



City of Grand Island

Tuesday, January 12, 2021

Council Session

Item G-9

#2021-6 - Approving Temporary Construction Easement for North Road- 13th Street to Highway 2 Roadway Improvements; Project No. 2019-P-5 (Niedfelt Property Management, LLC- Parcel No. 400149895)

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

Council Agenda Memo

From: Keith Kurz PE, Assistant Public Works Director

Meeting: January 12, 2021

Subject: Approving Temporary Construction Easement for North Road- 13th Street to Highway 2 Roadway Improvements; Project No. 2019-P-5 (Niedfelt Property Management, LLC- Parcel No. 400149895)

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

Background

The North Road- 13th Street to Highway 2 Roadway Improvements; Project No. 2019-P-5 is for the improvement of North Road from just north of 13th Street to Highway 2. The Engineering Division of the Public Works Department is proposing a concrete curb and gutter roadway section with associated sidewalk, traffic control, drainage and related improvements needed to complete the project.

A Temporary Construction easement is needed to accommodate the construction activities for North Road- 13th Street to Highway 2 Roadway Improvements; Project No. 2019-P-5, which must be approved by City Council. The temporary construction easement will allow for the roadway improvements to this area.

A sketch is attached to show the temporary construction easement area.

Discussion

A temporary construction easement is needed from one (1) property owner for North Road- 13th Street to Highway 2 Roadway Improvements; Project No. 2019-P-5 to be constructed.

Engineering staff of the Public Works Department negotiated with the property owner for use of such temporary construction easement.

<i>Property Owner</i>	<i>Legal Description</i>	<i>Amount</i>
Niedfelt Property Management, LLC	The Northwest Quarter of Section 12, Township 11 North, Range 10 West of the Sixth P.M., Hall County, Nebraska, being described as follows:	\$1,000.00

	<p>REFERRING TO THE SOUTHWEST CORNER OF LOT 3, BLOCK 4, STERLING ESTATES SUBDIVISION AS PLATTED IN THE CITY OF GRAND ISLAND; THENCE S89°59'36"E (ASSUMED BEARING) ON THE SOUTH LINE OF SAID LOT 3, A DISTANCE OF 189.95 FEET TO THE SOUTHEAST CORNER OF SAID LOT 3 AND THE POINT OF BEGINNING; THENCE CONTINUING S89°59'36"E ON THE SOUTH LINE OF SAID STERLING ESTATES SUBDIVISION, A DISTANCE OF 60.00 FEET TO THE WEST LINE OF LOT 1, BLOCK 4 OF SAID STERLING ESTATES SUBDIVISION; THENCE S00°16'52"W ON SAID WEST LINE, A DISTANCE OF 34.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE SOUTHWESTERLY ON A 225.00 FOOT RADIUS CURVE TO THE RIGHT, AN ARC DISTANCE OF 347.97 FEET, THE CHORD OF SAID CURVE BEARS S45°38'14"W, 314.31 FEET; THENCE S89°56'38"W, A DISTANCE OF 24.00 FEET TO THE NORTHEAST CORNER OF A PARCEL OF LAND DESCRIBED AND RECORDED IN INSTRUMENT NUMBER 200407646; THENCE N00°24'03"W, A DISTANCE OF 50.00 FEET TO THE SOUTHEAST CORNER OF A PARCEL OF LAND DESCRIBED AND RECORDED IN INSTRUMENT NUMBER 201807560; THENCE N89°56'38"E, A DISTANCE OF 14.00 FEET; THENCE NORTHEASTERLY ON A 175.00 FOOT RADIUS CURVE TO THE LEFT, AN ARC DISTANCE OF 274.76 FEET, THE CHORD OF SAID CURVE BEARS N45°02'56"E, 247.40 FEET; THENCE N00°16'52"E, A DISTANCE OF 29.00 FEET TO THE POINT OF BEGINNING, CONTAINING 20,386 SQUARE FEET, MORE OR LESS.</p>	
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TOTAL = \$1,000.00

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 Temporary Construction Easement between the City of Grand Island and the affected property owner for North

Road- 13th Street to Highway 2 Roadway Improvements; Project No. 2019-P-5, in the amount of \$1,000.00.

Sample Motion

Move to approve the temporary construction easement.

RESOLUTION 2021-6

WHEREAS, a temporary construction easement is required by the City of Grand Island, from an affected property owner in North Road- 13th Street to Highway 2 Roadway Improvements; Project No. 2019-P-5 project area:

