



City of Grand Island

Tuesday, October 24, 2017

Council Session

Item F-6

#9660 - Consideration of Creation of Water Main District 471T - Highway 34 and just east of the South Locust Street Intersection

Staff Contact: Tim Luchsinger, Stacy Nonhof

Council Agenda Memo

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

Meeting: October 24, 2017

Subject: Ordinance #9660 - Creation of Water Main District 471T
– Highway 34 & East of the South Locust Street
Intersection

Presenter(s): Timothy Luchsinger, Utilities Director

Background

The proposed Water Main District 471T will extend a new water main under and along the north side of Highway 34, east of the Locust Street intersection. The proposed work was identified in the Utilities Department's Master Plan as the first phase of an expansion of the water system along the southeast part of the City. It will provide for future development of the area, redundancy and increased pressures for the system.

Discussion

Water Main District 471T will be constructed as a connection fee district. This is the City's standard method for installing water lines/trunk line mains. This method allows the City to be reimbursed for the related project costs when an adjacent property receives municipal service. The associated fees are not collected until the user connects to (taps) the main. Attached is a copy of the District's boundary plat.

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 Ordinance #9660 creating Water Main District 471T at Highway 34, east of the South Locust Street intersection.

Sample Motion

Move to approve Ordinance #9660 creating Water Main District 471T at Highway 34, east of the South Locust Street intersection.

•This Space Reserved for Register of Deeds •

ORDINANCE NO. 9660

An ordinance creating Water Main District 471T in Grand Island, Hall County, Nebraska; defining the boundaries of the district; providing for the laying of water mains in said district; approving plans and specifications and securing bids; providing for the connection fee for connecting to such water main; providing for certification to the Register of Deeds; and providing the effective date hereof.

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

SECTION 1. Water Main District 471T in Grand Island, Hall County, Nebraska, is hereby created for the laying of twenty (20) inch diameter and eight (8) inch diameter water mains with appurtenances within the right-of-way of U.S. Highway 34, east of the Locust Street intersection.

SECTION 2. The boundaries of such water main district shall be more particularly described as follows:

Approved as to Form	by _____
October 20, 2017	City Attorney

ORDINANCE NO. 9660 (Cont.)

Beginning at the Northeast corner of Lot One (1), Block One (1), Wal-Mart South Subdivision in the City of Grand Island, Hall County, Nebraska; thence westerly along the northerly line of said Lot One (1), Block One (1), a distance of one hundred thirty nine and thirty two hundredths (139.32) feet to the Southeast corner of Outlot D, Wal-Mart South Subdivision; thence northerly along the easterly line of said Outlot D, a distance of sixty (60.0) feet to the Northeast corner of said Outlot D; thence westerly, along the northerly line of said Outlot D, a distance of eighty four and seventy eight hundredths (84.78) feet; thence northerly and parallel with the easterly line of Lot Ten (10), Talon Apartments First Subdivision, a distance of one hundred sixty eight and twenty six hundredths (168.26) feet to a point on the southerly line of said Lot Ten (10); thence easterly along the southerly line of said Lot Ten (10), a distance of thirty three (33.0) feet to the Southeast corner of said Lot Ten (10); thence northerly along the easterly line of said Lot Ten (10) and its extension, a distance of seventy five and four hundredths (75.04) feet to a point on the southerly line of Lot Eight (8), Talon Apartments First Subdivision; thence easterly along the southerly line of said Lot Eight (8) and its extension, a distance of one hundred eighty nine and sixteen hundredths (189.16) to a point on the easterly line of a tract of land described in Instrument 201400643, recorded in the Register of Deeds office, Hall County, Nebraska; thence southerly along the easterly line of said tract of land, a distance of three hundred twelve and ninety six hundredths (312.96) feet to a point on the northerly right-of-way line of U.S. Highway 34; thence easterly along the northerly right-of-way line of said U.S. Highway 34, a distance of thirty three (33.0) feet; thence southerly, a distance of one hundred fifteen and eight nine hundredths (115.89) feet to a southerly right-of-way corner of said U.S. Highway 34; thence westerly along the southerly right-of-way line of said U.S. Highway 34, a distance of thirty three (33.0) feet to the Northeast corner of Lot One (1), Block One (1), said Wal-Mart South Subdivision, being the said Point of Beginning.

SECTION 3. Said improvement shall be made in accordance with plans and specifications approved by the Engineer for the City, who shall estimate the cost thereof. Bids for the construction of said water main shall be taken and contracts entered into in the manner provided by law.

SECTION 4. The cost of construction of such water main connection district shall be reported to the City Council, and the Council, sitting as a Board of Equalization, shall determine

ORDINANCE NO. 9660 (Cont.)

benefits to abutting property by reason of such improvement pursuant to Section 16-6,103, R.R.S. 1943. The special benefits shall not be levied as special assessments but shall be certified by resolution of the City Council to the Hall County Register of Deeds. A connection fee in the amount of the special benefit accruing to each property in the district shall be paid to the City of Grand Island at such time as such property becomes connected to the water main in such district. No property thus benefited by water main improvements shall be connected to the water main until the connection fee is 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 and of general circulation in said city without the plat, as provided by law.

Enacted: October 24, 2017.

Jeremy L. Jensen, Mayor

Attest:

RaNae Edwards, City Clerk

