



City of Charleston

South Carolina

Department of Public Service

JOHN J. TECKLENBURG
Mayor

LAURA S. CABINESS, PE
Director

PUBLIC WORKS AND UTILITIES COMMITTEE AGENDA

There will be a meeting of the Public Works and Utilities Committee on Tuesday, March 14, 2017 to begin at 3:30 p.m. at 1st Floor Conference Room, 80 Broad Street. The following items will be heard:

A. Invocation

B. Approval of Public Works and Utilities Committee Minutes

February 14, 2017 – *DEFERRED*

February 27, 2017 – *DEFERRED*

C. Request to Set a Public Hearing

None

D. Acceptance and Dedication of Rights-of-Way and Easements

1. Acceptance and dedication of a new exclusive 13-foot wide entry and use permanent storm drainage easement as noted on the plat entitled "Oakland Subdivision and Stonecreek Subdivision, City of Charleston, Charleston County, SC (TMS 310-12-00-119) to allow access for maintenance of storm drainage piping at 399 Clayton Drive.
 - a. Plat
 - b. Exclusive Storm Water Drainage Easements
2. Acceptance and dedication of a new exclusive 7-foot wide entry and use permanent storm drainage easement as noted on the plat entitled "Oakland Subdivision and Stonecreek Subdivision, City of Charleston, Charleston County, SC (TMS 310-12-00-043) to allow access for maintenance of storm drainage piping at 403 Clayton Drive.
 - a. Plat
 - b. Exclusive Storm Water Drainage Easements

E. Requests for Permanent Encroachments

None

F. Temporary Encroachments Approved By The Department of Public Service (For information only)

1. **79 Iron Bottom Lane** - installing irrigation encroaching into right-of-way. This encroachment is temporary. **Approved 3/3, 2017.**
2. **2838 South Moss Oak Lane** - installing 6-foot fence encroaching into drainage easement. This encroachment is temporary. **Approved 3/3, 2017.**
3. **3348 Pavilion Lake Drive** - installing 6-foot fence encroaching into drainage easement. This encroachment is temporary. **Approved 3/3, 2017.**
4. **2021 Maybelles Lane** - installing 6-foot fence encroaching into drainage easement. This encroachment is temporary. **Approved 3/3, 2017.**
5. **951 Travers Drive** - installing 4-foot fence encroaching into drainage easement. This encroachment is temporary. **Approved 3/3, 2017.**
6. **3024 Conservancy Lane** - installing 6-foot fence encroaching into drainage easement. This encroachment is temporary. **Approved 3/3, 2017.**
7. **556 King Street** – installing 15” x 30” right angle sign encroaching into right-of-way (Dry Bar). This encroachment is temporary. **Approved 3/3, 2017.**
8. **151 Sheppard Street** – installed 30”x30” right angle sign encroaching into right-of-way (American Vernacular). This encroachment is temporary. **Approved 3/3, 2017.**
9. **266 Furman Farm Place** – installing portion of brick walkway and irrigation encroaching into right-of-way. This encroachment is temporary. **Approved 3/3, 2017.**
10. **3068 South Shore Drive** – installed brick paver edging encroaching into right-of-way. This encroachment is temporary. **Approved 3/3, 2016.**

G. Miscellaneous or Other New Business

1. Recommendation for stormwater requirements for re-development projects - ongoing. *DEFERRED*

Councilmember Rodney Williams
Chairperson

STATE OF SOUTH CAROLINA)	EXCLUSIVE STORM
)	WATER DRAINAGE
)	EASEMENT
COUNTY OF CHARLESTON)	CITY OF CHARLESTON

This Agreement is made and entered into this 24 day of FEBRUARY, 2017, by and between the City of Charleston, a Municipal Corporation organized and existing pursuant to the laws of the State of South Carolina (herein the "City"), and Arthur B. Schirmer, III and Joyce K. Schirmer (herein the "Owner").

WHEREAS, THE CITY OF CHARLESTON, is desirous of maintaining a storm water drainage pipe and appurtenances ("Storm Water System") across a portion of Lot 50 Stonecreek Subdivision designated by Charleston County tax map number 310-12-00-119 and to accomplish this objective, the City must obtain an entry and use easement from the Owner permitting the maintenance of the Storm Water System through a portion of the Owner's property as hereinafter described; and

WHEREAS, the undersigned Owner of the property is desirous of cooperating with the City and is minded to grant unto it an exclusive entry and use easement in and to the property necessary therefor.

NOW, THEREFORE, in consideration of the foregoing and the benefits to be derived by the drainage improvements to the property, the Owner has granted, bargained, sold, released and conveyed by these present and does grant, bargain, sell, release and convey unto the City a **NEW EXCLUSIVE THIRTEEN (13) – FOOT WIDE ENTRY AND USE PERMANENT STORM DRAINAGE EASEMENT**, more fully shown on a plat entitled

"Oakland Subdivision and Stonecreek Subdivision, City of Charleston, Charleston County, S.C.", prepared by E. M. Seabrook Engineers & Surveyors, dated December 29, 2016, executed by Lewis E. Seabrook, on February 2, 2017, and recorded in Plat Book _____ at page _____ in the R.M.C. Office for Charleston County, South Carolina (herein the "Plat"). A copy of said plat is attached heretofore as "Exhibit A" and incorporated herein.

SAID EXCLUSIVE STORM DRAINAGE EASEMENT having such size, shape, location, and butting, and bounding as shown on said Plat, reference to which is hereby made for a more complete description.

The City shall at all times have the right of ingress and egress to the land affected by the said Exclusive Thirteen (13) -Foot Wide Permanent Stormwater Drainage Easement for purposes of periodic inspection, maintenance, repair and replacement of the Stormwater

System. This Exclusive Thirteen (13) -Foot Wide Permanent Stormwater Drainage Easement shall be commercial in nature and shall run with the land.

The City has no obligation to repair, replace or to compensate the Owners for trees,

plants, grass, shrubs or other elements damaged or destroyed within the confines of the Exclusive Thirteen (13) -Foot Wide Permanent Stormwater Drainage Easement during the conduct of its allowable activities as described above.

TO HAVE AND TO HOLD, all and singular, the said before mentioned unto the said CITY OF CHARLESTON, its successors and assigns, against us and our heirs and assigns, and all persons whomsoever lawfully claiming or to claim the same or any part thereof.

IN WITNESS WHEREOF, the parties have set the Hands and Seals the day and year above written.

Will Stal
Witness #1

Stephen Lewis
Witness #2

OWNER

Name: *Arthur B. Schirmer, III & Joyce K. Schirmer*
Arthur B. Schirmer, III & Joyce K. Schirmer

Date: 2-24-17

WITNESSES:

CITY OF CHARLESTON

Witness #1

By: Laura S. Cabiness
Its: Director of Public Service
Date: _____

Witness #2

STATE OF SOUTH CAROLINA

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PROBATE

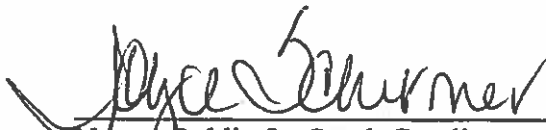
COUNTY OF CHARLESTON

PERSONALLY appeared before me the above named witness, who, on oath, says that (s)he saw the within named Arthur B. Schirmer, III & Joyce K. Schirmer sign, on behalf of, Grantor, the within Exclusive Permanent Stormwater Drainage Easement, and seal said Exclusive Permanent Stormwater Drainage Easement, and as its act and deed, deliver the same, and that (s)he with the other witness named, witnessed the execution thereof.



Signature of Witness

SWORN to before me this
27 day of Feb, 2017.



Notary Public for South Carolina
My Commission Expires: 11-1-20

STATE OF SOUTH CAROLINA

)

PROBATE

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COUNTY OF CHARLESTON

)

PERSONALLY appeared before me the above named witness, who, on oath, says that (s)he saw the within named Laura S. Cabiness sign, on behalf of, The City of Charleston, the within Exclusive Permanent Stormwater Drainage Easement, and seal said Exclusive Permanent Stormwater Drainage Easement, and as its act and deed, deliver the same, and that (s)he with the other witness named, witnessed the execution thereof.

