



City of Grand Island

Tuesday, December 17, 2019

Council Session

Item E-2

Public Hearing on Acquisition of Utility Easement - 3309 Husker Highway - GI Hospital Real Estate, LLC

Council action will take place under Consent Agenda item G-7.

Staff Contact: Tim Luchsinger, Stacy Nonhof

Council Agenda Memo

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

Meeting: December 17, 2019

Subject: Acquisition of Utility Easement – 3309 Husker Highway
– GI Hospital Real Estate, 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 utility easement relative to the property of GI Hospital Real Estate, LLC, located through a part of Outlot One (1) Prairie Commons Second Subdivision, in the City of Grand Island, Hall County, Nebraska (3309 Husker Highway), in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers.

Discussion

GI Hospital Real Estate, LLC, has requested a back-up electrical service for the new Grand Island Regional Hospital located at 3533 Prairieview Street. A new three-phase underground pad-mount switch will be installed along the east side of Ring Road (private drive) to accommodate the new back-up electrical service. The proposed easement tract will allow the Utilities Department to install, access, operate and maintain the electrical infrastructure at this location.

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

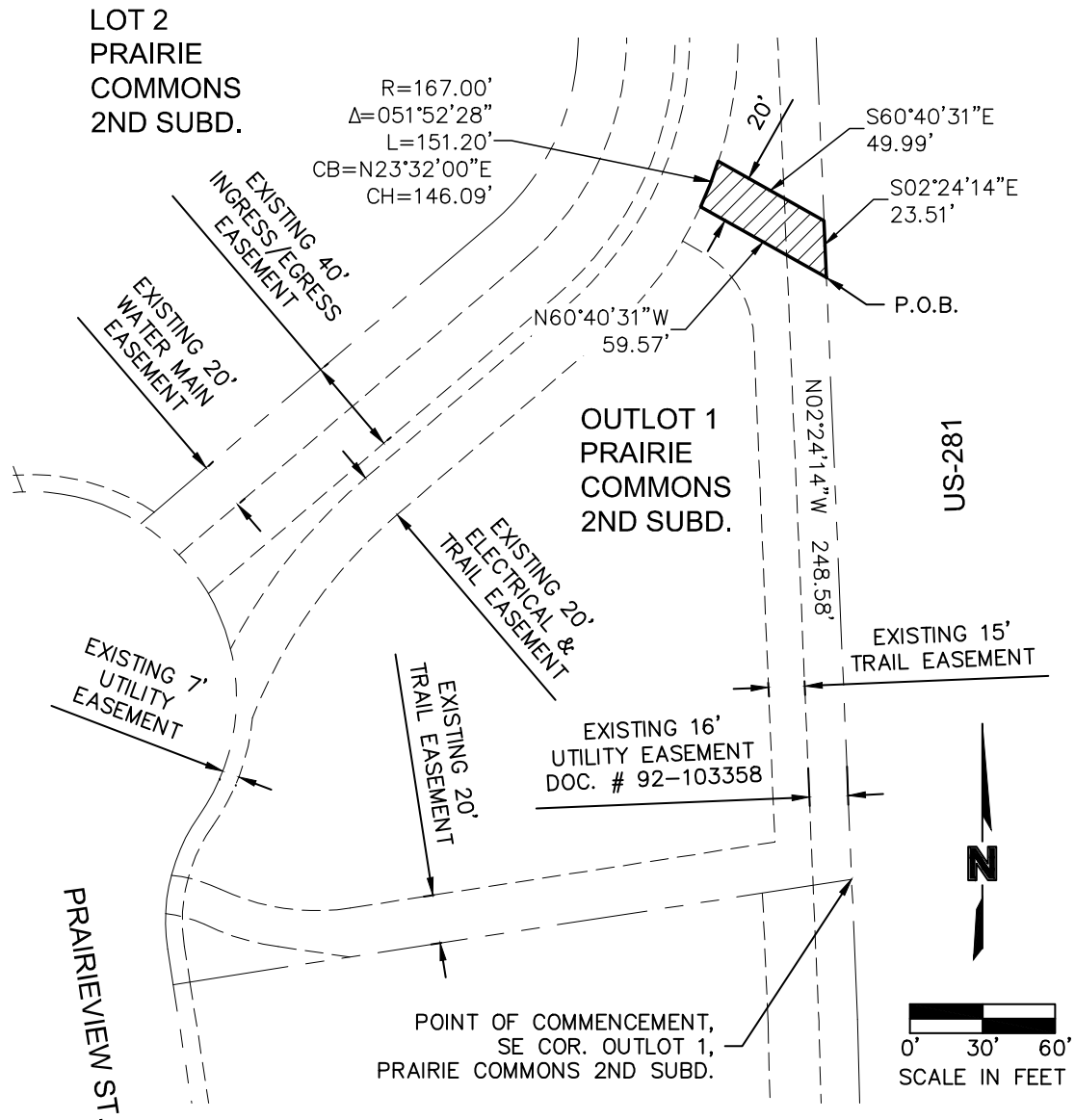
City Administration recommends that the Council approve the resolution for the acquisition of the easement for one dollar (\$1.00).

Sample Motion

Move to approve acquisition of the Utility Easement.

UTILITY EASEMENT

CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA
OUTLOT 1, PRAIRIE COMMONS SECOND SUBDIVISION



EASEMENT DESCRIPTION

A PERMANENT UTILITY EASEMENT CONSISTING OF PART OF OUTLOT 1 OF PRAIRIE COMMONS SECOND SUBDIVISION IN THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID OUTLOT 1, SAID POINT ALSO BEING ON THE WEST RIGHT-OF-WAY (R.O.W.) LINE OF U.S. HIGHWAY 281 (US-281); THENCE ON AN ASSUMED BEARING OF N02°24'14"W ALONG THE EAST LINE OF SAID OUTLOT 1 A DISTANCE OF 248.58 FEET TO THE POINT OF INTERSECTION OF SAID EAST LINE AND THE EASTERLY EXTENSION OF A NORTHERLY LINE OF AN EXISTING VARIABLE WIDTH TRAIL EASEMENT, SAID POINT ALSO BEING THE POINT OF BEGINNING; THENCE N60°40'31"W ALONG SAID EXTENSION AND SAID NORTHERLY LINE A DISTANCE OF 59.57 FEET TO A NORTHEASTERLY CORNER OF SAID TRAIL EASEMENT, SAID POINT ALSO BEING ON THE EASTERLY LINE OF AN EXISTING 20' ELECTRICAL AND TRAIL EASEMENT; THENCE ALONG SAID EASTERLY LINE AROUND A CURVE IN A COUNTER CLOCKWISE DIRECTION HAVING A RADIUS OF 167.00 FEET, A DELTA ANGLE OF 51°52'28", AN ARC LENGTH OF 151.20 FEET AND A CHORD BEARING N23°32'00"E FOR A DISTANCE OF 146.09 FEET; THENCE S60°40'31"E A DISTANCE OF 49.99 FEET TO A POINT ON SAID WEST R.O.W. LINE OF SAID US-281, SAID LINE ALSO BEING THE EAST LINE OF SAID OUTLOT 1; THENCE S02°24'14"E ALONG SAID EAST LINE A DISTANCE OF 23.51 FEET TO THE POINT OF BEGINNING. SAID PERMANENT UTILITY EASEMENT CONTAINS 1092 SQUARE FEET MORE OR LESS.

OCT. 22, 2019

EXHIBIT "A"

