



Albemarle County

Legislation Details (With Text)

File #: 20-518 **Version:** 1 **Name:**
Type: Report **Status:** Public Hearing
File created: 9/28/2020 **In control:** Board of Supervisors
On agenda: 11/4/2020 **Final action:**
Title: Appalachian Power's Request for Easement (Former Keene Landfill). To consider granting an easement to Appalachian Power Company across the former Keene Landfill property owned by the County (TMP 12900-00-00-002A0). The easement has been proposed to provide residential electrical service to the adjacent property (TMP 12100-00-00-05800).
Sponsors:
Indexes:
Code sections:
Attachments: 1. Att.A - Appalachian Power's Request for Easement TMP 12900-00-00-002A0, 2. Att.B - Property Deed dated May 21, 1998, 3. Att.C - Appalachian Power's Payment Letter dated August 27, 2020, 4. Att.D - Resolution

Date	Ver.	Action By	Action	Result
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AGENDA DATE: 11/4/2020

TITLE: Public Hearing to Consider Appalachian Power's Request for Easement (Former Keene Landfill)

SUBJECT/PROPOSAL/REQUEST: Public hearing to consider the approval of Appalachian Power's request for an easement across a portion of the former Keene Landfill property (TMP 12900-00-00-002A0)

ITEM TYPE: Regular Action Item

STAFF CONTACT(S): Richardson, Henry, Kamptner, Stewart, Herrick, Freitas

PRESENTER (S): Michael Freitas

LEGAL REVIEW: Yes

REVIEWED BY: Jeffrey B. Richardson

BACKGROUND: Appalachian Power has requested an underground easement (Attachment A) on County-owned Parcel 12900-00-00-002A0, a portion of the former Keene Landfill. The landfill was in operation from 1968 to 1990. Closure activities were completed in 1994 and were followed by a 10-year post-closure care period, which ended on November 16, 2007.

Virginia Code § 15.2-1800(B) requires a public hearing for this proposed disposal of County property.

STRATEGIC PLAN: Infrastructure Investment: Prioritize, plan, and invest in critical infrastructure that responds to past and future changes and improves the capacity to serve community needs.

DISCUSSION: The proposed easement would allow Appalachian Power to bring electrical service to the adjacent parcel 12100-00-00-05800. The County purchased the proposed easement location in 1998 as a buffer to improve its ability to maintain and protect the landfill. The deed conveying the property to the County (Attachment B) also included a right-of-way for access by the owners (and their successors) to Parcel 121-00-00-05800.

The proposed easement follows the course of that right-of-way and would not further impact the County's use of the property. Based on County assessments, staff determined that \$187.19 was a fair and reasonable value of this proposed easement. Appalachian Power's customer has agreed to pay that amount (Attachment C).

BUDGET IMPACT: Approving the easement would result in \$187.19 of revenue.

RECOMMENDATION:

Staff recommends that the Board adopt the attached Resolution (Attachment D) approving the easement and authorizing the County Executive to sign the easement agreement.

ATTACHMENTS:

Attachment A - Appalachian Power's Request for Easement TMP 12900-00-00-002A0

Attachment B - Property Deed dated May 21, 1998

Attachment C - Appalachian Power's Payment Letter dated August 27, 2020

Attachment D - Resolution