

**INDIAN RIVER COUNTY
MEMORANDUM**

TO: Jason E. Brown
County Administrator

DEPARTMENT HEAD CONCURRENCE:

Stan Boling, AICP
Community Development Director

THROUGH: Roland M. DeBlois, AICP
Chief, Environmental Planning
& Code Enforcement

FROM: Kelly Buck
Code Enforcement Officer

DATE: 2/20/2019

RE: 26th Street Properties, LLC's Request for Release of Easements on Certain Lots on
Bella Rosa Lane at 5995 26th Street (Bella Rosa Subdivision)

It is requested that the Board of County Commissioners formally consider the following information at its regular meeting of March 5, 2019.

DESCRIPTION AND CONDITIONS

The County has been petitioned by David Ederer of 26th Street Properties, LLC, owner of multiple undeveloped lots on Bella Rose Lane at 5995 26th Street in Bella Rosa Subdivision, for release of 6' x 15' utility easements on 18 of the lots. The purpose of the easements release request is to allow for construction of duplexes and single-family homes on lots originally designed for townhomes, such that the easements are no longer necessary or compatible with the proposed construction (see attached maps).

ANALYSIS

The request has been reviewed by AT&T; Florida Power & Light Corporation; Comcast Cable Services; the Indian River County Utilities Department; the County Road & Bridge and Engineering Divisions; the County Planning Division; and the County Surveyor. None of the utility providers or reviewing agencies expressed an objection to the requested release of easements. Therefore, it is staff's position that the requested easements release would have no adverse impact to utilities being supplied to the subject property or to other properties.

RECOMMENDATION

Staff recommends that the Board, through adoption of the attached resolution, approve release of the 18 6' x 15' utility easements described in the resolution.

ATTACHMENTS

1. Map(s) depicting easements proposed for releases.
2. Proposed County Resolution Releasing Easements.

ease.bccmemo
proj./appl. no. 2003050252/83235