<i>Property Owner</i>	<i>Legal Description</i>	<i>Amount</i>
Niedfelt Property Management, LLC	<p>The Northwest Quarter of Section 12, Township 11 North, Range 10 West of the Sixth P.M., Hall County, Nebraska, being described as follows:</p> <p>REFERRING TO THE SOUTHWEST CORNER OF LOT 3, BLOCK 4, STERLING ESTATES SUBDIVISION AS PLATTED IN THE CITY OF GRAND ISLAND; THENCE S89°59'36"E (ASSUMED BEARING) ON THE SOUTH LINE OF SAID LOT 3, A DISTANCE OF 189.95 FEET TO THE SOUTHEAST CORNER OF SAID LOT 3 AND THE POINT OF BEGINNING; THENCE CONTINUING S89°59'36"E ON THE SOUTH LINE OF SAID STERLING ESTATES SUBDIVISION, A DISTANCE OF 60.00 FEET TO THE WEST LINE OF LOT 1, BLOCK 4 OF SAID STERLING ESTATES SUBDIVISION; THENCE S00°16'52"W ON SAID WEST LINE, A DISTANCE OF 34.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE SOUTHWESTERLY ON A 225.00 FOOT RADIUS CURVE TO THE RIGHT, AN ARC DISTANCE OF 347.97 FEET, THE CHORD OF SAID CURVE BEARS S45°38'14"W, 314.31 FEET; THENCE S89°56'38"W, A DISTANCE OF 24.00 FEET TO THE NORTHEAST CORNER OF A PARCEL OF LAND DESCRIBED AND RECORDED IN INSTRUMENT NUMBER 200407646; THENCE N00°24'03"W, A DISTANCE OF 50.00 FEET TO THE SOUTHEAST CORNER OF A PARCEL OF LAND DESCRIBED AND RECORDED IN INSTRUMENT NUMBER 201807560; THENCE N89°56'38"E, A DISTANCE OF 14.00 FEET; THENCE NORTHEASTERLY ON A 175.00 FOOT RADIUS CURVE TO THE LEFT, AN ARC DISTANCE OF 274.76 FEET, THE CHORD OF SAID CURVE BEARS N45°02'56"E, 247.40 FEET; THENCE N00°16'52"E, A DISTANCE OF 29.00 FEET TO THE POINT OF BEGINNING, CONTAINING 20,386 SQUARE FEET, MORE OR LESS.</p>	\$1,000.00

Total= \$1,000.00

WHEREAS, such Temporary Construction easement has been reviewed and approved by the City Legal Department.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the City of Grand Island be, and hereby is, authorized to compensate the affected property owner for the Temporary Construction easement on the above described tract of land, in the total amount of \$1,000.00.

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Approved as to Form ☐ _____
January 8, 2021 ☐ City Attorney

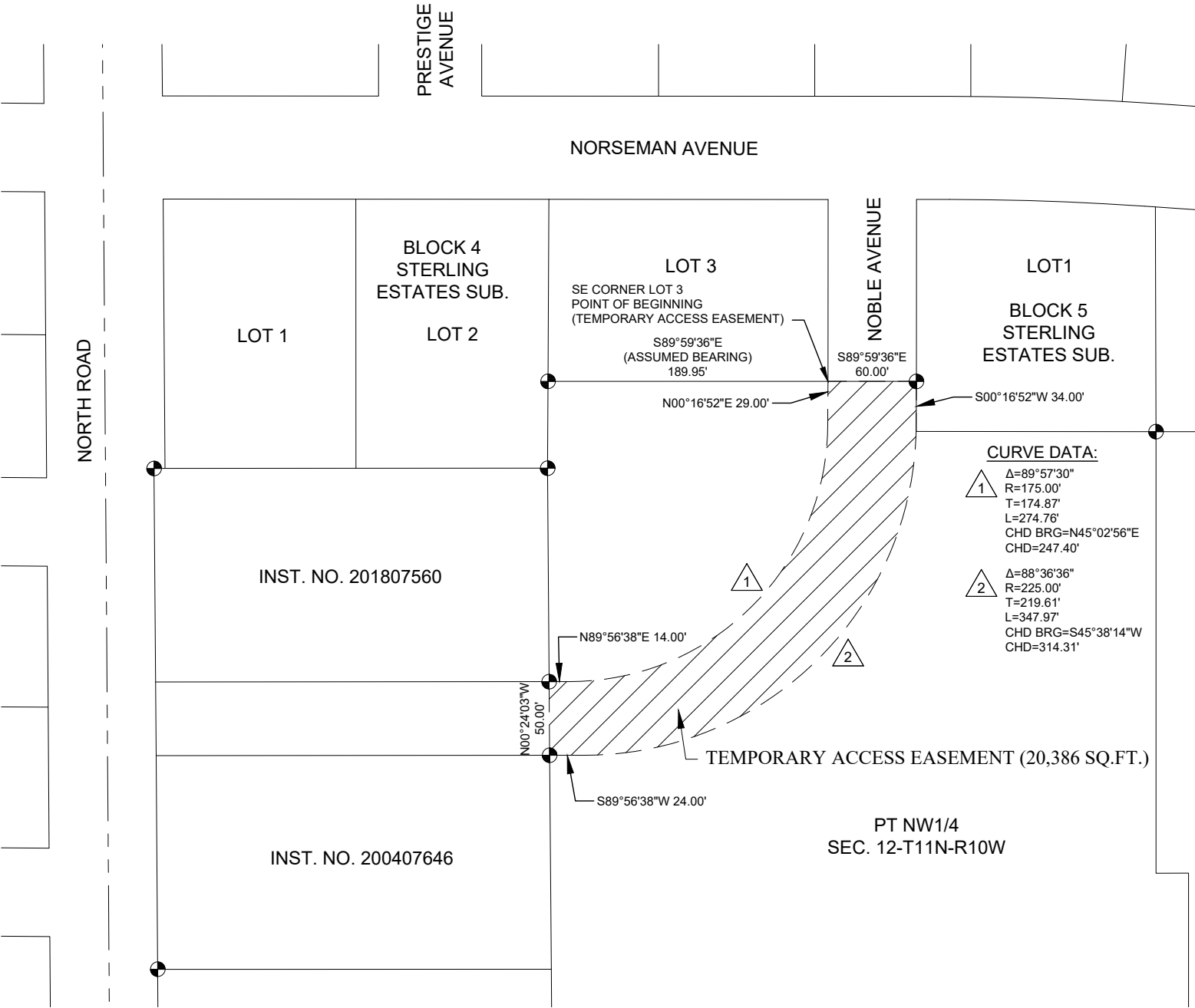
Adopted by the City Council of the City of Grand Island, Nebraska, January 12, 2021.

