



JOHN J. TECKLENBURG
Mayor

City of Charleston
South Carolina
Department of Public Service

THOMAS F. O'BRIEN
Director of Public Service

**PUBLIC WORKS AND UTILITIES COMMITTEE
AGENDA**

There will be a meeting of the Public Works and Utilities Committee on Thursday, March 14, 2019 to begin at 2 p.m., first floor conference room at City Hall. The following items will be heard:

A. Invocation

B. Approval of Public Works and Utilities Committee Minutes

February 11, 2019

February 25, 2019 (Deferred)

C. Request to Set a Public Hearing

None

D. Acceptance and Dedication of Rights-of-Way and Easements

1. Dedication and Acceptance of Bennett's Bluff, Phase 2- Elliott's Cut Drive (50' r/w, 1093 LF), Charming Nancy Road (50' r/w, 1682 LF), Rivers Cotton Drive (50' r/w, 1266 LF), Captain Rivers Drive (50' r/w, 1062 LF). All infrastructure with the exception of sidewalks has been completed, inspected and accepted. The sidewalks have been bonded. *(To be sent under separate cover by the Department of Public Service)*
 - a. Title to Real Estate
 - b. Affidavit for Taxable or Exempt Transfers
 - c. Exclusive Stormwater Drainage Easement Agreement
 - d. Map

2. Concrete sidewalk, brick pavers, lights and street trees. Approval to notify SCDOT that the City intends to accept maintenance responsibility for the above reference items to be constructed in conjunction with the Charleston Technology Center at 999 Morrison Drive on Morrison Drive (US 52), Conroy Street (S-219) and Romney Street (S-126) *(To be sent under separate cover by the Department of Public Service)*
 - a. Letter
 - b. Map

E. Temporary Encroachments Approved by The Department of Public Service (For information only)

1. **9 Savage St.** – Installing an additional step into right-of-way. This encroachment is temporary. **Approved March 1, 2019.**
2. **85 S. Market St.** – Installing 164"x60"x44" awning over public right-of-way. This encroachment is temporary. **Approved March 1, 2019.**
3. **403 Clayton Dr.** – Installing a 6ft flood fence encroaching in drainage easement. This encroachment is temporary. **Approved March 1, 2019.**
4. **1090 Oakcrest Dr.** – Installing a 6ft flood fence encroaching in drainage easement. This encroachment is temporary. **Approved March 1, 2019.**
5. **2413 Georgia Guard Dr.** – Installing 6ft privacy fence encroaching into drainage easement. This encroachment is temporary. **Approved March 1, 2019.**
6. **513 Grey Owl Way** – Installing 6ft privacy fence encroaching into drainage easement. This encroachment is temporary. **Approved March 1, 2019.**
7. **1636 Juliana St.** – Transfer installing irrigation encroaching into right-of-way. This encroachment is temporary. **Approved March 1, 2019.**
8. **43 Broad St.** – Installing 24"x30" right angle sign into right-of-way. This encroachment is temporary. **Approved March 1, 2019.**
9. **511 Meeting St.** – Installing 192"x30" blade sign on corner of building 14' over public right-of-way. This encroachment is temporary. **Approved March 1, 2019.**

10. **566 Wading Pl.** – Installing irrigation encroaching into right-of-way. This encroachment is temporary. **Approved March 1, 2019.**

11. **1702 Trewin Ct.** – Transfer installing irrigation encroaching into right-of-way. This encroachment is temporary. **Approved March 1, 2019.**

F. Miscellaneous or Other New Business (Action may or may not be taken)

- a. Updates from Project Managers.
- b. Update from Floodplain Manager.
- c. Update on pursuit of Easements for Drainage Improvements.

Councilmember Keith Waring,
Chairperson

In accordance with the Americans with Disabilities Act, people who need alternative formats, ASL (American Sign Language) Interpretation or other accommodation please contact Janet Schumacher at (843) 577-1389 or email to schumacherj@charleston-sc.gov three business days prior to the meeting.

