SANDY SPRINGS
GEORGIA

CITY COUNCIL AGENDA ITEM

TO: Mayor & City Council **DATE:** November 24, 2014

FROM: John McDonough, City Manager

AGENDA ITEM: Acceptance of the Agreement to Purchase a Permanent Drainage and Temporary Construction Easement on the Glenforest Drive Stormwater Improvement Project (595 Glenforest Drive)

MEETING DATE: For Submission onto the December 2, 2014, City Council Regular Meeting Agenda

BACKGROUND INFORMATION: (Attach additional pages if necessary)

See attached:

Memorandum
Exhibits
Resolution

CITY MANAGER APPROVAL: _____

PLACED ON AGENDA FOR: **12/02/2014**

CITY ATTORNEY APPROVAL REQUIRED: (✓) *YES* ( ) *NO*

CITY ATTORNEY APPROVAL: _____

TO: John McDonough, City Manager

FROM: Garrin M. Coleman, P.E., Public Works Director

DATE: November 20, 2014, for Submission onto the Consent Agenda of the December 2, 2014 City Council Meeting

ITEM: Acceptance of the Agreement to Purchase a Permanent Drainage and Temporary Construction Easement on the Glenforest Drive Stormwater Improvement Project

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Recommendation:

Staff recommends that the Mayor and City Council accept the Agreement to Purchase a Permanent Drainage and Temporary Construction Easement on that tract or parcel of land lying and located in Land Lot 37 of the 17th District, Fulton County, Georgia. The property as shown in the attached exhibits is owned by Samantha F. Williams, and is located at 595 Glenforest Drive, Sandy Springs, Georgia. The permanent drainage easement area consists of 774.17 square feet and the temporary construction easement area consists of 690.79 square feet.

Background:

The acquisition of permanent drainage and temporary construction easements is necessary in order to construct the Glenforest Drive Stormwater Improvements Project. The Owner agreed to accept an amount of money that will be used to restore their property after the construction project is complete.

Discussion:

The agreed upon settlement will allow the owner to retain their own vendor to restore the easement areas after the project is complete.

Alternatives:

The City could elect to forego the construction of the sidewalk project.

Financial Impact:

The agreed upon compensation is $1,500.00 and is considered to be reasonable.

Attachments:

I. Exhibits

- Aerial and GIS Maps
- Executed Agreement to Purchase Permanent Drainage and Temporary Construction Easement (including Plat and Legal Description)

