

Board of County Commissioners

Agenda Request

Date of Meeting: February 17, 2009

Date Submitted: February 4, 2008

To: Honorable Chairman and Members of the Board

From: Benjamin H. Pingree, County Administrator
Dale Dransfield, Eutaw Consultant

Subject: Request Board Approval to Conduct a Public Hearing to Approve the Acquisition of Property Necessary for Easements for the Wakulla Gardens Sewer and WWTP Upgrade Projects

Statement of Issue:

This agenda item requests Board approval to conduct a public hearing to approve the acquisition of property necessary for easements for the Wakulla Gardens Sewer and WWTP upgrade projects.

Background:

In the approved Wakulla County Wastewater Facilities Plan, it was demonstrated that a number of parcels of land would either need to be acquired outright or an easement across such parcels would need to be purchased in order for the sewer collection system in Wakulla Gardens to be constructed. Willing sellers of needed parcels have been identified and contracts have been signed, contingent on Board approval of those contracts.

At the regularly scheduled Board meeting on April 7, 2008, recommendations were made concerning the procedure for procuring the necessary parcels of land in the Wakulla Gardens subdivision for use in constructing the necessary infrastructure to accommodate the sewer collection system in Wakulla Gardens. Monies from the 2007/2008 legislative appropriation to the County have been earmarked to be used to acquire the property. A 5/0 vote approved the recommended proposed procurement procedure. That procedure has been followed and the Board is being asked to approve the purchase of selected sites which currently have land purchase contracts and are slated for closing on or before February 27, 2009 pending Board approval.

Analysis:

The parcels being considered have been examined by the consulting engineers, Eutaw Utilities, Inc. and found to be necessary to accommodate the designed collection system in Wakulla Gardens. Working with the Wakulla County Infrastructure Committee, staff has determined that these lots will also be able to support retainage of stormwater, a much needed improvement. As contracts are signed for additional lots, the Board will need to approve the purchase of additional lots or easements to accommodate the construction of the sewer system. Bluewater Realty has negotiated the best

price possible for the purchase of these properties. Once the County owns these properties, they may be used for multiple purposes in addition to providing utility easements. Other uses previously discussed include mini-parks and stormwater retention.

Options:

1. Approve to conduct the public hearing to approve the acquisition of the parcels of land in Wakulla Gardens for Sewer and WWTP Upgrades.
2. Do not conduct the public hearing and do not approve the acquisition of the parcels of land in Wakulla Gardens for Sewer and WWTP Upgrades.
3. Board Direction.

Recommendation:

Option #1

Attachment:

1. List of properties to be acquired