



Hall County Regional Planning Commission

Wednesday, November 05, 2008
Regular Meeting

Item M5

Memorial Drive Subdivision

Insert a narrative here

Staff Contact:

October 20, 2008

Dear Members of the Board:

RE: Final Plat – Memorial Drive Subdivision

For reasons of Section 19-923 Revised Statutes of Nebraska, as amended, there is herewith submitted a final plat of Memorial Drive Subdivision, located South of Ashton Ave, and East of Vine Street, in Grand Island, Hall County, Nebraska.

This final plat proposes to create 3 lots on a tract of land comprising a part of Lot Six (6) and all of Lot Seven (7) in Block Four (4), Meves First Addition along with that portion of Vacated Alley lying south of and adjacent thereto, and a part of Blocks Three (3) and Four (4), Koehler Subdivision, all in the City of Grand Island, Hall County Nebraska. This land consists of approximately 1.255 acres.

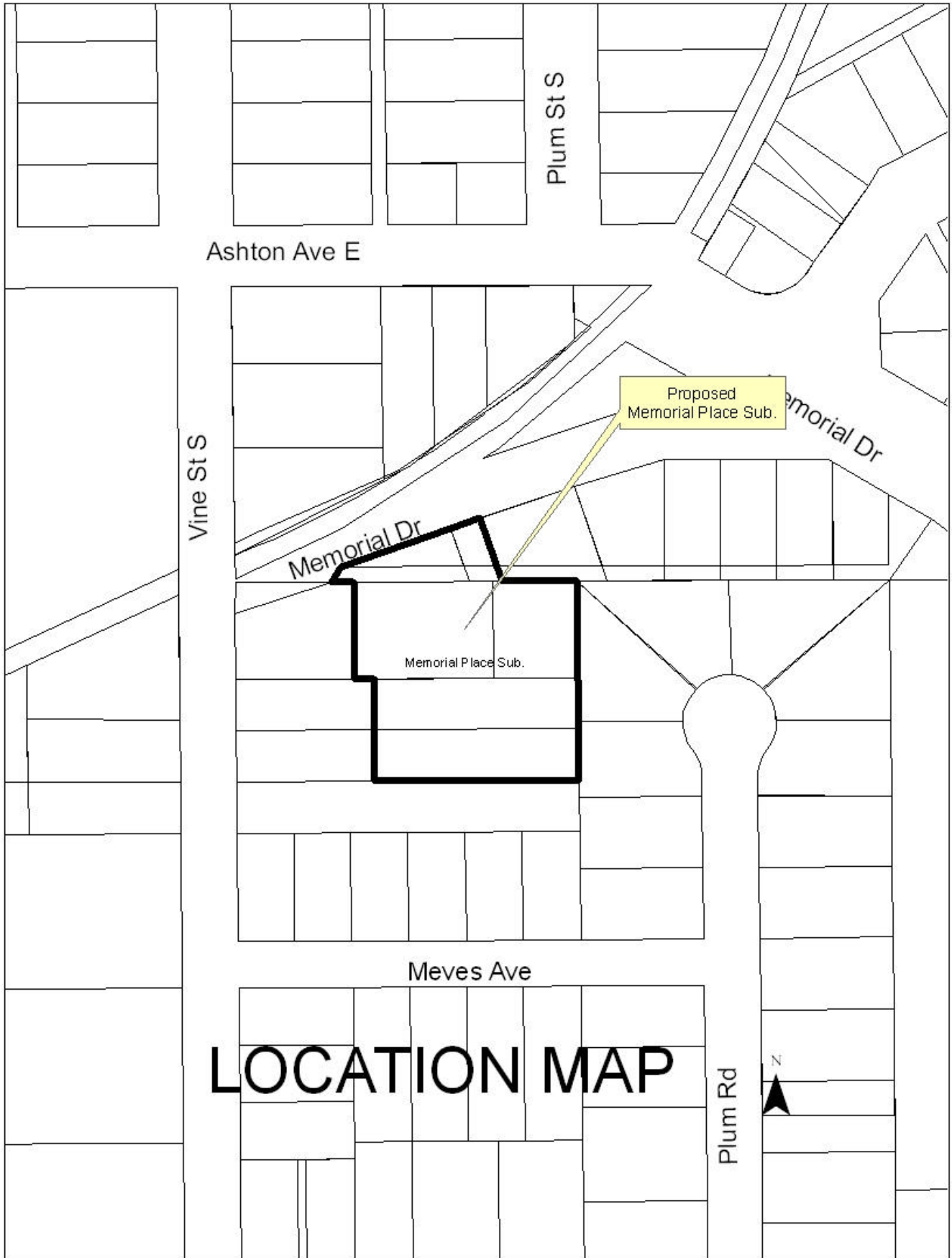
You are hereby notified that the Regional Planning Commission will consider this final plat at the next meeting that will be held at 6:00 p.m. on November 5, 2008 in the Council Chambers located in Grand Island's City Hall.