II. Resolution

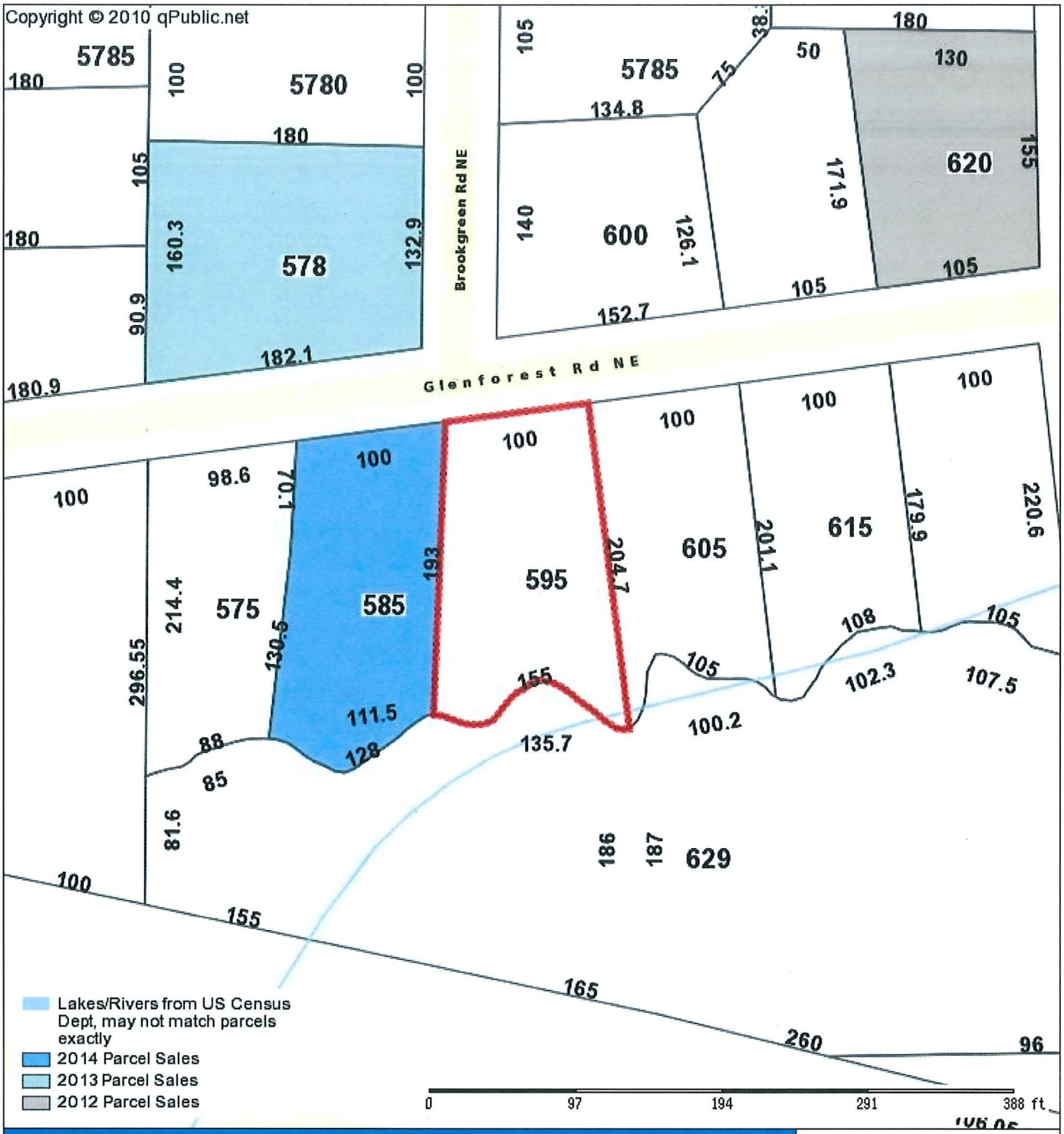
595 Glenforest Drive Permanent Drainage Easement / Samantha Williams

Parcel: 17 007000030121 Acres: 0.5345

Name:	ADAMS ISAAC	Land Value:	86800
Site:	595 GLENFOREST RD	Building Value:	177700
Sale:	$198000 on 1999-01-27 Reason=9 Qual=U	Misc Value:	
Mail:	595 GLENFOREST RD SANDY SPRINGS, GA 30328	Total Value:	264500

Fulton County makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll.

Date printed: 11/14/14 : 09:02:22



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Date printed: 11/14/14 : 09:00:31

AGREEMENT TO PURCHASE PERMANENT DRAINAGE AND TEMPORARY CONSTRUCTION EASEMENTS

STATE OF GEORGIA, FULTON COUNTY

For and in consideration of the sum of One Dollar ($1.00), receipt whereof being acknowledged, the undersigned grants to the City of Sandy Springs an option to acquire Permanent Drainage and Temporary Construction Easements on and over the following described real estate:

> Easement rights through that tract or parcel of land located in Land Lot 37 of the 17th District, of Fulton County, Georgia, and being more particularly described on Exhibits "A" and "B" attached hereto and made a part hereof by reference.

For the sum of **$1,500.00 (One Thousand Five Hundred Dollars and no/100)**, the undersigned agrees to execute and deliver to the City of Sandy Springs, permanent drainage and temporary construction easements on the lands owned by the undersigned as reflected on the attached Exhibits "A" and "B".

* *

The following conditions are imposed upon the grant of this option:

1) This option shall extend for 90 days from this date.
2) The consideration recited is full payment for the rights conveyed.

774.17	**Square Feet of Permanent Drainage Easement**
690.79	**Square Feet of Temporary Construction Easement**

3) All Temporary Easements will terminate upon completion and acceptance of the same by the City of Sandy Springs Public Works Department.
4) Special Provisions, if any, are listed on Exhibit "C", which will be attached hereto and incorporated herein by reference.

Witness my hand and seal this 12th day of November, 2014.

