City of Grand Island

Tuesday, October 11, 2016
Council Session

Item E-1

Public Hearing on Acquisition of Utility Easement - 3700 Block of West Capital Avenue - TS12 Phase II, LLC

Council action will take place under Resolutions item G-6.

<u>Staff Contact: Tim Luchsinger, Stacy Nonhof</u>

Council Agenda Memo

From: Tim Luchsinger, Utilities Director
              Stacy Nonhof, Assistant City Attorney

Meeting: October 11, 2016

Subject: Acquisition of Utility Easement – 3700 Block of West Capital
              Avenue – TS12 Phase II, LLC

Presenter(s):   Timothy Luchsinger, Utilities Director

Background

Nebraska State Law requires that acquisition of property must be approved by City Council. The Utilities Department needs to acquire an easement relative to the property of TS12 Phase II, LLC, located through a part of Lot One (1), Sterling Estates Sixth Subdivision, in the City of Grand Island, Hall County, Nebraska (on the south side of Capital Avenue and West of Highway 281 – 3700 block of West Capital Avenue), in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers.

Discussion

The Sterling Estates Sixth Subdivision is part of an apartment complex currently under development. In order to provide the electrical service for the westerly building, high voltage power lines and related equipment need to be placed on the Grantor's property. The new easement is located in the northwest corner of the tract and will allow the Utilities Department to install, access, operate and maintain the electric infrastructure.

Alternatives

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

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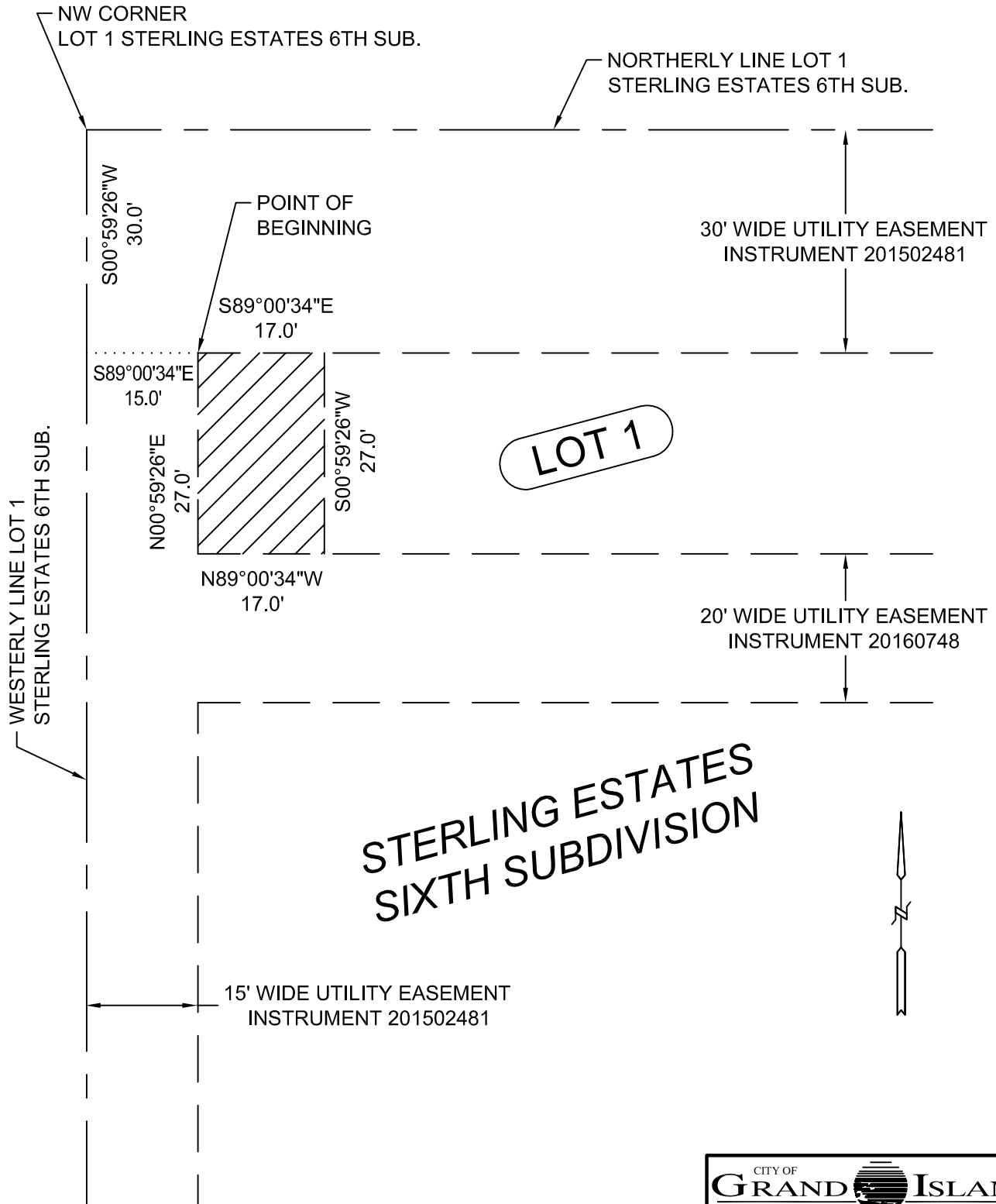
Recommendation

City Administration recommends that the Council approve the resolution for the acquisition of the easement for one dollar ($1.00).

<u>Sample Motion</u>

Motion to approve acquisition of the Utility Easement.

CAPITAL AVENUE

NW CORNER
LOT 1 STERLING ESTATES 6TH SUB.

NORTHERLY LINE LOT 1
STERLING ESTATES 6TH SUB.

S00°59'26"W
30.0'

POINT OF
BEGINNING

30' WIDE UTILITY EASEMENT
INSTRUMENT 201502481

S89°00'34"E
17.0'

S89°00'34"E
15.0'

N00°59'26"E
27.0'

S00°59'26"W
27.0'

LOT 1

WESTERLY LINE LOT 1
STERLING ESTATES 6TH SUB.

N89°00'34"W
17.0'

20' WIDE UTILITY EASEMENT
INSTRUMENT 20160748

STERLING ESTATES
SIXTH SUBDIVISION

15' WIDE UTILITY EASEMENT
INSTRUMENT 201502481

LEGEND

INDICATES UTILITY
EASEMENT

CITY OF
GRAND ISLAND
UTILITIES   DEPARTMENT

EXHIBIT "A"

DRN BY: K.J.M.	SCALE: 1"= 20'
DATE: 9/13/2016	STERLING EST