Barrier Wall and future maintenance if needed. The Temporary easement is overlapped by the permanent easement and only the remaining area of 614 SF will be compensated.					
Signatures and Date Approved for Acquisition					
Agent Signature	Joanne Berry <i>Joanne Berry</i>				
Date	01/08/2018				
Manager Signature	<i>R.L.G.</i>				
Date Approved for Acquisition	01/10/2019				

Land prices are based on a range of values derived from property transfers in your neighborhood.