Signed, Sealed and Delivered in
the in the presence of:

Witness

[signature] (L.S.)
SAMANTHA F. WILLIAMS

Notary Public
11/12/14

BONNIE L. PARISE NOTARY GEORGIA EXPIRES June 26, 2016 PUBLIC FULTON COUNTY

_______________ (L.S.)

Exhibit A

LAND DESCRIPTION

SAMANTHA F. WILLIAMS

PERMANENT STORMWATER EASEMENT

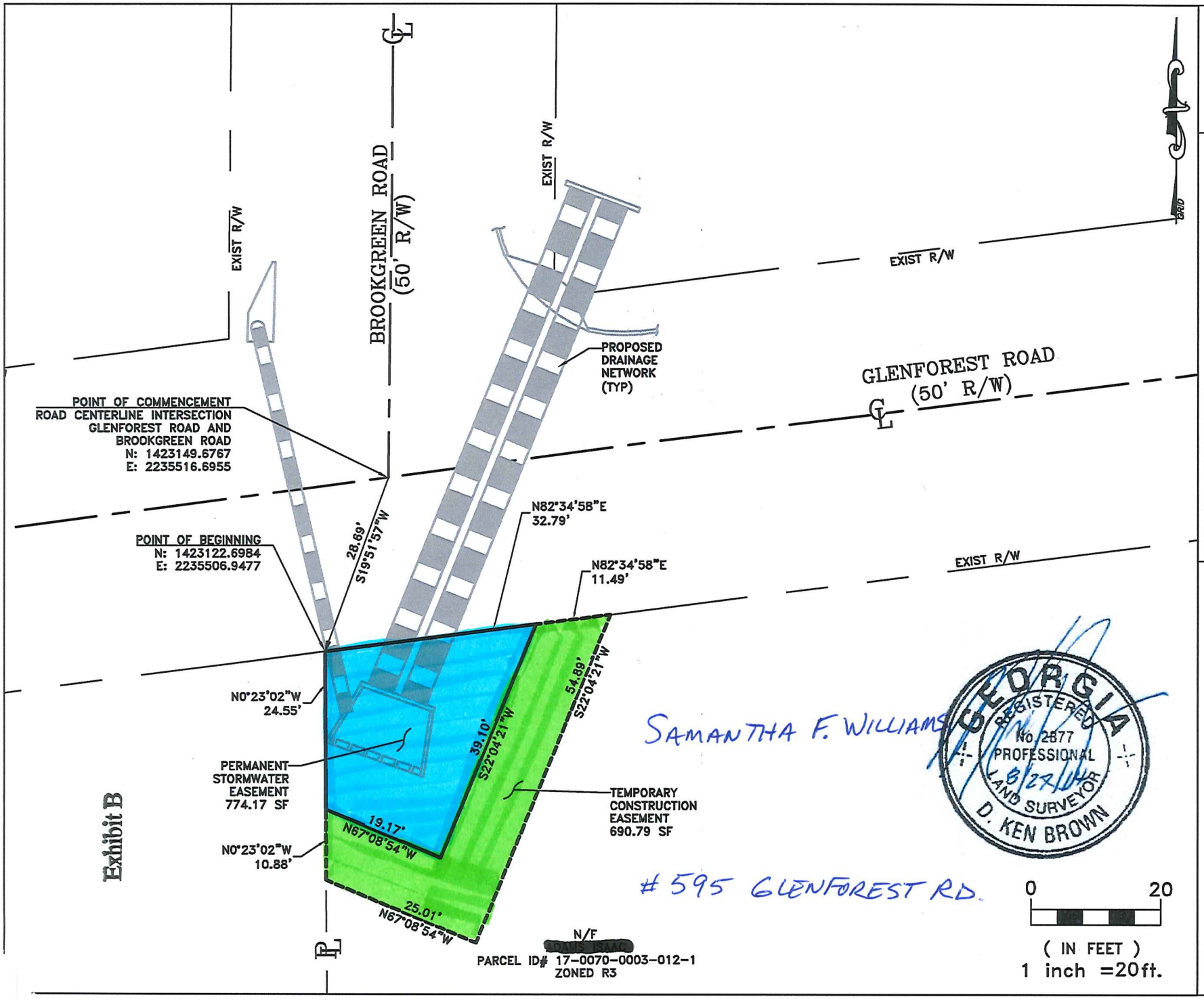
ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 37, 17TH DISTRICT, CITY OF SANDY SPRINGS, FULTON COUNTY, GEORGIA.

