

**INDIAN RIVER COUNTY
MEMORANDUM**

TO: Jason E. Brown
County Administrator

DEPARTMENT HEAD CONCURRENCE:

Phillip J. Matson, AICP
Community Development Director

THROUGH: Rebeca Guerra, AICP, LEED-AP,CPD
Chief, Environmental Planning
& Code Enforcement

FROM: Kelly Buck
Code Enforcement Coordinator

DATE: 4/22/2022

RE: Request by Sand Ridge Sebastian, LLC for Release of an Easement

It is requested that the Board of County Commissioners formally consider the following information at its regular meeting of May 3, 2022.

DESCRIPTION AND CONDITIONS

Indian River County has been petitioned by Sand Ridge Sebastian, LLC, owner of the Century Plaza property (13240-13262 US Highway 1), for release of a 24' wide Marginal Access Easement. The purpose of the easement release is to accommodate the redevelopment of the site. Following release of the easement, a new 22' Marginal Access Easement will be provided to replace and provide similar access (see Sketch of Description Map).

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 release of easement. Therefore, it is staff's position that the requested easement release would have no adverse impact on the subject property or to other properties.

RECOMMENDATION

Staff recommends that the Board, through adoption of the draft resolution, approve release of the 24' Marginal Access Easement described in the draft resolution.

Attachments:

1. Sketch of Description Map
2. Draft County Resolution Releasing Easement.

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