



REQUEST FOR COUNCIL ACTION

City of Greenville, South Carolina

Agenda Item No.

15a

TO: Honorable Mayor and Members of City Council
FROM: Nancy P. Whitworth, Interim City Manager

Ordinance/First Reading Ordinance/Second & Final Reading Resolution/First & Final Reading Information Only

AGENDA DATE REQUESTED: February 11, 2019

ORDINANCE/RESOLUTION CAPTION:

TO APPROVE A REAL ESTATE EXCHANGE INVOLVING APPROXIMATELY 558 SQUARE FEET OF CITY PROPERTY LOCATED ON SOUTH MAIN STREET

SUMMARY BACKGROUND:

This Ordinance authorizes an exchange of city property consisting of approximately 558 square feet for approximately 826 square feet of property owned by the developer of the Camperdown project to better accommodate a building setback line.

IMPACT IF DENIED:

If denied, the real estate exchange will not be approved.

FINANCIAL IMPACT

N/A

REQUIRED SIGNATURES

Department Director _____

OMB Director _____

City Attorney _____

City Manager _____

DocuSigned by:

Michael S. Pitts

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DocuSigned by:

Nancy Whitworth

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A N O R D I N A N C E

TO APPROVE A REAL ESTATE EXCHANGE INVOLVING APPROXIMATELY 558 SQUARE FEET OF CITY PROPERTY LOCATED ON SOUTH MAIN STREET

WHEREAS, the city of Greenville (the "City") owns approximately 558 square feet of real property located on South Main Street which is further described as "Part Parcel 4" on that certain plat entitled "CAP Camperdown, LLC" drafted by Site Design, Inc. and dated May 17, 2018, a copy of which is attached hereto and incorporated herein as Exhibit A (the "City Property"); and

WHEREAS, CAP Camperdown, LLC ("CAP") owns approximately 826 square feet of real property located on Japanese Dogwood Way which is further described as "Parcel 5-B" on the aforementioned plat (the "CAP Property"); and

WHEREAS, the City Property is part of a larger parcel upon which public improvements will be constructed in the form of a public staircase connecting the Camperdown development project to South Main Street; and

WHEREAS, CAP desires to exchange the City Property for the CAP Property to allow a building to be erected as part of the Camperdown project to move slightly closer to the street in order to facilitate a larger setback line as the building extends upward; and

WHEREAS, the CAP Property to be acquired by the City will be incorporated into the Japanese Dogwood Way right-of-way; and

WHEREAS, the City desires to enter into the exchange, recognizing that the CAP Property has a value which equals or exceeds that of the City Property;

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF GREENVILLE, SOUTH CAROLINA, City Council approves the real estate exchange contemplated above and further authorizes the City Manager to execute and accept such deeds and other documents which are necessary to consummate said exchange provided such documents are consistent with the purposes of this Ordinance and are in a form acceptable to the City Attorney.

DONE, RATIFIED AND PASSED THIS THE ____ DAY OF _____, 2019.

MAYOR

ATTEST:

CITY CLERK

APPROVED AS TO FORM:

CITY ATTORNEY

REVIEWED:

CITY MANAGER

EXHIBIT A

