

## TOWN COUNCIL

### STAFF REPORT

#### Projects and Watershed Resilience Department



<b>MEETING DATE:</b>	September 12, 2023
<b>PROJECT:</b>	Consideration of an Ordinance and Ratification of a Non-Exclusive Easement Over Certain Real Property Owned by the Town of Bluffton Consisting of Parcel R610 028 000 1006 0000 in favor of Dominion Energy of South Carolina Inc. for Dominion Energy's System Improvement Project – First Reading
<b>PROJECT MANAGER:</b>	Kimberly Washok-Jones, Director of Projects and Watershed Resilience

**REQUEST:** Town Council approve a transfer of a permanent utility easement (Attachment 1) via First Reading of an Ordinance (Attachment 2) authorizing the granting and to Dominion Energy of South Carolina Inc. over a portion of real property owned by the Town of Bluffton at 3234E Okatie Highway (Tax Map No. R610 028 000 1006 0000).

**BACKGROUND:** On January 20, 2004, Town of Bluffton purchased approximately 8.85 acres of real property located at 3234E Okatie Highway from Del Webb Communities, Inc. Dominion Energy is constructing a new power line connecting their Hardeeville substation to existing lines on Highway 170. The new power line will increase the capacity to serve new growth and reliability in the Pritchardville and greater Bluffton areas. Dominion Energy has requested that the Town grant it a non-exclusive utility easement across a portion of the property for the purpose of installing an underground line to support their utility system improvement project.

Should Town Council desire to pursue the granting of the easement, formal action to authorize the easement via Ordinance is necessary. In accordance with Sections 5-7-40 and 5-7-260 of the South Carolina Code of Laws and Sections 2-13(a)(8) and 2-13(a)(4) of the Code of Ordinances for the Town of Bluffton, Town Council must act by Ordinance to convey, lease, or authorize the conveyance or lease of any Town owned lands as well as easements and public rights-of-way. Therefore, the proposed Ordinance for approval of the Easement is provided as Attachment 2.

**NEXT STEPS:** Should Town Council desire to approve First Reading of the proposed Ordinance, the following next steps will be implemented:

1. Town Council approves Second and Final Reading of the proposed Ordinance.
2. Town Manager executes Easement.
3. Recording of Easement.

**SUMMARY:** Consideration of a proposed Easement related to Town owned property at 3234E Okatie Highway in favor of the Dominion Energy of South Carolina Inc. to install an underground line to support their utility system improvement project.

**ATTACHMENTS:**

1. Draft Easement
2. Ordinance
3. Proposed Motion