



# City of Harrisonburg, Virginia

## Office of the City Manager

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G. Chris Brown  
City Attorney

TO: Kurt Hodgen, City Manager  
FROM: G. Chris Brown, City Attorney  
DATE: April 17, 2016  
RE: Waterline Easement to Jacktown Holdings, LLC

**Summary:** Grant an easement for a waterline across public lands of the City of Harrisonburg to serve a sprinkler system on property owned by Jacktown Holdings, LLC located at 92 South Main Street, Harrisonburg.

**Background:** 92 South Main Street currently is occupied by Billy Jack's Restaurant on the first floor and The Hideaway on the second floor. Recently the City's Department of Community Development and the Fire Department informed Jacktown Holdings, LLC that The Hideaway required a sprinkler system. Jacktown Holdings, LLC would like to upgrade the sprinkler system in Billy Jack's and add a sprinkler system in The Hideaway. This would require running a private waterline from the City's existing waterline located in the alley just to the north of Jack Browns, across the City's Newman Avenue parking lot to the property at 92 South Main Street. The plans for this waterline have been approved by the City's Department of Public Utilities and Department of Public Works. Under state law, the easement can only be granted for up to 40 years.

**Key Issues:** Granting a private waterline easement across City Property.

**Environmental Impact:** n/a

**Fiscal Impact:** n/a

**Prior Actions:** n/a

**Alternatives:** (a) authorize the City Manager to sign a Deed of Easement for the easement described above  
(b); or  
(c)

**Community Engagement:** In accordance with Virginia law a public hearing must be held and will be held at the April 25, 2017 Council Meeting

**Recommendation:** Staff recommends that council authorize the City Manager to sign a Deed of Easement to Jacktown Holdings, LLC for the sprinkler system.

**Attachments:** Draft Deed of Easement, Public Hearing Notice

**Review:**

*The initiating Department Director will place in Legistar, in sequence of transmittal, the names of each department that must initial their review in order for this item to be placed on the City Council agenda. The completion of review only addresses the readiness of the issue for Council consideration. This does not address the recommendation for approval or denial of the issue.*

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