Signature of Witness

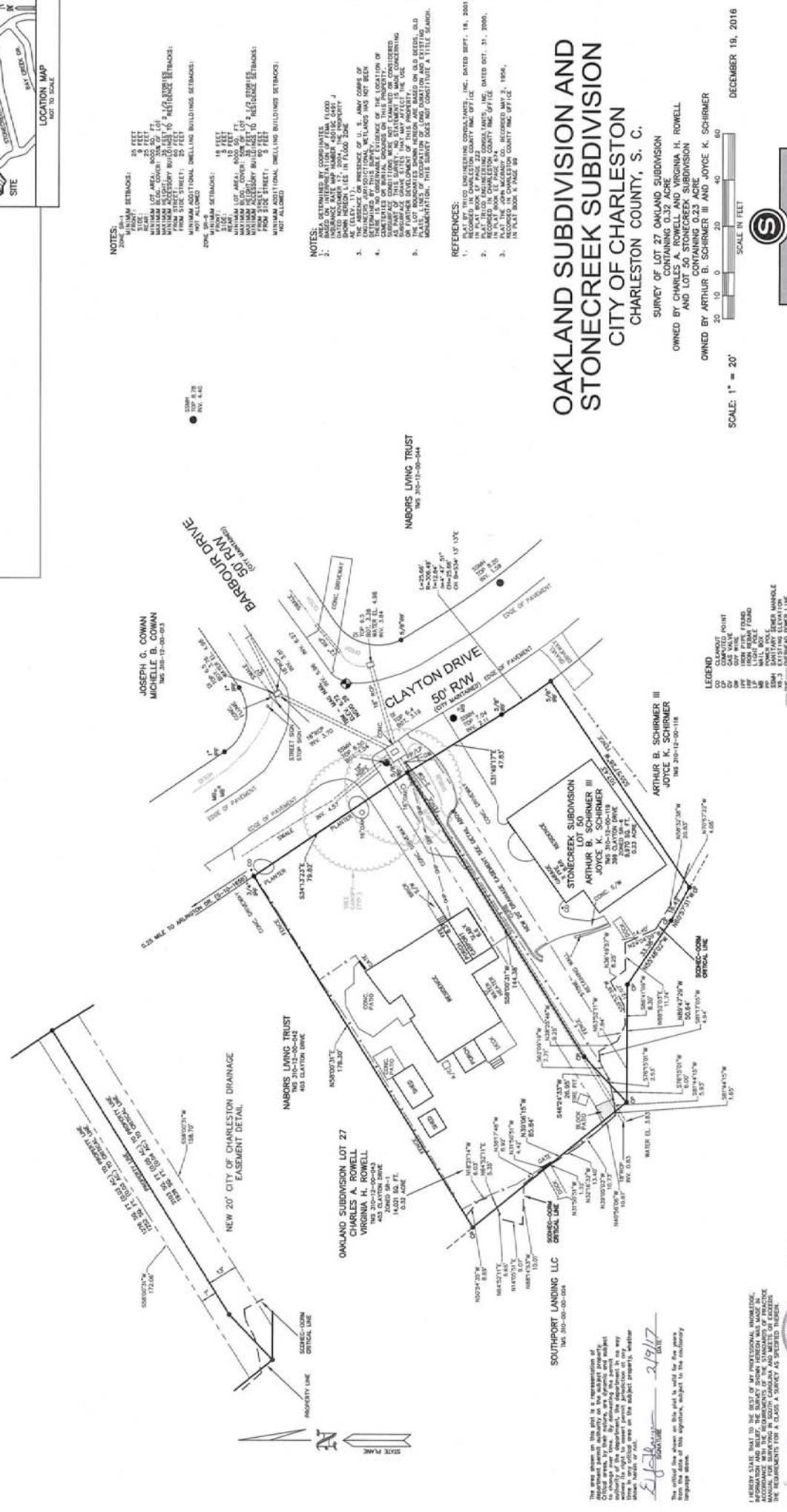
SWORN to before me this
_____ day of _____, 2017.

Notary Public for South Carolina
My Commission Expires: _____

FOR APPROVAL STAMPS



NOTE: THE CITY OF CHARLESTON DRAINAGE EASEMENTS SHOWN HEREON ARE DEDICATED TO THE CITY OF CHARLESTON FOR ACCESS TO AND MAINTENANCE OF THE STORM WATER SYSTEM.



- NOTES:**
- 1. ZONE SH-1 FRONT SETBACKS: 25 FEET
 - 2. ZONE SH-1 REAR SETBACKS: 10 FEET
 - 3. ZONE SH-1 SIDE SETBACKS: 5 FEET
 - 4. ZONE SH-1 MINIMUM ADDITIONAL SHELLING BUILDINGS SETBACKS: 10 FEET
 - 5. ZONE SH-1 MINIMUM ADDITIONAL SHELLING BUILDINGS SETBACKS: 10 FEET
 - 6. ZONE SH-1 MINIMUM ADDITIONAL SHELLING BUILDINGS SETBACKS: 10 FEET
 - 7. ZONE SH-1 MINIMUM ADDITIONAL SHELLING BUILDINGS SETBACKS: 10 FEET
 - 8. ZONE SH-1 MINIMUM ADDITIONAL SHELLING BUILDINGS SETBACKS: 10 FEET
 - 9. ZONE SH-1 MINIMUM ADDITIONAL SHELLING BUILDINGS SETBACKS: 10 FEET
 - 10. ZONE SH-1 MINIMUM ADDITIONAL SHELLING BUILDINGS SETBACKS: 10 FEET

- NOTES:**
- 1. ALSO DEFINED BY CONVEYANCE...
 - 2. ALSO DEFINED BY CONVEYANCE...
 - 3. ALSO DEFINED BY CONVEYANCE...
 - 4. ALSO DEFINED BY CONVEYANCE...
 - 5. ALSO DEFINED BY CONVEYANCE...

REFERENCES:

- 1. PLAT BY TRICO ENGINEERING CONSULTANTS, INC., DATED SEPT. 18, 2001...
- 2. PLAT BY TRICO ENGINEERING CONSULTANTS, INC., DATED OCT. 31, 2000...
- 3. PLAT BY JOHN MACADAY CO., RECORDED MAY 2, 1954...

OAKLAND SUBDIVISION AND STONECREEK SUBDIVISION

CITY OF CHARLESTON

CHARLESTON COUNTY, S. C.

SURVEY OF LOT 27 OAKLAND SUBDIVISION CONTAINING 0.32 ACRE OWNED BY CHARLES A. ROWELL AND VIRGINIA H. ROWELL AND LOT 27 STONECREEK SUBDIVISION CONTAINING 0.23 ACRE OWNED BY ARTHUR B. SCHIRMER III AND JOYCE K. SCHIRMER

SCALE: 1" = 20'



E.M. SEABROOK
Engineers & Surveyors
 1037 Chuck Dawley Blvd.
 Mount Pleasant, SC 29465
 Phone: 843.336.1111
 www.emseabrook.com



I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, ACCORDING TO THE REQUIREMENTS OF THE STANDARDS OF PRACTICE AND ETHICS OF THE PROFESSION OF SURVEYING, I HAVE CONDUCTED THE SURVEYING FOR A SUBJECT AS STATED HEREON.

DATE: 12/17/16
 TIME: 10:00 AM
 S. C. REG. NO. 09857
 MOUNT PLEASANT, S. C. 29405
 (803) 336-1111

STATE OF SOUTH CAROLINA)	EXCLUSIVE STORM
)	WATER DRAINAGE
)	EASEMENT
COUNTY OF CHARLESTON)	CITY OF CHARLESTON

This Agreement is made and entered into this _____ day of _____, 2017, by and between the City of Charleston, a Municipal Corporation organized and existing pursuant to the laws of the State of South Carolina (herein the "City"), and Charles A. Rowell and Virginia H. Rowell (herein the "Owner").