Sincerely,

Chad Nabity, AICP
Planning Director

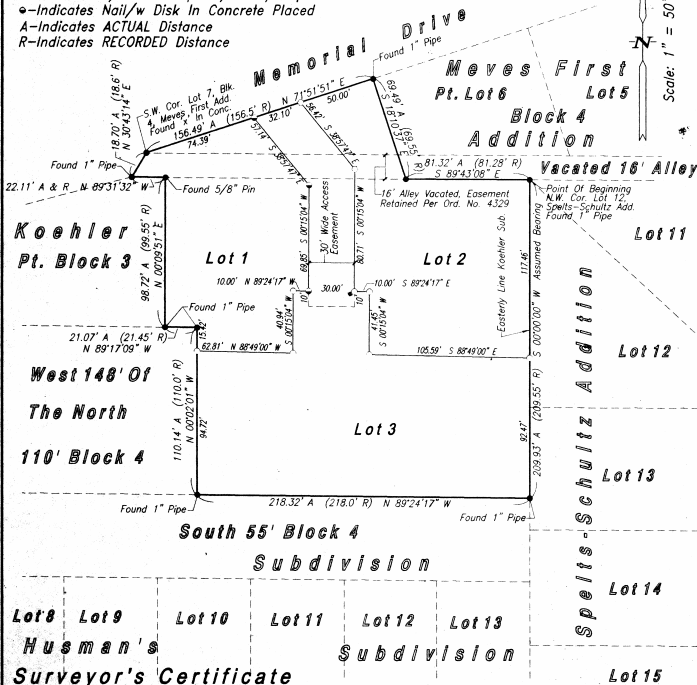
cc: City Clerk
City Attorney
Director of Public Works
Director of Utilities
Director of Building Inspections
Manager of Postal Operations
Rockwell and Associates LLC

This letter was sent to the following School Districts 1R, 2, 3, 8, 12, 19, 82, 83, 100, 126.



LEGEND

- Indicates 1/2" Iron Pipe Found Unless Otherwise Noted
- Indicates 1/2" Iron Pipe w/Survey Cap Placed Unless Otherwise Noted
- ⊙-Indicates Nail/w Disk In Concrete Placed
- A-Indicates ACTUAL Distance
- R-Indicates RECORDED Distance



Legal Description

A tract of land comprising a part of Lot Six (6) and all of Lot Seven (7) in Block Four (4), Meves First Addition along with that portion of Vacated Alley lying south of and adjacent thereto, and a part of Blocks Three (3) and Four (4), Koehler Subdivision, all in the City of Grand Island, Hall County, Nebraska, more particularly described as follows:

