



# City of Grand Island

Tuesday, August 9, 2016

Council Session

## Item F-1

**#9596 - Consideration of Creation of Sanitary Sewer District No. 539; North Webb Road and 13th Street**

Staff Contact: John Collins, P.E. - Public Works Director

# **Council Agenda Memo**

**From:** Terry Brown, Manager of Engineering Services

**Meeting:** August 9, 2016

**Subject:** Consideration of Creation of Sanitary Sewer District No. 539; North Webb Road and 13<sup>th</sup> Street

**Presenter(s):** John Collins, Public Works Director

## **Background**

Council action is needed to create a sanitary sewer district. The boundary for the proposed district was selected in order to serve an area previously unserved that is located on the east side of North Webb Road between 13<sup>th</sup> Street and Dixie Square (see attached sketch). Sanitary sewer was requested in this area April 2016. Preliminary planning and surveying took place in May 2016. In June 2016 letters were sent to the five (5) properties that are currently without sanitary sewer in this area and that have the potential to be served. At this time, of the five (5) properties that can be served, it appears three (3) are in favor of sanitary sewer services.

## **Discussion**

If the district is created, a notice will be mailed to all affected property owners, a 30-day protest period allowed and an open house meeting held to review the project with property owners. The Public Works Department recommends that the assessments for the district be spread equally across the lots in the district with a ten (10) year repayment schedule.

## **Alternatives**

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

## **Recommendation**

City Administration recommends that the Council approve the creation of Sanitary Sewer District No. 539.

## **Sample Motion**

Move to approve the ordinance.

ORDINANCE NO. 9596

An ordinance creating Sanitary Sewer District No. 539 of the City of Grand Island, Nebraska; defining the boundaries thereof; providing for the laying of sanitary sewer mains in said district; providing for plans and specifications and securing bids; providing for the connection fee for connecting to such sanitary sewer; providing for certification to the Register of Deeds of the connection fee; and providing for publication and the effective date of this ordinance.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA:

SECTION 1. Sanitary Sewer District No. 539 is hereby created for the construction of an 8" inch gravity sanitary sewer system within Section Eighteen (18), Township Eleven (11) North, Range Nine (9) West and Part of the West 150.00 feet of the the Northwest Quarter of the Northwest Quarter (NW ¼ NW ¼) of Section Seventeen (17), Township Eleven (11) North, Range Nine (9) West, in the City of Grand Island, Hall County, Nebraska.

SECTION 2. The boundaries of such sanitary sewer district shall be as follows:

THE NORTH 950.1 FEET OF LOT ONE (1), IN FRACTIONAL SECTION EIGHTEEN (18), IN TOWNSHIP ELEVEN (11) NORTH RANGE NINE (9), WEST, AND PART OF THE WEST 150.0 FEET OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER (NW¼ NW¼) OF SECTION SEVENTEEN (17), IN TOWNSHIP ELEVEN (11) NORTH RANGE NINE (9), WEST, ALL OF THE 6<sup>TH</sup> P.M., HALL COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Approved as to Form	▣ _____
August 5, 2016	▣ City Attorney

ORDINANCE NO. 9596 (Cont.)

BEGINNING AT THE NORTHWEST CORNER OF FRACTIONAL SECTION EIGHTEEN (18), IN TOWNSHIP ELEVEN (11) NORTH RANGE NINE (9), WEST, OF THE 6<sup>TH</sup> P.M., RUNNING THENCE EAST ALONG AND UPON THE NORTH LINE OF SAID FRACTIONAL SECTION (18), 140.7 FEET TO THE NORTHWEST CORNER OF SECTION SEVENTEEN (17), IN TOWNSHIP ELEVEN (11) NORTH RANGE NINE (9), WEST, OF THE 6<sup>TH</sup> P.M., RUNNING THENCE EAST ALONG AND UPON THE NORTH LINE OF SAID SECTION (17), 150.0 FEET, RUNNING THENCE SOUTH, PARALLEL TO THE WEST LINE OF SAID SECTION (17), 417.4 FEET, RUNNING THENCE WEST, PARALLEL TO THE NORTH LINE OF SAID SECTION (17), 150.0 FEET TO A POINT ON THE WEST LINE OF SAID SECTION (17), RUNNING THENCE SOUTH ALONG AND UPON THE WEST LINE OF SAID SECTION (17), 290.0 FEET TO A POINT, RUNNING THENCE EAST, PARALLEL TO THE NORTH LINE OF SAID SECTION (17), 11.9 FEET TO A POINT ON THE NORTHWEST CORNER OF LOT 6, COLONIAL ESTATES NINTH SUBDIVISION, RUNNING THENCE SOUTH ALONG AND UPON THE WEST LINE OF SAID COLONIAL ESTATES NINTH SUBDIVISION 242.7 FEET TO A POINT, RUNNING THENCE WEST, PARALLEL TO THE NORTH LINE OF SAID FRACTIONAL SECTION (18), 149.9 FEET TO A POINT ON THE WEST LINE OF SAID FRACTIONAL SECTION (18), RUNNING THENCE NORTH ALONG AND UPON THE WEST LINE OF SAID FRACTIONAL SECTION (18), 950.1 FEET TO THE NORTHWEST CORNER OF FRACTIONAL SECTION EIGHTEEN (18), ALSO BEING THE ACTUAL POINT OF BEGINNING. ALL AS SHOWN ON THE PLAT DATED AUGUST 1, 2016, ATTACHED HERETO AS EXHIBIT "A" AND INCORPORATED HEREIN BY REFERENCE.

SECTION 3. Said improvement shall be made in accordance with plans and specifications prepared by the Engineer for the City who shall estimate the costs thereof, and submit the same to the City Council, and thereafter, bids for the construction of such sanitary sewer shall be taken and contracts entered into in the manner provided by law.

SECTION 4. The cost of construction of such sanitary sewer main connection district shall be reported to the City Council, and the Council, sitting as a Board of Equalization, shall determine benefits to abutting property by reason of such improvement pursuant to Section 16-6,103, R.R.S. 1943. The special benefits shall be levied at one time to pay for such cost of construction as soon as can be ascertained, as provided by law; and, provided further, such special tax and assessments shall constitute a sinking fund for the payment of any bonds with interest, issued for the purpose of paying the cost of such sewer in such district; such special assessments shall be paid and collected in a fund to be designated and known as a Sewer and

ORDINANCE NO. 9596 (Cont.)

Water Extension Fund, and, out of which all warrants issued for the purpose of paying the cost of such sanitary sewer shall be paid.

SECTION 5. This ordinance shall be in force and take effect from and after its passage, approval and publication, without the plat, as provided by law.

SECTION 6. This ordinance, with the plat, is hereby directed to be filed in the office of the Register of Deeds of Hall County, Nebraska.

SECTION 7. After passage, approval and publication of this ordinance, notice of the creation of said district shall be published in the Grand Island Independent, a legal newspaper published and of general circulation in said City, as provided by law.

Enacted: August 9, 2016.

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Jeremy L. Jensen, Mayor

Attest:

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RaNae Edwards, City Clerk

NORTHWEST CORNER  
FRACTIONAL SECTION  
18-T11N-R9W

POINT OF BEGINNING

NORTHWEST CORNER  
SECTION 17-T11N-R9W

140.7'

150'

13TH STREET W.

UNPLATTED PART  
OF FRACTIONAL  
SECTION  
18-T11N-R9W

LOT 1  
2001-11949

312.5'

UNPLATTED PART OF  
SECTION 17-T11N-R9W  
78-005613

417.4'

SANITARY SEWER DISTRICT  
539 BOUNDARY

138'

MEADOWLARK WEST SIXTH  
SUBDIVISION

WEBB ROAD N.

950.1

313.1

LOT 1  
97-103598

150'

COLONIAL ESTATES  
SEVENTH SUBDIVISION

9

8

7

6

5

4

3

2

KENNEDY DRIVE

UNPLATTED PART OF  
SECTION 17-T11N-R9W  
180-9

290'

135.5

LOT 1  
2012-06736

11.9'

COLONIAL ESTATES NINTH  
SUBDIVISION

DIXIE SQUARE

UNPLATTED PART  
OF FRACTIONAL  
SECTION  
18-T11N-R9W

LOT 1  
2014-02359

162.5'

128.5

128.5

149.9'

242.7

6

7

8

9

10

1

5

4

3

2

1

10

EXHIBIT "A"



SCALE: 1" = 120'  
DATE: AUGUST 1, 2016  
DRAWN BY: R.L.S.  
APPVD. BY: T.K.B.

SANITARY SEWER DISTRICT 539 BOUNDARY  
NORTH WEBB ROAD & 13TH STREET