WHEREAS, THE CITY OF CHARLESTON, is desirous of maintaining a storm water drainage pipe and appurtenances ("Storm Water System") across a portion of Lot 27 Oakland Subdivision designated by Charleston County tax map number 310-12-00-043 and to accomplish this objective, the City must obtain an entry and use easement from the Owner permitting the maintenance of the Storm Water System through a portion of the Owner's property as hereinafter described; and

WHEREAS, the undersigned Owner of the property is desirous of cooperating with the City and is minded to grant unto it an exclusive entry and use easement in and to the property necessary therefor.

NOW, THEREFORE, in consideration of the foregoing and the benefits to be derived by the drainage improvements to the property, the Owner has granted, bargained, sold, released and conveyed by these present and does grant, bargain, sell, release and convey unto the City a **NEW EXCLUSIVE SEVEN (7) – FOOT WIDE ENTRY AND USE PERMANENT STORM DRAINAGE EASEMENT**, more fully shown on a plat entitled "Oakland Subdivision and Stonecreek Subdivision, City of Charleston, Charleston County, S.C.", prepared by E. M. Seabrook Engineers & Surveyors, dated December 29, 2016, executed by Lewis E. Seabrook, on February 2, 2017, and recorded in Plat Book _____ at page _____ in the R.M.C. Office for Charleston County, South Carolina (herein the "Plat"). A copy of said plat is attached heretofore as "Exhibit A" and incorporated herein.

SAID EXCLUSIVE STORM DRAINAGE EASEMENT having such size, shape, location, and butting, and bounding as shown on said Plat, reference to which is hereby made for a more complete description.


The City shall at all times have the right of ingress and egress to the land affected by the said Exclusive Seven (7) -Foot Wide Permanent Stormwater Drainage Easement for purposes of periodic inspection, maintenance, repair and replacement of the Stormwater System. This Exclusive Seven (7) -Foot Wide Permanent Stormwater Drainage Easement shall be commercial in nature and shall run with the land.

The City has no obligation to repair, replace or to compensate the Owners for trees, plants, grass, shrubs or other elements damaged or destroyed within the confines of the


Exclusive Seven (7) -Foot Wide Permanent Stormwater Drainage Easement during the conduct of its allowable activities as described above.

TO HAVE AND TO HOLD, all and singular, the said before mentioned unto the said CITY OF CHARLESTON, its successors and assigns, against us and our heirs and assigns, and all persons whomsoever lawfully claiming or to claim the same or any part thereof.

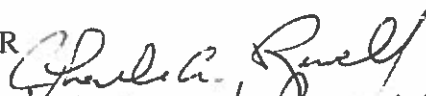
IN WITNESS WHEREOF, the parties have set the Hands and Seals the day and year above written.



Witness #1



Witness #2

OWNER 
Name: Virginia H. Rowell
Charles A. Rowell and Virginia H. Rowell
Date: 2/28/17.

WITNESSES:

CITY OF CHARLESTON

Witness #1

Witness #2

By: Laura S. Cabiness
Its: Director of Public Service
Date: _____

STATE OF SOUTH CAROLINA

)

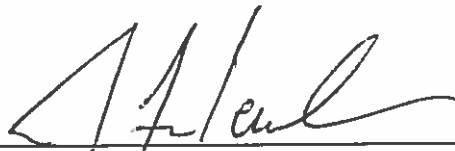
PROBATE

)

COUNTY OF CHARLESTON

)

PERSONALLY appeared before me the above named witness, who, on oath, says that (s)he saw the within named Charles A. Rowell and Virginia H. Rowell sign, on behalf of, Grantor, the within Exclusive Permanent Stormwater Drainage Easement, and seal said Exclusive Permanent Stormwater Drainage Easement, and as its act and deed, deliver the same, and that (s)he with the other witness named, witnessed the execution thereof.



Signature of Witness

SWORN to before me this
28th day of February, 2017.



Notary Public for South Carolina

My Commission Expires: June 11, 2019

STATE OF SOUTH CAROLINA

)

PROBATE

)

COUNTY OF CHARLESTON

)

PERSONALLY appeared before me the above named witness, who, on oath, says that (s)he saw the within named Laura S. Cabiness sign, on behalf of, The City of Charleston, the within Exclusive Permanent Stormwater Drainage Easement, and seal said Exclusive Permanent Stormwater Drainage Easement, and as its act and deed, deliver the same, and that (s)he with the other witness named, witnessed the execution thereof.

