

LOWNDES COUNTY BOARD OF COMMISSIONERS  
COMMISSION AGENDA ITEM

SUBJECT: JayBoys Easement Exchange Tax Parcel 0134 051  
Whitewater Road & Madison Hwy

DATE OF MEETING: March 24, 2026

Work  
Session/Regular  
Session

BUDGET IMPACT:

FUNDING SOURCE:

- Annual
- Capital
- N/A
- SPLOST
- TSPLOST

COUNTY ACTION REQUESTED ON: J-Boy's Easement Exchange Tax Parcel 0134 051  
Whitewater Road & Madison Hwy

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HISTORY, FACTS AND ISSUES: Cobrod 1 LLC owns real property (tax parcel 0134 051) at the intersection of Whitewater Road and Madison Highway that is being developed into JayBoys gas station/travel center. Lowndes County has an existing utility easement affecting Cobrod 1 LLC's property, which was granted in 2000 and is 0.211 acres in size. Cobrod 1 LLC has asked that Lowndes County release a portion of the easement area that is not currently being used by Lowndes County, as it would like to erect certain improvements in that area as part of the development of the property. In exchange for a release of the requested portion from Lowndes County's easement, Cobrod 1 LLC has offered to grant additional easement area to Lowndes County, with the net result being Lowndes County will possess a larger easement than before. The total easement area, if approved, will be 0.49 acres. Staff recommends approval of the easement exchange and authorize the Chairman to sign the documents.

OPTIONS: 1. Approve easement exchange  
2. Board's Pleasure

RECOMMENDED ACTION: Approve

DEPARTMENT: Utilities

DEPARTMENT HEAD: Steve Stalvey

ADMINISTRATIVE COMMENTS AND RECOMMENDATIONS: