



Hall County Regional Planning Commission

Wednesday, April 01, 2009
Regular Meeting

Item M4

Devall Subdivison

Insert a narrative here

Staff Contact:

March 16, 2009

Dear Members of the Board:

RE: Final Plat – Devall Subdivision

For reasons of Section 19-923 Revised Statutes of Nebraska, as amended, there is herewith submitted a final plat of Devall Subdivision, located east of Shady Bend Road and north of U.S. Highway 30, in the 2-mile extraterritorial of Grand Island, in Hall County, Nebraska.

This final plat proposes to create 1 lot on a tract of land comprising a part of the West Half of the Northwest Quarter (W1/2NW1/4), of Section Twelve (12), Township Eleven (11) North, Range Nine (9) West of the 6th P.M. in Hall County, Nebraska.

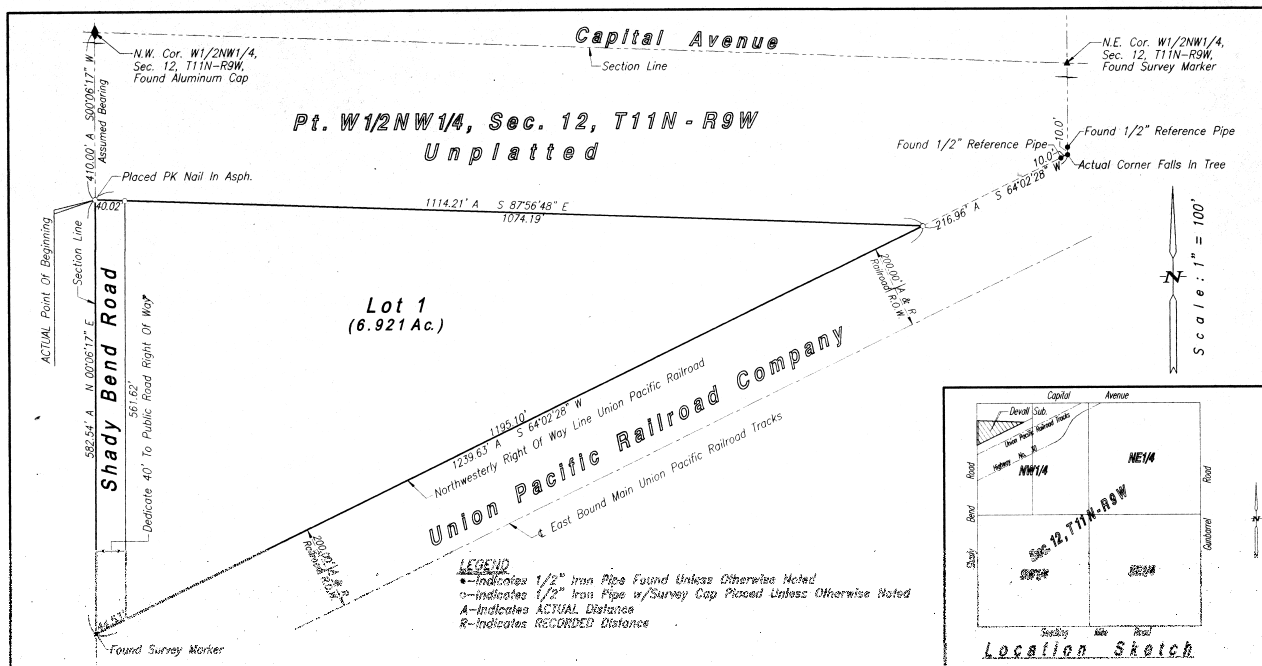
You are hereby notified that the Regional Planning Commission will consider this final plat at the next meeting that will be held at 6:00 p.m. on April 1, 2009 in the Council Chambers located in Grand Island's City Hall.

Sincerely,

Chad Nabity, AICP
Planning Director

cc: City Clerk
City Attorney
City Public Works
City Building Inspections
City Utilities
Hall County Clerk
Hall County Attorney
Hall County Public Works
Hall County Building Department
Manager of Postal Operations
Rockwell & Associates

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



Surveyor's Certificate

I hereby certify that on March 3, 2009, I completed an accurate survey of 'DEVAL SUBDIVISION', Hall County, 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. Sogentrol, 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 Aldo, Cairo and Doniphan, Nebraska.

Chairman

Date

Approved and accepted by the City of Grand Island, Nebraska, this _____ day of _____, 2009.

Mayer

City Clerk

Approved and accepted by the Hall County Board of Supervisors, this _____ day of _____, 2009.

Chairman Of The Board

County Clerk

(Seal)

Legal Description

A tract of land comprising a part of the West Half of the Northwest Quarter (W1/2NW1/4), of Section Twelve (12), Township Eleven (11) North, Range Nine (9) West of the 6th P.M., in Hall County, Nebraska, more particularly described as follows:

Beginning at the northwest corner of said West Half of the Northwest Quarter (W1/2NW1/4); thence running southerly on the west line of said West Half of the Northwest Quarter (W1/2NW1/4), on an Assumed Bearing of S00°05'17"W, a distance of Four Hundred Ten (410.00) feet, to the ACTUAL point of beginning; thence running S87°56'48"E, a distance of One Thousand One Hundred Fourteen and Twenty One Hundredths (1114.21) feet, to a point on the northwesterly right of way line of Union Pacific Railroad; thence running S54°02'28"W, on the northwesterly right of way line of the Union Pacific Railroad a distance of One Thousand Two Hundred Thirty Nine and Sixty Three Hundredths (1239.63) feet, to a point on the west line of said West Half of the Northwest Quarter (W1/2NW1/4); thence running N60°06'17"E, on the west line of said West Half of the Northwest Quarter (W1/2NW1/4), a distance of Five Hundred Eighty Two and Fifty Four Hundredths (582.54) feet, to the ACTUAL point of beginning and containing 7.446 acres more or less.

