

March 14, 2017

## RESUME

**PUBLIC HEARING: PROPOSED EASEMENT FOR PRINCE GEORGE ELECTRIC COOPERATIVE ON COUNTY PROPERTY AT TAX MAP ID# 450(OA)00-048-0 (CENTRAL WELLNESS CENTER)**

Due to the Love's Travel Stops & Country Stores (Love's) development on Route 156 and Route 460, the Prince George Electric Cooperative (PGEC) must relocate electric lines on the proposed Love's property and on Prince George County property located at the Central Wellness Center.

The PGEC request is for a perpetual utility easement, approximately forty feet (40') in width and approximately two hundred feet (200') in length, over, under and across the following described property: A tract of land containing approximately fourteen (14) acres, located in the Blackwater Magisterial District, Prince George County, Virginia, Tax Map ID# 450(OA)00-048-0.

The attached map shows where electric lines will be removed and where new electric lines will be installed. There is no cost to the County for this easement.

A legal advertisement for the public hearing was published in the Progress-Index on March 2, 2017. Public notice is required to be advertised at least seven (7) days before the public hearing held March 14, 2017.

A copy of the legal advertisement and draft easement contract between the County and PGEC are attached.

R-17-X

Board of Supervisors  
County of Prince George, Virginia

Resolution

At a regular meeting of the Board of Supervisors of the County of Prince George held in the Boardroom, Third Floor, County Administration Building, 6602 Courts Drive, Prince George, Virginia this 14<sup>th</sup> day of March, 2017:

---

Present:

Vote:

William A. Robertson, Jr., Chairman  
Donald R. Hunter, Vice-Chairman  
Alan R. Carmichael  
Jerry J. Skalsky  
T. J. Webb

---

A-X

On motion of Mr. \_\_\_\_\_, seconded by Mr. \_\_\_\_\_, which carried unanimously, the following Resolution was adopted:

RESOLUTION; AUTHORITY TO AUTHORIZE EXECUTION OF  
EASEMENT FOR PRINCE GEORGE ELECTRIC COOPERATIVE AT  
CENTRAL WELLNESS CENTER AT TAX MAP ID# 450(0A)00-048-0

WHEREAS, Prince George Electric Cooperative is requesting a perpetual 200 ft. +/-, non-exclusive permanent utility easement with a width of 20 feet across County property at the Central Wellness Center at tax map # 450(0A)00-048-0. The proposed easement runs along the southern edge of the subject property line adjacent to the main entrance road; and

WHEREAS, a public hearing regarding the proposed easement has been duly advertised and conducted by the Prince George Board of Supervisors.

NOW, THEREFORE, BE IT RESOLVED That the Board of Supervisors of the County of Prince George this 14<sup>th</sup> day of March, 2017, does hereby authorize the County Administrator to execute the required documents to grant an easement to Prince George Electric Cooperative as described in the easement agreement on tax map # 450(0A)00-048-0 (Central Wellness Center).

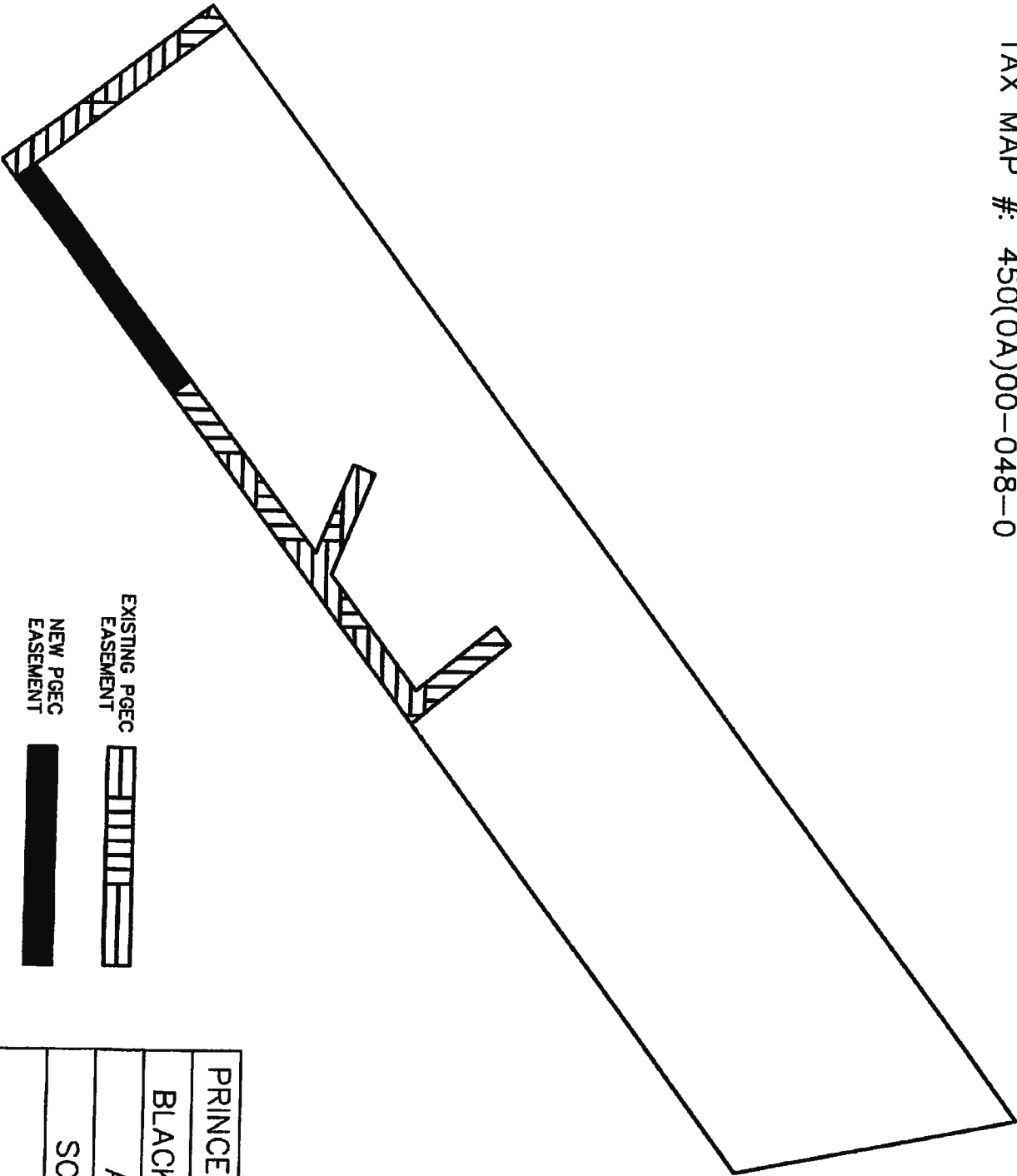
A Copy Teste:

---

Percy C. Ashcraft  
County Administrator



UTILITY EASEMENT ON PROPERTY OF: COUNTY OF PRINCE GEORGE VA  
TAX MAP #: 450(OA)00-048-0



EXISTING PGEC  
EASEMENT

NEW PGEC  
EASEMENT



PRINCE GEORGE COUNTY
BLACKWATER DISTRICT
ACRES: 14
SCALE: NONE
NO. 25055



Deed Book and Page Number

---

(For County Use Only)

**Prince George Electric Cooperative**

**Utility Easement**

THIS DEED, made this \_\_\_\_ day of \_\_\_\_\_, 2017, by and between **COUNTY OF PRINCE GEORGE, VIRGINIA** hereinafter called "Owner", and **PRINCE GEORGE ELECTRIC COOPERATIVE**, a Virginia Corporation, hereinafter called "Cooperative."

**WITNESSETH:**

That for a good and valuable consideration, the receipt whereof is hereby acknowledged, Owner does grant and convey to and unto the Cooperative, a perpetual utility easement, approximately forty feet (40') in width and approximately two hundred feet (200') in length, immediately adjacent to Prince George Drive, over, under and across the southern edge of following described property:

A tract of land containing approximately fourteen (14) acres, located in the Blackwater Magisterial District, Prince George County, Virginia, Tax Map ID# 450(0A)00-048-0, as delineated on the attached plat, which plat is incorporated by reference;

for the purpose of constructing an electric transmission or distribution system, either overhead or underground, and to operate and maintain the electric system, including all necessary lines, wires, poles, cables, conduits, manholes, equipment, accessories and appurtenances.

The facilities installed shall remain the property of the Cooperative and the Cooperative shall have the right to inspect, rebuild, remove, relocate, improve, and to make such changes, alterations, substitutions or additions to its facilities as it may deem advisable, including the right to increase the number of wires, cables or lines.

The Cooperative shall at all times have the right to keep the easement clear of all buildings, structures and other obstructions, to spray with chemicals, trim, cut and keep clear all trees, limbs, and undergrowth along or adjacent to the easement that may endanger the safe and proper operation of the Cooperative's facilities.

Any shrubbery, fence or other structure placed on the easement shall be done so at the risk of the property owner and the Cooperative shall not be held responsible for damage done to any structure, shrubbery or fence resulting from the Cooperative maintaining, inspecting and operating its facilities.

In addition to the easement, the Owner does hereby grant unto the Cooperative, during the period of construction and during any subsequent period in which maintenance, inspection, repairs or reconstruction thereof may be necessary, the right and privilege of using such surrounding land as may be necessary for the purpose of placing materials, machinery and equipment as may be necessary.

IN WITNESS WHEREOF, the undersigned has set his hand and seal as authorized by the Prince George County Board of Supervisors following a duly advertised public hearing on March 14, 2017.

\_\_\_\_\_  
Percy C. Ashcraft  
Prince George County Administrator

Date: \_\_\_\_\_

County of Prince George  
Commonwealth of Virginia

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2017 by Percy C. Ashcraft.

\_\_\_\_\_  
Notary Public's signature Notary Seal

Notary registration number: \_\_\_\_\_

My commission expires: \_\_\_\_\_

**NOTICE OF  
PUBLIC HEARING  
COUNTY OF PRINCE  
GEORGE BOARD  
OF SUPERVISORS  
Utility Easement to Prince  
George  
Electric Cooperative**

Notice is hereby given to all interested persons that the Prince George County Board of Supervisors will hold a public hearing on Tuesday, March 14th, 2017 beginning at 7:30 p.m. in the Board of Supervisors Meeting Room, Third Floor of the County Administration Building, 6602 Courts Drive, Prince George, Virginia, (located at the intersection of Laurel Springs Road and Courts Drive in the County Government Complex) pursuant to § 15.2-1800 Code of Virginia (1950), as amended, to consider:

The granting of a utility easement by the County of Prince George to the Prince George Electric Cooperative, a Virginia Corporation. The utility easement is approximately forty feet (40') wide and approximately two hundred feet (200') long and is located in the southwest corner of a fourteen acre parcel of land identified as Tax Map # 450(0A)00-048-0.

Information related to this utility easement is available for review in the Office of the County Administrator/Clerk to the Board of Supervisors, Third Floor, County Administration Building, 6602 Courts Drive, Prince George, Virginia, Monday through Friday from 8:30 a.m. until 5:00 p.m.; Tel. 722-8600. All interested persons shall be given an opportunity to be heard.

Percy C. Ashcraft  
County Administrator