STATE OF SOUTH CAROLINA)
)
COUNTY OF CHARLESTON)

TITLE TO REAL ESTATE

KNOW ALL MEN BY THESE PRESENTS, that Sabal Homes at Bennett's Bluff, LLC ("Grantor") in the state aforesaid, for and in consideration of the sum of ONE AND 00/100 DOLLAR (\$1.00), being the true consideration to it in hand paid at and before the sealing of these presents by the CITY OF CHARLESTON, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the said CITY OF CHARLESTON ("Grantee"), its successors and assigns, forever, the following described property which is granted, bargained, sold and released for the use of the public forever:

All of the property underneath, above, and containing those certain streets, roads, drives, and cul-de-sacs situate, lying and being in the City of Charleston, County of Charleston State of South Carolina, identified as (list street names) Portion of Elliott's Cut Drive, Captain Rivers Drive, Rivers Cotton Road and Charming Nancy Road.

as shown and designated on a plat entitled Final Subdivision Plat of Bennett's Bluff - Phase 2 Portion of Charleston County TMS No. 428-00-00-013, prepared for Sabal Homes, City of Charleston, Charleston County, South Carolina

prepared by HGBD Surveyors, LLC, dated 8/29/18, revised _____, and recorded on _____ in Plat Book _____ at Page _____ in the RMC Office for Charleston County. Said property butting and bounding, measuring and containing, and having such courses and distances as are shown on said plat. Reference being had to the aforesaid plat for a full and complete description, being all of the said dimensions, a little more or a little less.

This being a portion of the property conveyed to Grantor herein by deed of the _____ dated _____ and recorded _____ in Book _____ at Page _____ in the _____ Office for _____ County, South Carolina.

Grantee's Mailing Address:

City of Charleston
Department of Public Service
Engineering Division
2 George Street
Suite 2100
Charleston, South Carolina 29401

Portion of TMS No.:

428-00-00-013

STATE OF SOUTH CAROLINA)

COUNTY OF Charleston) AFFIDAVIT FOR TAXABLE OR EXEMPT TRANSFERS

PERSONALLY appeared before me the undersigned, who being duly sworn, deposes and says:

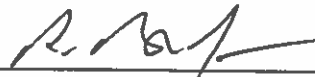
1. I have read the information on this affidavit and I understand such information.
2. The property was transferred by _____
to _____ on _____.
3. Check one of the following: The deed is
 - (A) _____ subject to the deed recording fee as a transfer for consideration paid or to be paid in money or money's worth.
 - (B) _____ subject to the deed recording fee as a transfer between a corporation, a partnership, or other entity and a stockholder, partner, or owner of the entity, or is a transfer to a trust or as distribution to a trust beneficiary.
 - (C) exempt from the deed recording fee because (See Information section of affidavit): _____ (explanation required)
(If exempt, please skip items 4-7, and go to item 8 of this affidavit.)

If exempt under exemption #14 as described in the Information section of this affidavit, did the agent and principal relationship exist at the time of the original sale and was the purpose of this relationship to purchase the realty?

Check Yes ___ or No ___

4. Check one of the following if either item 3(a) or item 3(b) above has been checked. (See Information section of this affidavit):
 - (A) _____ The fee is computed on the consideration paid or to be paid in money or money's worth in the amount of _____
 - (B) _____ The fee is computed on the fair market value of the realty which is _____
 - (C) _____ The fee is computed on the fair market value of the realty as established for property tax purposes which is _____
5. Check YES ___ or NO ___ to the following: A lien or encumbrance existed on the land, tenement, or realty before the transfer and remained on the land, tenement, or realty after the transfer. If "YES," the amount of the outstanding balance of this lien or encumbrance is _____
6. The deed recording fee is computed as follows:
 - (A) Place the amount listed in item 4 above here: _____
 - (B) Place the amount listed in item 5 above here: _____
(If no amount is listed, place zero here.)
 - (C) Subtract Line 6(b) from Line 6(a) and place the result here: _____

7. The deed recording fee is based on the amount listed on Line 6(c) above and the deed recording fee due is _____.
8. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as _____.
9. I understand that a person required to furnish this affidavit who willfully furnishes a false or fraudulent affidavit is guilty of a misdemeanor and, upon conviction, must be fined not more than one thousand dollars or imprisoned not more than one year, or both.

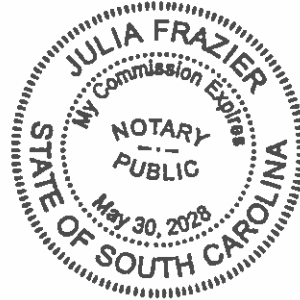


Responsible Person Connected with the Transaction

R. Matthew Jones

Print or Type Name Here *Managing Member*

Sworn this 29 day of October 2018
Julia Frazier
Notary Public for South Carolina
My Commission Expires: May 30, 2028



IN WITNESS WHEREOF, the parties have set the Hands and Seals the day and year above written.

WITNESSES: CITY OF CHARLESTON

Witness #1

By: Laura Cabiness
Its: Public Service Director

Witness #2

STATE OF SOUTH CAROLINA)
COUNTY OF CHARLESTON)

ACKNOWLEDGEMENT

The foregoing instrument was acknowledged before me (the undersigned notary) by _____, the _____ of the City of Charleston, a Municipal Corporation organized and existing pursuant to the laws of the State of South Carolina, on _____.

Signature: _____
Print Name of Notary: _____
Notary Public for _____
My Commission Expires: _____
SEAL OF NOTARY

WITNESSES:

OWNER:

Witness #1 _____
Witness #2 _____

Name: _____

STATE OF South Carolina)
COUNTY OF Charleston)

ACKNOWLEDGEMENT

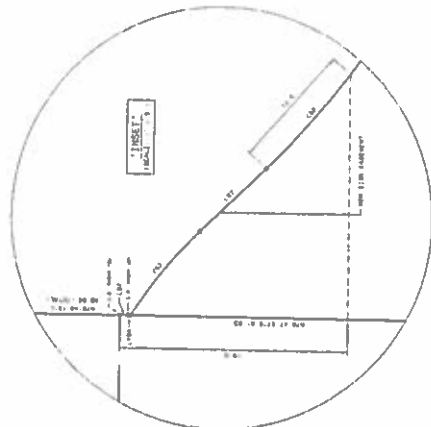
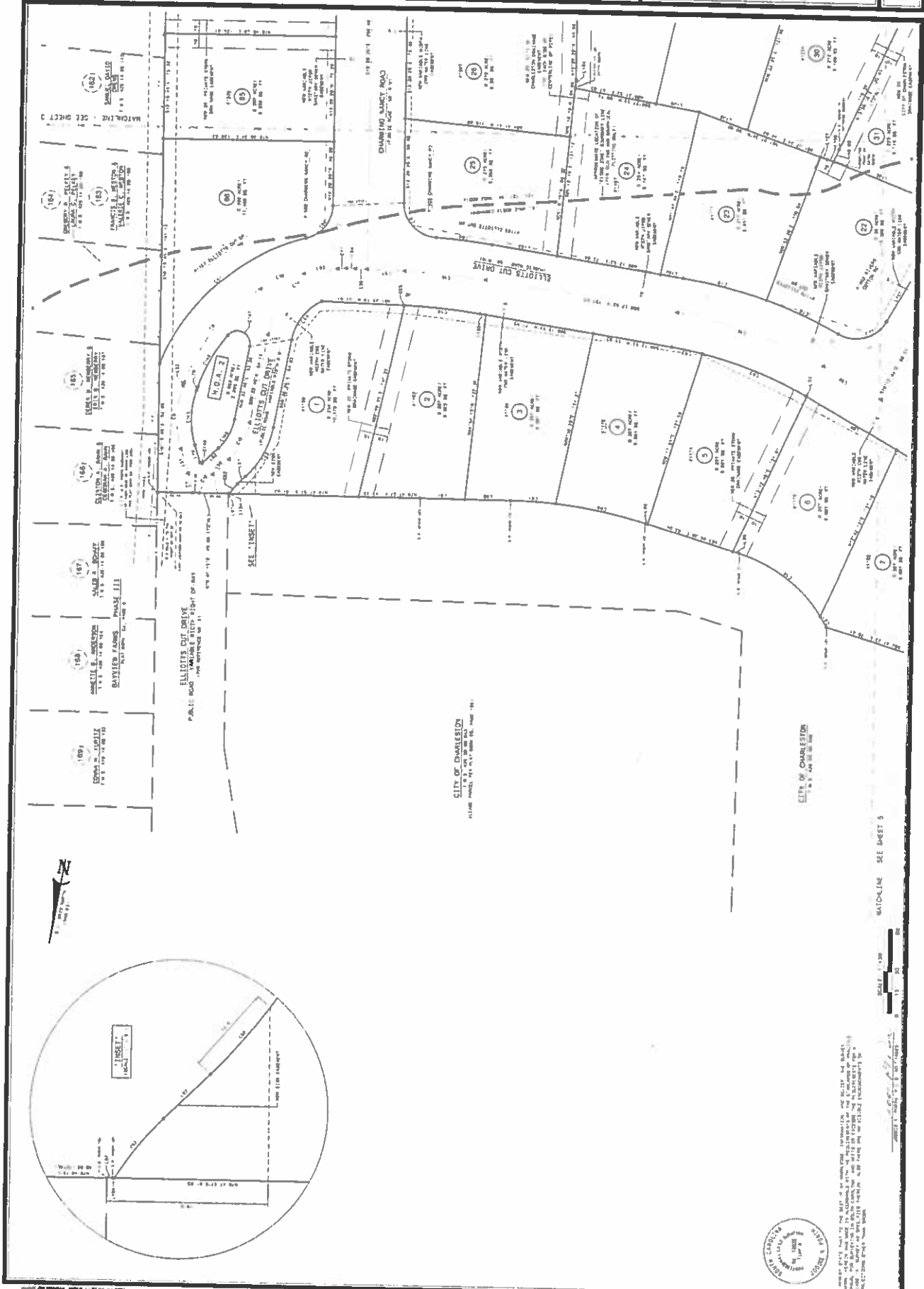
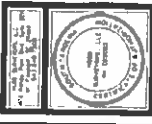
The foregoing instrument was acknowledged before me (the undersigned notary) by R. Matthew Jones, the president of Sabal Homes at Bennett's Bluff LLC LLC, on behalf of the Owner on October 29, 2018

Signature: Julia Frazier
Print Name of Notary: Julia Frazier
Notary Public for South Carolina
My Commission Expires: May 30, 2020
SEAL OF NOTARY



SABAL HOMES
CITY OF CHARLESTON
PORTION OF CHARLESTON COUNTY, T.M. & G.S. 00-00-013

HUSSEY GAY BELL
Established 1958
474 WALKER PARK BLVD, SUITE 201, MT. PLEASANT, S.C. 29524 (703) 489-7500



SCALE 1" = 20'