Beginning at the northwest corner of Lot Twelve (12), Spelts-Schultz Addition, said point also being on the easterly line of said Koehler Subdivision; thence running southerly along the easterly line of said Koehler Subdivision on an Assumed Bearing of S00°00'00"W, a distance of Two Hundred Nine and Ninety Three Hundredths (209.93) feet; thence running N89°24'17"W, a distance of Two Hundred Eighteen and Thirty Two Hundredths (218.32) feet; thence running N00°02'01"W, a distance of One Hundred Ten and Fourteen Hundredths (110.14) feet, to a point on the south line of said Block Three (3), Koehler Subdivision; thence running N89°17'09"W, along the south line of said Block Three (3), Koehler Subdivision, a distance of Twenty One and Seven Hundredths (21.07) feet; thence running N00°09'51"E, a distance of Ninety Eight and Seventy Two Hundredths (98.72) feet, to a point on the south line of said Vacated Alley; thence running N89°31'32"W, along the south line of said Vacated Alley, a distance of Twenty Two and Eleven Hundredths (22.11) feet; thence running N30°43'14"E, a distance of Eighteen and Seventy Hundredths (18.70) feet, to the southwest corner of said Lot Seven (7), Block Four (4), Meves First Addition and to a point on the southerly right of way line of Memorial Drive; thence running N71°51'51"E along the northerly line of said Lots Six (6) and Seven (7), Block Four (4), Meves First Addition and the southerly right of way line of Memorial Drive a distance of One Hundred Fifty Six and Forty Nine Hundredths (156.49) feet; thence running S18°10'37"E, a distance of Sixty Nine and Forty Nine Hundredths (69.49) feet, to a point on the south line of said Vacated Alley; thence running S89°43'08"E, along the south line of said Vacated Alley, a distance of Eighty One and Thirty Two Hundredths (81.32) feet, to the point of beginning and containing 1.255 acres more or less.

Surveyor's Certificate

I hereby certify that on September 24, 2008, I completed an accurate survey of 'MEMORIAL PLACE SUBDIVISION', in the City of Grand Island, Nebraska, as shown on the accompanying plat thereof; that the lots, blocks, streets, avenues, alleys, parks, commons and other grounds as contained in said subdivision as shown on the accompanying plat thereof are well and accurately staked off and marked; that iron markers were placed at all lot corners; that the dimensions of each lot are as shown on the plat; that each lot bears its own number; and that said survey was made with reference to known and recorded monuments.

(Seal)

Deryl D. Sorgenfrei, Reg. Land Surveyor No. 578

Approvals

Submitted to and approved by the Regional Planning Commission of Hall County, Grand Island, Wood River and the Villages of Alda, Cairo and Doniphan, Nebraska.

Chairman

Date

Approved and accepted by the City of Grand Island, Nebraska, this _____ day of _____, 2008.

Mayor

City Clerk

(Seal)

Dedication

KNOW ALL MEN BY THESE PRESENTS, that TIM C. PLATE, a single person, being the owner of the land described hereon, has caused same to be surveyed, subdivided, platted and designated as 'MEMORIAL PLACE SUBDIVISION' in the City of Grand Island, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the easements, if any, as shown thereon for the location, construction and maintenance of public service utilities, together with the right of ingress and egress thereto, and hereby prohibiting the planting of trees, bushes and shrubs, or placing other obstructions upon, over, along or underneath the surface of such easements; and that the foregoing subdivision as more particularly described in the description hereon as appears on this plat is made with the free consent and in accordance with the desires of the undersigned owner and proprietor.

IN WITNESS WHEREOF, I have affixed my signature hereto, at Grand Island, Nebraska, this _____ day of _____, 2008.

Tim C. Plate

Acknowledgement

State Of Nebraska ss
County Of Hall

On the _____ day of _____, 2008, before me, _____, a Notary Public within and for said County, personally appeared TIM C. PLATE, a single person, and to me personally known to be the identical person whose signature is affixed hereto, and that he did acknowledge the execution thereof to be his voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal at Grand Island, Nebraska, on the date last above written.

My commission expires _____.

Notary Public

(Seal)

MEMORIAL PLACE SUBDIVISION. IN THE CITY OF GRAND ISLAND, NEBRASKA