

November 9, 2021 – 1st Reading
December 14, 2021 – Presented for Approval

1 **2021-42 (2nd READING): AUTHORIZE THE PURCHASE OF REAL PROPERTY**
2 **IDENTIFIED AS TMS#181-11-01-9041 AND Horry County PIN#44306030012**
3 **FROM NSC OF MYRTLE BEACH, LLC FOR \$350,000.**

4 **Applicant/Purpose:** Staff / to purchase property to further enhance Withers Swash Park

5
6 **Brief:**

- 7 • NSC of Myrtle beach, LLC (seller) is the owner of vacant property
 - 8 ○ Property is a vacant parcel behind the former Walgreen's at 3rd Ave., South and
 - 9 Kings Hwy.
- 10 • The City applied for a Land and Water Conservation Fund (LWCF) to help acquire the
- 11 property.
- 12 • No changes since 1st reading.

13
14 **Issues:**

- 15 • The purpose of the Property acquisition is to provide public access and connectivity
- 16 with the existing boardwalk along Withers Swash between Kings Highway and
- 17 Ocean Boulevard and Broadway Street on the west end of Withers Swash Park
- 18 • Because the City is using LWCF funding to help acquire the property, the property will
- 19 be deed restricted and can only be used for public outdoor recreation

20
21 **Public Notification:** Normal meeting notification.

22
23 **Alternatives:** Do not acquire this strategic asset.

24
25 **Financial Impact:**

- 26 • Purchase of the property is \$350,000
- 27 • 50% is funded through a LWCF Federal Grant and 50% by the City.

28
29 **Manager's Recommendation:**

- 30 • I recommend 1st reading (11/9/2021)
- 31 • I recommend approval (12/14/2021)

32
33 **Attachment(s):**

- 34 • Proposed ordinance
- 35 • LWCF Application
- 36 • LWCF Project Agreement
- 37 • LWCF Environmental Screening Form
- 38 • Biological resource documentation - protected species assessment

CITY OF MYRTLE BEACH
COUNTY OF HORRY
STATE OF SOUTH CAROLINA

TO AUTHORIZE THE PURCHASE OF REAL
PROPERTY IDENTIFIED AS TMS# 181-11-
01-9041 AND HORRY COUNTY
PIN#44306030012 FROM NSC OF MYRTLE
BEACH, LLC FOR \$350,000.

WHEREAS, the NSC of Myrtle beach, LLC (seller) is the owner of vacant property identified as Horry County PIN # 44306030012 and TMS # 181019041 ("Property") (see Attachment 1); and

WHEREAS, the purpose of the Property acquisition is to provide public access and connectivity with the existing boardwalk along Withers Swash between Kings Highway and Ocean Boulevard and Broadway Street on the west end of Withers Swash Park; and

WHEREAS, the City applied for and received a \$175,000 grant from the Federal Government's Land and Water Conservation Fund (LWCF); and

WHEREAS, the City has sufficient funds to fund the remaining share of \$175,000 in the FY21-22 capital budget; and

WHEREAS, because the City is using LWCF funds to acquire this parcel a deed restriction has been placed on the parcel limiting the use of the parcel to public outdoor recreation uses;

NOW, THEREFORE, BE IT ORDAINED that City Council finds it desirable and in the public's interest and welfare to acquire the subject Property and therefore authorizes the City Manager, in consultation with the City Attorney, to purchase the parcel of real property identified as TMS#18111019041 and Horry County PIN # 44306030012 from NSC of Myrtle Beach, LLC for \$350,000. The City Manager is authorized to take such further action and to execute and deliver such additional documents as may be necessary to effect the acquisition and transfer.

This ordinance is effective upon second reading.