SEE SHEET 5

SEE SHEET 6

SEE SHEET 7

SEE SHEET 8

SEE SHEET 9

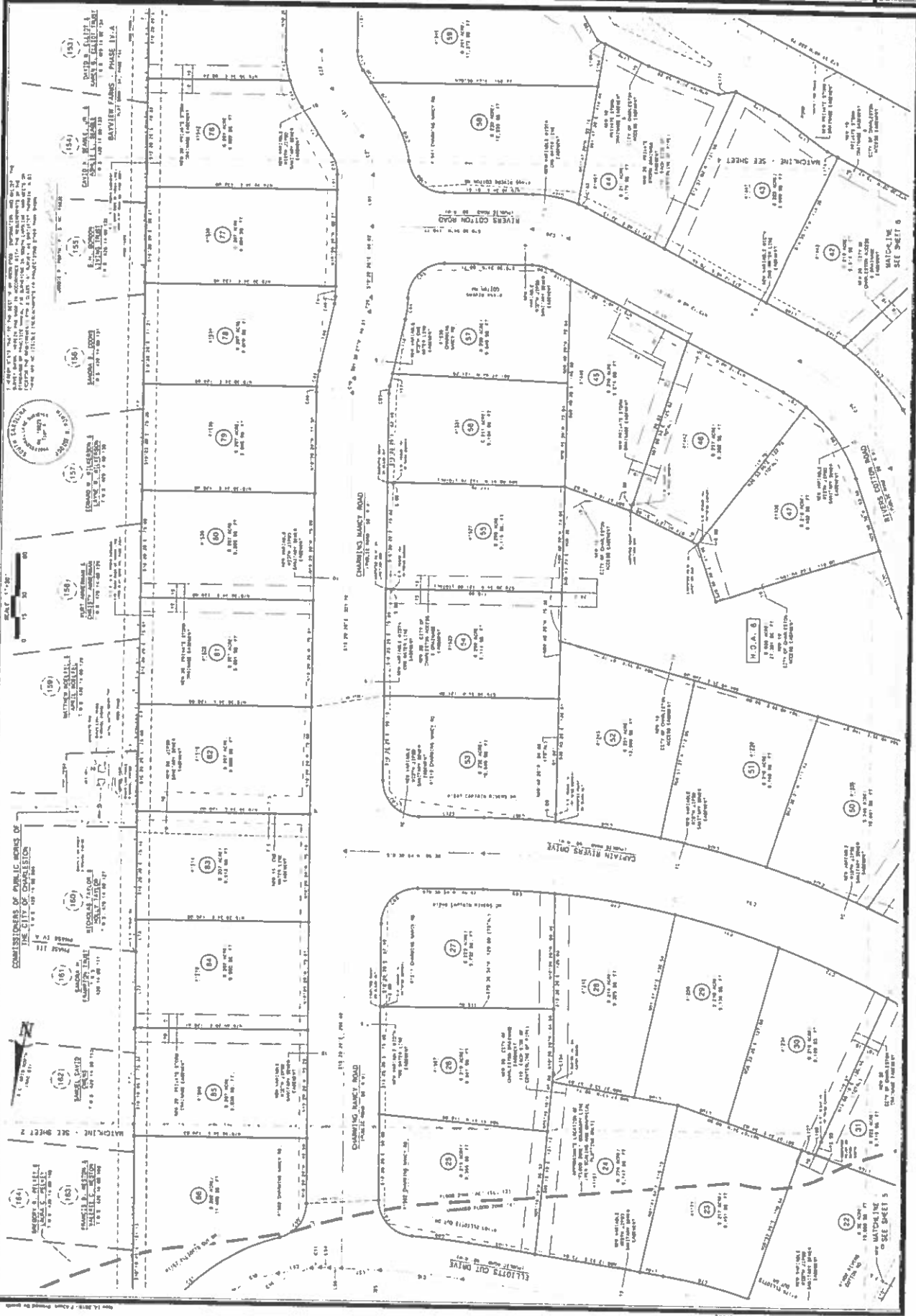
SEE SHEET 10



THIS PLAN IS THE PROPERTY OF HUSSEY GAY BELL AND IS NOT TO BE REPRODUCED OR COPIED IN ANY MANNER WITHOUT THE WRITTEN PERMISSION OF HUSSEY GAY BELL. ANY VIOLATION OF THIS NOTICE WILL BE PROSECUTED TO THE FULL EXTENT OF THE LAW.