Signature of Witness

SWORN to before me this
_____ day of _____, 2017.

Notary Public for South Carolina
My Commission Expires: _____

FOR APPROVAL STAMPS

NOTE: THE CITY OF CHARLESTON DRAINAGE EASEMENTS SHOWN HEREON ARE DEDICATED TO THE CITY OF CHARLESTON FOR ACCESS TO AND MAINTENANCE OF THE STORM WATER SYSTEM.



- NOTES:**
- 1. ZONE SH-1 FRONT SETBACKS: 25 FEET
 - 2. ZONE SH-1 REAR SETBACKS: 25 FEET
 - 3. ZONE SH-1 SIDE SETBACKS: 25 FEET
 - 4. ZONE SH-1 MINIMUM FRONT YARD SETBACKS: 25 FEET
 - 5. ZONE SH-1 MINIMUM REAR YARD SETBACKS: 25 FEET
 - 6. ZONE SH-1 MINIMUM SIDE YARD SETBACKS: 25 FEET
 - 7. MINIMUM ADDITIONAL SHELLING BUILDINGS SETBACKS: NOT ALLOWED
 - 8. ZONE SH-2 FRONT SETBACKS: 18 FEET
 - 9. ZONE SH-2 REAR SETBACKS: 18 FEET
 - 10. ZONE SH-2 SIDE SETBACKS: 18 FEET
 - 11. ZONE SH-2 MINIMUM FRONT YARD SETBACKS: 18 FEET
 - 12. ZONE SH-2 MINIMUM REAR YARD SETBACKS: 18 FEET
 - 13. ZONE SH-2 MINIMUM SIDE YARD SETBACKS: 18 FEET
 - 14. MINIMUM ADDITIONAL SHELLING BUILDINGS SETBACKS: NOT ALLOWED

- NOTES:**
- 1. ALSO DEFINED BY CONVEYANCE INSTRUMENTS.
 - 2. INSURANCE RATE MAP NUMBER A2010C 0461 J SHOWS HEREON. LIES IN FLOOD ZONE.
 - 3. THE JURISDICTION OF U.S. ARMY CORPS OF ENGINEERS OVER THIS PROPERTY HAS NOT BEEN DETERMINED BY THIS SURVEY.
 - 4. THE SURVEY IS MADE ON THE BASIS OF THE BEST AVAILABLE INFORMATION AND IS MADE FOR THE PURPOSES OF THIS SURVEY. NO WARRANTY IS MADE CONCERNING THE ACCURACY OF THIS SURVEY.
 - 5. THIS SURVEY IS MADE FOR THE PURPOSES OF THIS SURVEY AND DOES NOT CONSTITUTE A TITLE SEARCH.

- REFERENCES:**
- 1. PLAT BY TRICO ENGINEERING CONSULTANTS, INC., DATED SEPT. 18, 2001.
 - 2. PLAT BY TRICO ENGINEERING CONSULTANTS, INC., DATED SEPT. 18, 2001.
 - 3. PLAT BY JOHN MACMURRAY CO., RECORDED MAY 2, 1954.