Dedication

KNOW ALL MEN BY THESE PRESENTS, that RONALD D. DEVAL and TONYA L. DEVAL, husband and wife, being the owners of the land described hereon, have caused same to be surveyed, subdivided, platted and designated as 'DEVAL SUBDIVISION' Hall County, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the road right of way as shown thereon to the public for their use forever, and 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 is 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 owners and proprietors.

IN WITNESS WHEREOF, we have affixed our signatures hereto, at Grand Island, Nebraska, this _____ day of _____, 2009.

Ronald D. Devall

Tonya L. Devall

Acknowledgement

State Of Nebraska
County Of Hall

On the _____ day of _____, 2009, before me, _____ a Notary Public within and for said County, personally appeared RONALD D. DEVAL and TONYA L. DEVAL, husband and wife, and to me personally known to be the identical persons whose signatures are affixed hereto, and that each did acknowledge the execution thereof to be his or her voluntary act and deed.

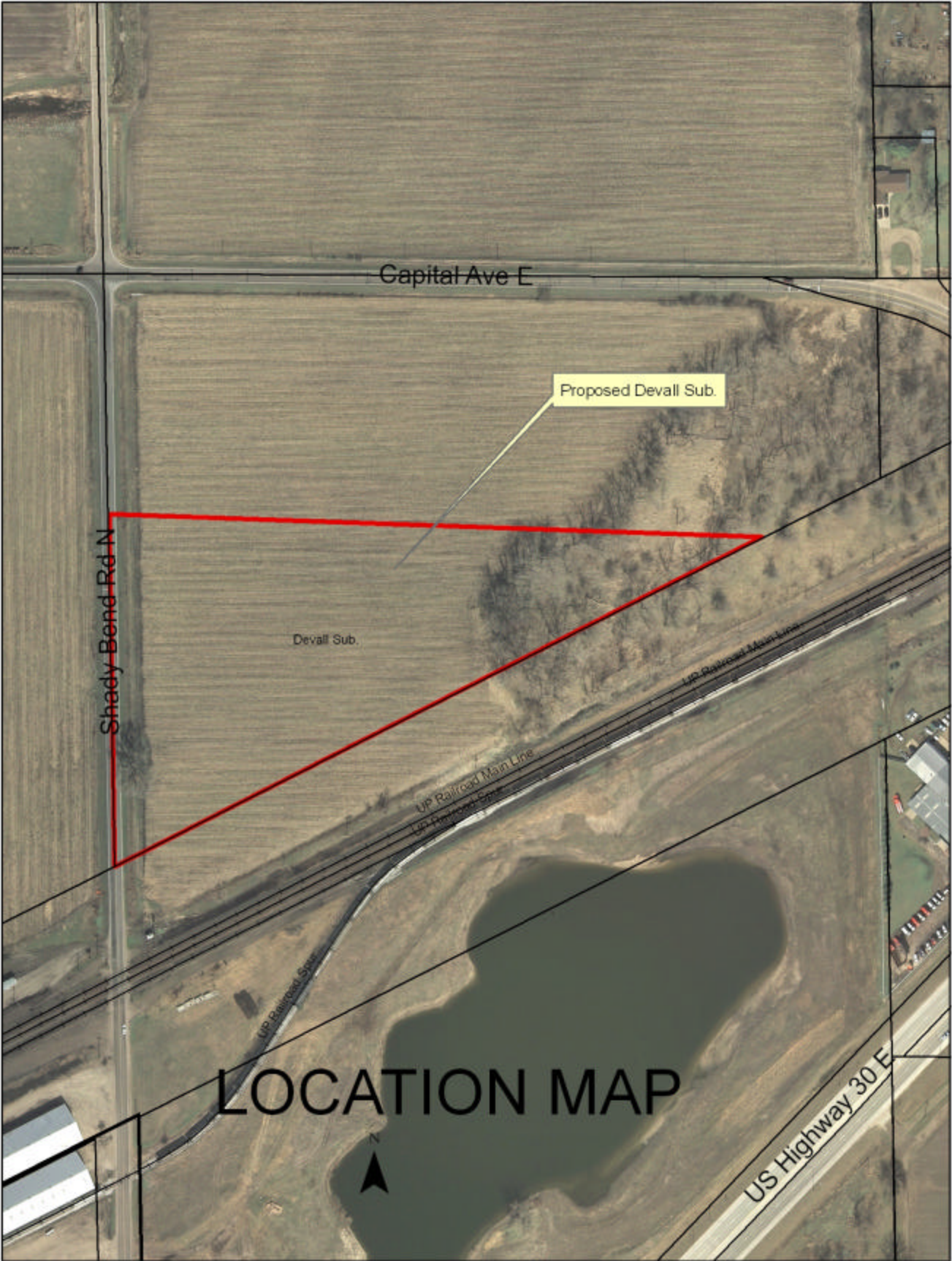
IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal at Grand Island, Nebraska, on the date last above written.

My commission expires _____

Notary Public

(Seal)

DEVAL SUBDIVISION HALL COUNTY, NEBRASKA



Capital Ave E

Proposed Devall Sub.

Shady Bend Rd N

Devall Sub.

UP Railroad Main Line

UP Railroad Main Line

US Highway 30 E

LOCATION MAP

