From:	Emma Sandell
To:	Reetz, Thomas
Subject:	FW: Stuart Kanner Highway Easement and Rezoning
Date:	Thursday, September 13, 2018 9:56:42 AM
Attachments:	image004.png image005.png image006.png image007.png Reciprocal Access Easement Agreement - recorded (00191514xAF098).pdf

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Emma Sandell, E.I. | Project Engineer
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From: Zach Lever <ZLever@drivermcafee.com>
Sent: Tuesday, September 4, 2018 9:40 AM
To: Emma Sandell <esandell@bowmanconsulting.com>; Will Reynolds <narrconstructionservices@gmail.com>
Cc: Erik Juliano <ejuliano@bowmanconsulting.com>
Subject: RE: Stuart Kanner Highway Easement and Rezoning

Emma,

The replacement easement does in fact contemplate the Nehme connection point in Section 2(a)(ii). This section provides that if a roadway is installed outside of the easement area that connects to the Nehme parcel, then Martin Memorial and CERTUS will amend the easement so that there is connectivity all the way across. While there is a specific easement area depicted in the agreement, the agreement is intended to be flexible enough to adjust the location of the easement area based on Nehme's requirements. In plain language, Nehme and CERTUS can agree on where they will connect and where the roadway will be located, and Martin Memorial has to agree to this as well provided Martin Memorial continues to have "reasonable access" to the Nehme parcel.

Thanks,
Zach

DMH&D

Zachry C. Lever
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From: Emma Sandell <esandell@bowmanconsulting.com>
Sent: Tuesday, September 4, 2018 9:09 AM
To: Zach Lever <ZLever@drivermcafee.com>
Cc: Will Reynolds <narrconstructionservices@gmail.com>; Erik Juliano <ejuliano@bowmanconsulting.com>
Subject: Stuart Kanner Highway Easement and Rezoning

Hi Zach,

At our public hearing last month for the Kanner Highway ALF Rezoning, the Zoning Board tabled us due to some concerns they had about our new layout. One of their concerns was to make sure that the property owners to the north and south of us were in agreeance with the location of the new easement. It was my understanding that they northern property owner had to sign off on the attached easement – can you please explain if this is correct and how the northern property owner ties into all of this?

Please give me a call if you have any questions.
Thank you!

Emma Sandell, E.I. | Project Engineer
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