OAKLAND SUBDIVISION AND STONECREEK SUBDIVISION

CITY OF CHARLESTON

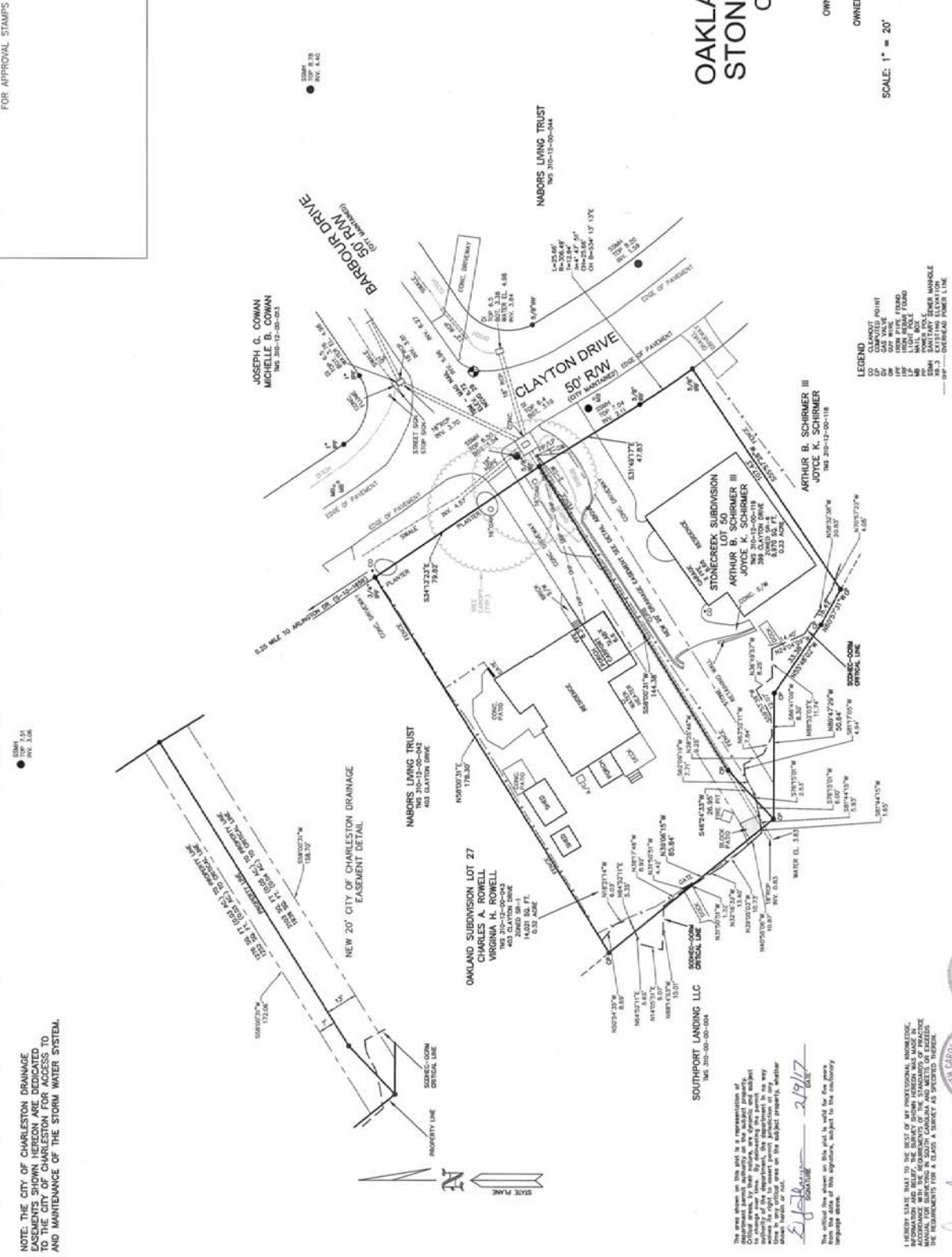
CHARLESTON COUNTY, S. C.

SURVEY OF LOT 27 OAKLAND SUBDIVISION CONTAINING 0.32 ACRE OWNED BY CHARLES A. ROWELL AND VIRGINIA H. ROWELL AND LOT 50 STONECREEK SUBDIVISION CONTAINING 0.23 ACRE OWNED BY ARTHUR B. SCHIRMER III AND JOYCE K. SCHIRMER



E.M. SEABROOK
Engineers & Surveyors
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 Phone: 843.336.1111
 www.emseabrook.com

NGVD 29



I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE AND ETHICS OF THE PROFESSION OF SURVEYING, I HAVE CONDUCTED THE SURVEYING FOR A BLOCK SUBJECT AS SHOWN ON THESE PLANS.

E.M. Seabrook
 DATE: 12/17/16
 TIME: 10:00 AM
 PLACE: CHARLESTON, S.C.
 PROJECT: OAKLAND AND STONECREEK SUBDIVISION
 SHEET NO. 0005
 MOUNT PLEASANT, S. C. 29405
 (803) 336-1111