

**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: 1/3/2018

RE: D.R. Horton Inc.'s Request for Release of a Portion of a Utility Easement at 7645 20th Street (Parcel B, Pointe West East Village Phase 1 PD)

It is requested that the Board of County Commissioners formally consider the following information at its regular meeting of January 16, 2018.

DESCRIPTION AND CONDITIONS

The County has been petitioned by D.R. Horton Inc., owner of an undeveloped parcel (Parcel B of Pointe West East Village Phase 1 PD) at 7645 20th Street, for release of the east 30 feet of a 60-foot wide utility easement on the parcel (see attached maps). The purpose of this partial release of easement request is to accommodate platting and development of lots on Parcel B as a part of Phase 2A of Pointe West East Village PD.

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; and the County Surveyor. None of the utility providers or reviewing agencies expressed an objection to the requested partial release of the utility easement. Therefore, it is staff's position that the requested partial easement 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 east 30 feet of the 60-foot wide utility easement as described in the resolution.

ATTACHMENTS

1. Map(s) depicting the easement portion proposed for release
2. Proposed County Resolution Releasing Easement

ease.bccmemo
proj./appl. no. 99070081/80258