

AN ORDINANCE

TO AUTHORIZE THE EXECUTION AND DELIVERY OF A SEWER EASEMENT OVER A PORTION OF THE ENOREE RESIDENTIAL WASTE & RECYCLING CENTER PROPERTY LOCATED AT 1311 ANDERSON RIDGE ROAD, GREER, SC 29651, AND OTHER MATTERS RELATED THERETO.

WHEREAS, Stanley Martin Homes, LLC (“SMH”) is under contract to purchase certain real property in Greenville County, South Carolina, bearing Greenville County Tax Map Numbers 0550010100200, 0550010100100, 0550010100109, 0550010100101, 0550010100106, and 0550010100107 (the “SMH Property”); and

WHEREAS, Greenville County is the owner of certain real property in Greenville County, South Carolina, commonly known as the Enoree Residential Waste & Recycling Center, located at 1311 Anderson Ridge Road, Greer, SC 29651, and bearing Greenville County Tax Map Number 0550010100300 (hereinafter, the “County Property”); and

WHEREAS, SMH has requested that the County grant to SMH a sewer easement over the County Property, in substantially the form attached hereto as Exhibit A (the “Sewer Easement”) granting SMH the right to construct a 25’ force main sewer line in the location over the County Property as described therein. Upon completion of installation of the sewer line, SMH will dedicate and convey the Sewer Easement to Metropolitan Sewer Sub-District; and

WHEREAS, in consideration of the County’s grant of the Sewer Easement, SMH will design, engineer, and install a new private sewer line extending from the public sewer line to be constructed by SMH, across the SMH Property to a building located on the County Property, at no cost to the County, pursuant to the Sewer Line Extension Agreement attached hereto as Exhibit B (the “Sewer Line Extension Agreement”). SMH will grant to the County a sewer easement over the SMH Property, in substantially the form attached hereto as Exhibit C (the “County Sewer Easement”). The sewer line extension will remain a private sewer line serving the County Property.

NOW, THEREFORE, BE IT ORDAINED BY GREENVILLE COUNTY COUNCIL:

Section 1. Grant of Easement and Approval of Sewer Line Extension Agreement.

Greenville County does hereby grant to Stanley Martin Homes, LLC, the Sewer Easement over the County Property. In consideration of the grant of easement, Greenville County does hereby approve the Sewer Line Extension Agreement obligating Stanley Martin Homes, LLC to design, engineer, construct and install a new sewer line serving the County Property and to grant the County Sewer Easement over the SMH Property to the County.

Section 2. Approval of the Sewer Line Extension Agreement.

Greenville County Council authorizes the Chairman of County Council and the County Administrator to execute and deliver on behalf of the County, the Sewer Easement, in substantially the form attached hereto as

Exhibit A, the Sewer Line Extension Agreement, in substantially the form attached hereto as Exhibit B.

Section 3. Authorization of Staff. Greenville County Council authorizes the Greenville County Administrator and the County Attorney to take all necessary actions to complete the grant of the sewer easement and the design, engineering, construction and installation the Sewer Extension as authorized herein by County Council.

Section 4. Effective Date. This Ordinance shall take effect upon the date of its adoption.

DONE IN REGULAR MEETING THIS ____ DAY OF _____, 2023.

Dan Tripp, Chairman
Greenville County Council

ATTEST:

Regina McCaskill
Clerk to Council

Joseph M. Kernell,
County Administrator