Roger G. Steele, Mayor

Attest:

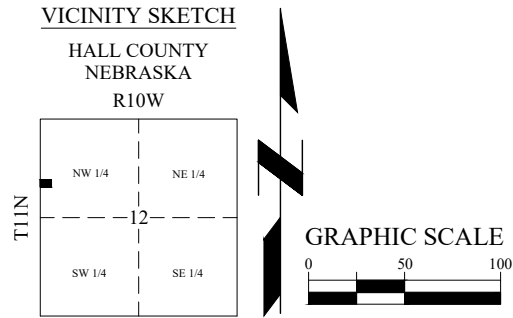
RaNae Edwards, City Clerk

TEMPORARY ACCESS EASEMENT EXHIBIT



TEMPORARY ACCESS EASEMENT DESCRIPTION:

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 11 NORTH, RANGE 10 WEST OF THE SIXTH P.M, HALL COUNTY, NEBRASKA, BEING DESCRIBED AS FOLLOWS: REFERRING TO THE SOUTHWEST CORNER OF LOT 3, BLOCK 4, STERLING ESTATES SUBDIVISION AS PLATTED IN THE CITY OF GRAND ISLAND; THENCE S89°59'36"E (ASSUMED BEARING) ON THE SOUTH LINE OF SAID LOT 3, A DISTANCE OF 189.95 FEET TO THE SOUTHEAST CORNER OF SAID LOT 3 AND THE POINT OF BEGINNING; THENCE CONTINUING S89°59'36"E ON THE SOUTH LINE OF SAID STERLING ESTATES SUBDIVISION, A DISTANCE OF 60.00 FEET TO THE WEST LINE OF LOT 1, BLOCK 5 OF SAID STERLING ESTATES SUBDIVISION; THENCE S00°16'52"W ON SAID WEST LINE, A DISTANCE OF 34.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE SOUTHWESTERLY ON A 225.00 FOOT RADIUS CURVE TO THE RIGHT, AN ARC DISTANCE OF 347.97 FEET, THE CHORD OF SAID CURVE BEARS S45°38'14"W, 314.31 FEET; THENCE S89°56'38"W, A DISTANCE OF 24.00 FEET TO THE NORTHEAST CORNER OF A PARCEL OF LAND DESCRIBED AND RECORDED IN INSTRUMENT NUMBER 200407646; THENCE N00°24'03"W, A DISTANCE OF 50.00 FEET TO THE SOUTHEAST CORNER OF A PARCEL OF LAND DESCRIBED AND RECORDED IN INSTRUMENT NUMBER 201807560; THENCE N89°56'38"E, A DISTANCE OF 14.00 FEET; THENCE NORTHEASTERLY ON A 175.00 FOOT RADIUS CURVE TO THE LEFT, AN ARC DISTANCE OF 274.76 FEET, THE CHORD OF SAID CURVE BEARS N45°02'56"E, 247.40 FEET; THENCE N00°16'52"E, A DISTANCE OF 29.00 FEET TO THE POINT OF BEGINNING, CONTAINING 20,386 SQUARE FEET, MORE OR LESS.



NOTE: ALL BEARINGS ARE ASSUMED.

- LEGEND
- MONUMENT FOUND
 - MONUMENT SET
 - CALCULATED POINT
 - D DEEDED DISTANCE
 - G GOVERNMENT DISTANCE
 - M MEASURED DISTANCE
 - P PLATTED DISTANCE
 - R RECORDED DISTANCE
- SECTION LINE
- TEMPORARY ACCESS EASEMENT AREA

DATE	10/26/2020
SCALE	1" = 100'
DRAWN	AJG
JOB NO.	R190020
FIELD BOOK	GRAND ISLAND #7
FIELD WORK	AG/BS
SHEET	1 OF 1
TRACT NO.	39

800.723.8567
Grand Island, NE 308.381.7428
www.jeo.com