BENNETT'S BLUFF - PHASE 2
PORTION OF GRANETT COUNTY 1 S. 428-00-00-013
SABAL HOMES
CITY OF CHARLESTON
CHARLESTON COUNTY, SOUTH CAROLINA

HUSSEY GAY BELL
Established 1958
474 West Park Blvd. Suite 201, Mt. Pleasant, SC 29564 (704) 399-7300



COMMISSIONERS OF PUBLIC WORKS OF
THE CITY OF CHARLESTON



DATE: 11/11/2013
DRAWN BY: J. H. BELL
CHECKED BY: J. H. BELL
PHASE 1B/A

DATE: 11/11/2013
DRAWN BY: J. H. BELL
CHECKED BY: J. H. BELL
PHASE 1B/A

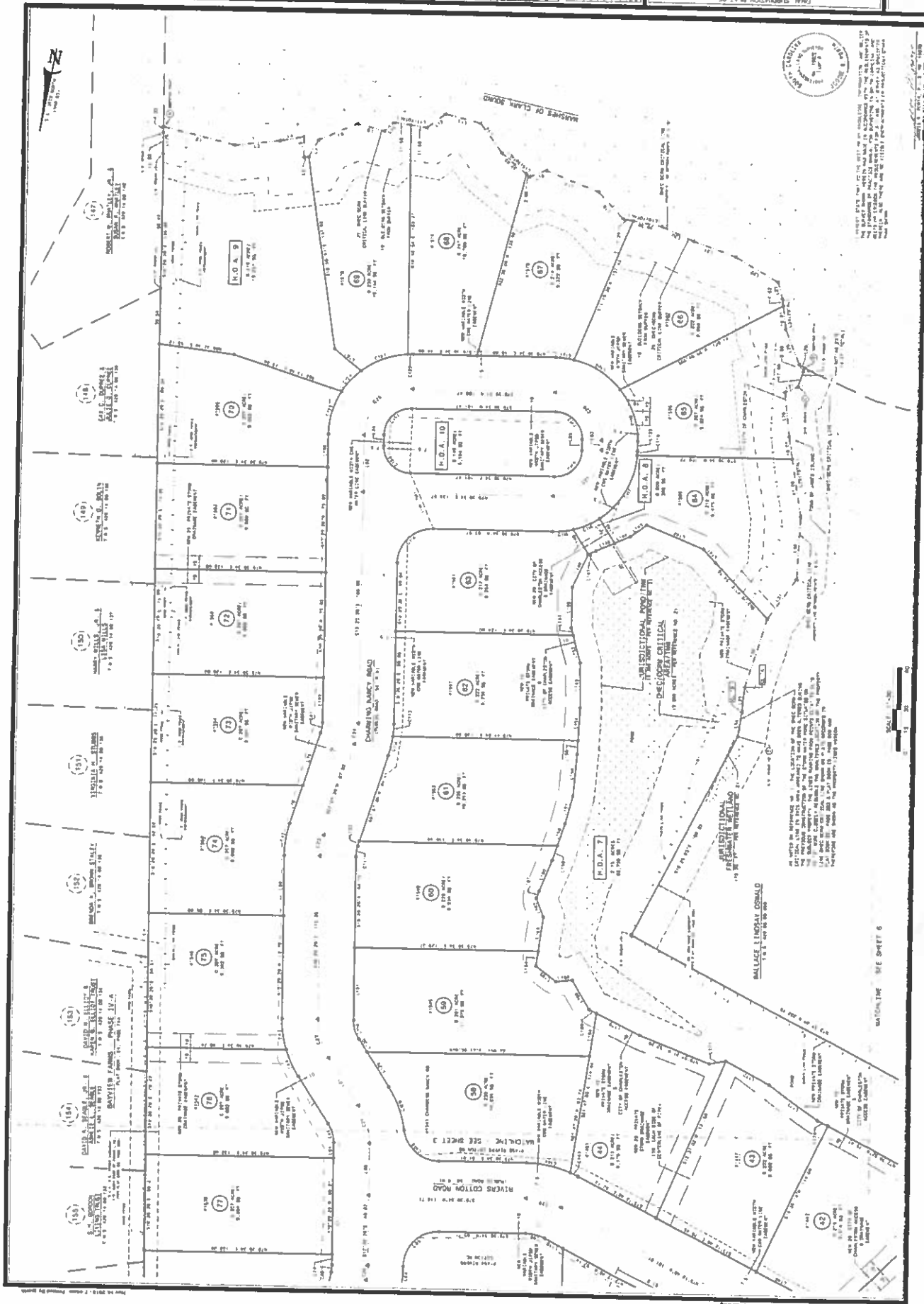
FINAL SUBDIVISION PLAN OF
BENNETT'S BLUFF - PHASE 2
PORTION OF DANFORTH COUNTY TRS 428-00-00-013
SABAL HOMES
CITY OF CHARLESTON
CHARLESTON COUNTY, SOUTH CAROLINA