COMMENCING AT THE ROADWAY CENTERLINE INTERSECTION OF GLENFOREST ROAD AND BROOKGREEN ROAD, THENCE SOUTH 19°51'57" WEST FOR A DISTANCE OF 28.69 FEET TO THE NORTH WEST PROPERTY CORNER OF PROPERTY NOW OR FORMERLY OWNED BY ISAAC ADAMS, BEING THE POINT OF BEGINNING;

THENCE LEAVING SAID PROPERTY CORNER ALONG THE RIGHT OF WAY OF GLENFOREST ROAD, NORTH 82°34'58" EAST FOR A DISTANCE OF 32.79 FEET TO THE CORNER OF THE PERMANENT STORMWATER EASEMENT, THENCE SOUTH 22°04'21" WEST FOR A DISTANCE OF 31.10 FEET TO THE CORNER OF THE PERMANENT STORMWATER EASEMENT, THENCE NORTH 67°08'54" WEST FOR A DISTANCE OF 19.17 FEET TO THE EDGE OF ADJACENT PROPERTY LINE AND CORNER OF PERMANENT STORMWATER EASEMENT, THENCE NORTH 0°23'02" WEST FOR A DISTANCE OF 24.55 FEET TO THE POINT OF BEGINNING.

SAID PERMANENT STORMWATER EASEMENT HAVING AN AREA OF 774.17 SQUARE FEET.

595 GLENFOREST RD.



SHEET NO. 1 OF 1

CLIENT: CITY OF SANDY SPRINGS

PROJECT NAME: GLENFOREST ROAD

PROJECT LOCATION: GLENFOREST ROAD

SHEET TITLE: PARCEL ID# 17-0070-0003-012-1

PROJECT NO.: 4360.01

DATE: 08/27/2014

COLUMBIA ENGINEERING
CIVIL ENGINEERS • LAND PLANNERS
LANDSCAPE ARCHITECTS • SURVEYORS
2862 BUFORD HIGHWAY
SUITE 200
DULUTH, GA 30096
(770) 925-0357

EXHIBIT "C"

1. The City of Sandy Springs shall direct its contractor to remove any fallen trees and stumps that lie within the required right of way, permanent drainage easement or temporary construction easements and fine grade the areas and perform customary soil stabilization remedies for erosion control measures.

RESOLUTION NO. _____

STATE OF GEORGIA
COUNTY OF FULTON

A RESOLUTION TO ACCEPT THE AGREEMENT TO PURCHASE A PERMANENT DRAINAGE AND TEMPORARY CONSTRUCTION EASEMENT ON PROPERTY LOCATED IN LAND LOT 37 OF THE 17th DISTRICT, CITY OF SANDY SPRINGS, FULTON COUNTY, GEORGIA

WHEREAS, it is necessary, from time to time, to establish policies, procedures and guidelines consistent with the administration of a municipal government consistent with the US Constitution, Federal Statutes, alignment with Federal, Georgia's State Constitution, and the Charter for the City of Sandy Springs, and

WHEREAS, the City Manager directed the Department of Public Works to develop standard policies for recurring matters, to establish appropriate internal controls and legal compliance, and to provide for an efficient and effective means to serve constituents; and

WHEREAS, the Department of Public Works, in response to the guidance provided by the City Manager, has reviewed and approves the acceptance of the Agreement to Purchase A Permanent Drainage and Temporary Construction Easement by the City of Sandy Springs for property located at 595 Glenforest Drive in Land Lot 37 of the 17th District, Fulton County, City of Sandy Springs, Georgia

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SANDY SPRINGS, GEORGIA

To facilitate the construction of the Glenforest Drive Stormwater Improvements Project, the City approves the acceptance of the Agreement to Purchase a Permanent Drainage and Temporary Construction Easement on property located in Land Lot 37 of the 17th District, Fulton County, City of Sandy Springs, Georgia.

RESOLVED this 2nd day of December, 2014.

APPROVED:

_____
Russell K. Paul, Mayor

Attest:

_____
Michael Casey, City Clerk
(Seal)