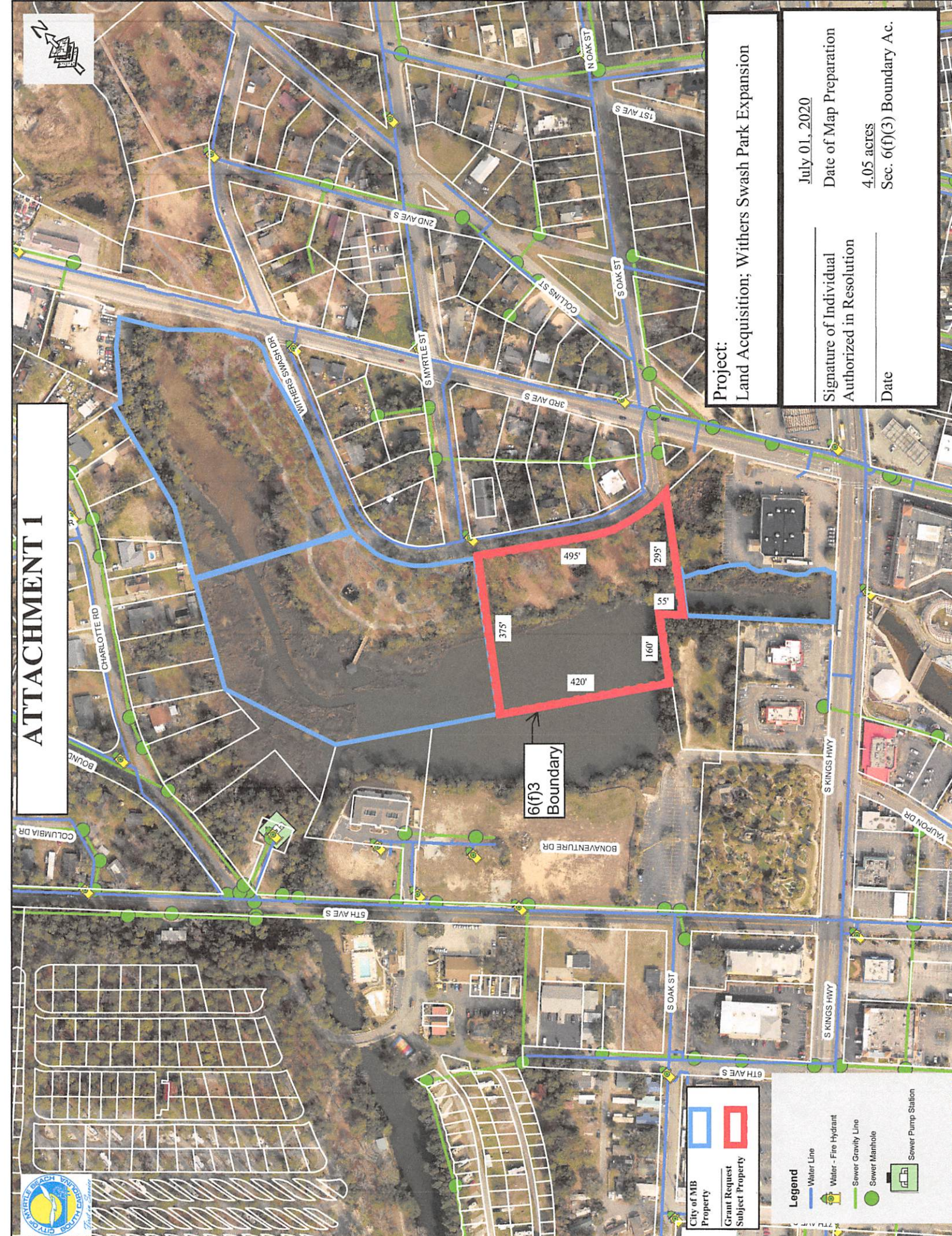
BRENDA BETHUNE, MAYOR

ATTEST:

JENNIFER ADKINS, CITY CLERK

1ST READING: 11-9-21
2ND READING: 12-14-2021

ATTACHMENT 1



Project:
 Land Acquisition; Withers Swash Park Expansion

Date of Map Preparation:
 July 01, 2020

Signature of Individual Authorized in Resolution:

Date:

4.05 acres
 Sec. 6(f)(3) Boundary Ac.

6(f)3 Boundary

	City of MB Property
	Grant Request Subject Property
	Water Line
	Water - Fire Hydrant
	Sewer Gravity Line
	Sewer Manhole
	Sewer Pump Station