HUSSEY GAY BELL

Established 1958



775 WARD PARK BLVD., SUITE 201, MT. PLEASANT, SC 29521 (703) 497-7500



SCALE: 1" = 200'

WATERLINE SEE SHEET 6



NOTICE: THIS PLAN IS THE RESULT OF A SURVEY MADE IN ACCORDANCE WITH THE PROVISIONS OF THE SUBDIVISION ACT AND THE REGULATIONS THEREUNDER. THE SURVEYOR HAS FOUND NO OBSTRUCTIONS TO THE SURVEY AND HAS THEREFORE MADE THIS PLAN. THE SURVEYOR IS NOT RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION CONTAINED HEREIN NOR FOR THE RESULTS OF ANY INVESTIGATION MADE BY ANY OTHER PARTY.

For a complete description of this subdivision, please refer to the Final Subdivision Plan and Plat of Bennett's Bluff - Phase 2, Charleston County, South Carolina, recorded in the Public Records Office of Charleston County, South Carolina, on 08/14/2013, at 11:00 AM.



JOHN J. TECKLENBURG
Mayor

City of Charleston
South Carolina
Department of Public Service

THOMAS F. O'BRIEN
Director of Public Service

March 15, 2019

Mr. Kirk R. Richards, P.E.
Assistant District Maintenance Engineer
SCDOT-District Six
6355 Fain Blvd.
North Charleston, SC 29406

RE: Maintenance of concrete sidewalks, brick pavers, lights and street trees in conjunction with project at 999 Morrison Drive, Morrison Dr. (US-52), Conroy St. (S-219) and Romney St. (S-126).

Dear Mr. Richards:

This letter concerns the proposed installation of 835 linear feet of concrete sidewalks, brick pavers, street lights and street trees to be installed on Morrison Dr. (US-52), Conroy St. (S-219) and Romney St. (S-126) in conjunction with the project within the SCDOT right-of-way on 999 Morrison Drive.

The City Council of Charleston, at its meeting held on March 15, 2019, agreed to accept maintenance responsibility for the concrete sidewalks, brick pavers, street lights and street trees within the State maintained right-of-way shown on the attached drawing and which will be constructed under a valid SCDOT Encroachment Permit. The City of Charleston agrees to maintain this sidewalk and corner accessibility ramps in compliance with current ADA and SCDOT standards (ADA Standards for Transportation Facilities, SC Highway Design Manual, SCDOT Standard Drawings, AASHTO Guide for Development of Pedestrian Facilities).

Should there be any questions, please do not hesitate to contact me at 843-724-3754 or at obrient@charleston-sc.gov.

Sincerely,

Thomas F. O'Brien,

Copy to:
Ernest Adrade, Charleston Digital Corridor
Jeff Webb, ADC Engineering

TFO/tmg

