COUNTY DEPARTMENT AGENDA REQUEST

Department:	Public Works / SPLOST	Presenter(s):	Phil Mallon
Meeting Date:	Thursday, December 9, 2010	Type of Request:	New Business

Wording for the Agenda:

Consideration of staff's recommendation to abandon and then trade 5,004 sf of Waterlace Way right-of-way (ROW), 7,130 sf of former Lester Road ROW and 1,748 sf of County-owned property in the southwest corner of the Heritage Farm Road and Lester Road intersection.

Background/History/Details:

Construction of the West Fayetteville Bypass, Phase 1 (SPLOST Project No. R-28) requires reconstruction of Waterlace Way and its intersection with Lester Road. Waterlace Way is one of two entrances serving the Waterlace Subdivision (first phase) and realignment of it will generate several small remnants of County ROW. The remnants are or little to no value for Fayette County but could help "complete" adjacent lots (i.e., provide continual road frontage for two subdivision lots) and serve as landscape areas for the subdivision.

The specific areas are shown and defined in Exhibit A. County staff has reached verbal agreements with the property owners (two companies) to trade the remnants for new ROW required along the realigned Lester Road and Waterlace Way. The value of the properties to be exchange are equal, per unit rates established by an independent appraiser.

Utility easements within the ROW to be abandoned will remain in effect and the impact of this encumbrance has been considered in the appraised value.

What action are you seeking from the Board of Commissioners?

Abandonment and authorization to trade 5,004 sf of Waterlace Way right-of-way, 7,130 sf of former Lester Road ROW and 1,748 sf of County-owned property in the southwest corner of the Heritage Farm Road and new Lester Road intersection; as defined in Exhibit A.

If this item requires funding, please describe:

No funding is required.

Has this issue come before the Commissioners in the past?	No	If so, when?	
Do you need audio-visual for the presentation?	No	Back-up Material Submitted?	Yes

STAFF USE ONLY

Approved by Finance	Not Applicable	Reviewed by Legal	Yes
Approved by Purchasing	Not Applicable	Approved by County Clerk	Yes
Administrator's Approval	Yes		

Staff Notes: