



City of Grand Island

Tuesday, February 23, 2021

Council Session

Item G-5

#2021-28 - Approving Acquisition of Public Right-of-Way for Old Potash Highway Roadway Improvements; Project No. 2019-P-1 (NNN Grand Island NE Owner LP- 115 Wilmar Avenue and Northcott Company- 106 Wilmar Avenue)

This item relates to the aforementioned Public Hearing item E-1.

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

RESOLUTION 2021-28

WHEREAS, public right-of-way is required by the City of Grand Island for Old Potash Highway Roadway Improvements; Project No. 2019-P-1, from several property owners described as follows:

<i>Property Owner</i>	<i>Legal Description</i>	<i>Amount</i>
NNN GRAND ISLAND NE OWNER LP	A TRACT OF LAND LOCATED IN LOT 2, MARTIN'S FOURTH SUBDIVISION, IN THE CITY OF GRAND ISLAND, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 2, MARTIN'S FOURTH SUBDIVISION, IN THE CITY OF GRAND ISLAND, NEBRASKA; THENCE ON AN ASSUMED BEARING OF N01°29'49"W ALONG THE WEST LINE OF SAID LOT 2, A DISTANCE OF 199.13 FEET; THENCE S09°00'04"E A DISTANCE OF 61.44 FEET TO A POINT OF CURVATURE; THENCE AROUND A CURVE IN A COUNTER-CLOCKWISE DIRECTION HAVING A DELTA ANGLE OF 019°08'44", A RADIUS OF 285.00 FEET, A CHORD BEARING OF S18°34'26"E WITH A CHORD DISTANCE OF 94.79 FEET, AN ARC LENGTH OF 95.23 FEET TO A POINT OF CONTINUED CURVATURE; THENCE AROUND A CURVE IN A COUNTER-CLOCKWISE DIRECTION HAVING A DELTA ANGLE OF 30°22'33", A RADIUS OF 60.00 FEET, A CHORD BEARING OF S43°20'04"E WITH A CHORD DISTANCE OF 31.44 FEET, AN ARC LENGTH OF 31.81 FEET; THENCE S58°31'21"E A DISTANCE OF 24.55 FEET; THENCE N89°28'39"E A DISTANCE OF 738.90 FEET; THENCE N41°24'48"E A DISTANCE OF 54.53 FEET TO A POINT ON THE EAST LINE OF SAID LOT 2; THENCE S01°22'23"E ALONG THE EAST LINE OF SAID LOT 2, A DISTANCE OF 14.72 FEET TO A SOUTHEAST CORNER OF SAID LOT 2; THENCE S41°24'48"W ALONG THE SOUTHEAST LINE OF SAID LOT 2, A DISTANCE OF 50.81 FEET TO A SOUTHEAST CORNER OF SAID LOT2; THENCE S89°27'52"W ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 818.83 FEET TO A POINT OF BEGINNING. SAID TRACT CONTAINS 14,244 SF MORE OR LESS.	\$78,350.00
NORTHCOTT COMPANY	A TRACT OF LAND LOCATED IN LOT 2, MARTIN'S FIFTH SUBDIVISION, IN THE CITY OF GRAND ISLAND, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 2; THENCE ON AN ASSUMED BEARING OF S89°29'18"W ALONG THE SOUTH LINE OF SAID LOT 2, LINE ALSO BEING THE NORTH RIGHT-OF-WAY LINE OF OLD POTASH HIGHWAY, A DISTANCE OF 277.99 FEET TO THE SOUTHWEST CORNER OF SAID LOT 2; THENCE N01°30'17"W ALONG THE EAST RIGHT-OF-WAY LINE OF HIGHWAY 281, A DISTANCE OF 16.65 FEET; THENCE N89°28'39"E, A DISTANCE OF 237.99 FEET; THENCE N70°59'48"E A DISTANCE OF 41.94 FEET TO A POINT ON THE EAST LINE OF SAID LOT 2; THENCE S01°29'26"E ALONG THE EAST LINE OF SAID LOT 2, A DISTANCE OF 30.00 FEET TO A POINT OF BEGINNING. SAID TRACT CONTAINS 4,902 SF MORE OR LESS.	\$66,180.00

Total= \$144,530.00

Approved as to Form ☐ _____
February 19, 2021 ☐ City Attorney

WHEREAS, Agreements for the public right-of-way have 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 enter into the Agreements for the public right-of-way on the above described tracts of land.

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized and directed to execute such agreements on behalf of the City of Grand Island.

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Adopted by the City Council of the City of Grand Island, Nebraska, February 23, 2021.

Roger G. Steele, Mayor

Attest:

Jill Granere, Deputy City Clerk

RIGHT-OF-WAY

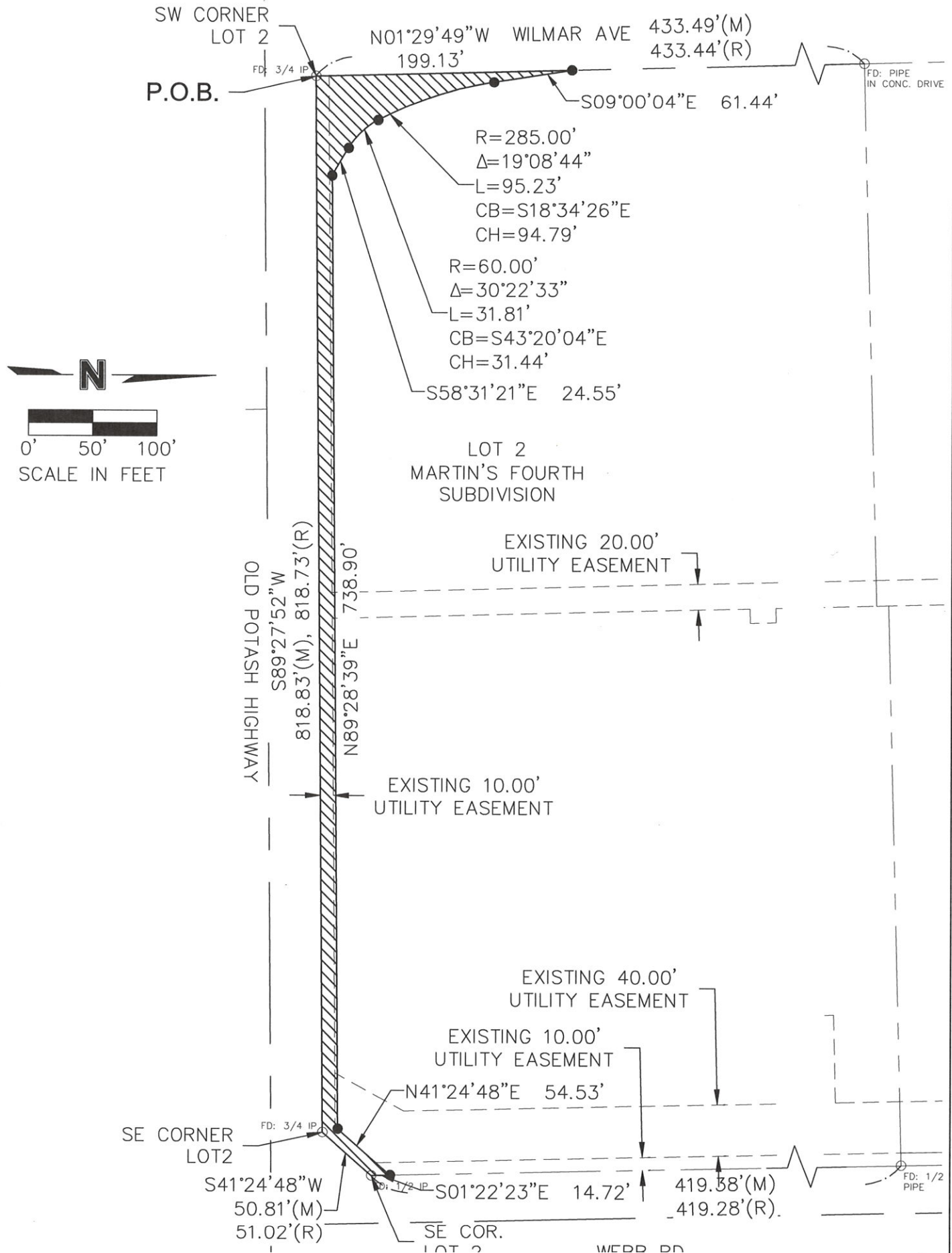
CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA

TRACT NO. 22

OLD POTASH HIGHWAY PAVING IMPROVEMENTS

EXHIBIT "A"

Page 1 of 2



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RIGHT-OF-WAY
CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA
TRACT NO. 22
OLD POTASH HIGHWAY PAVING IMPROVEMENTS

EXHIBIT "A"
Page 2 of 2

RIGHT-OF-WAY DESCRIPTION

A TRACT OF LAND LOCATED IN LOT 2, MARTIN'S FOURTH SUBDIVISION, IN THE CITY OF GRAND ISLAND, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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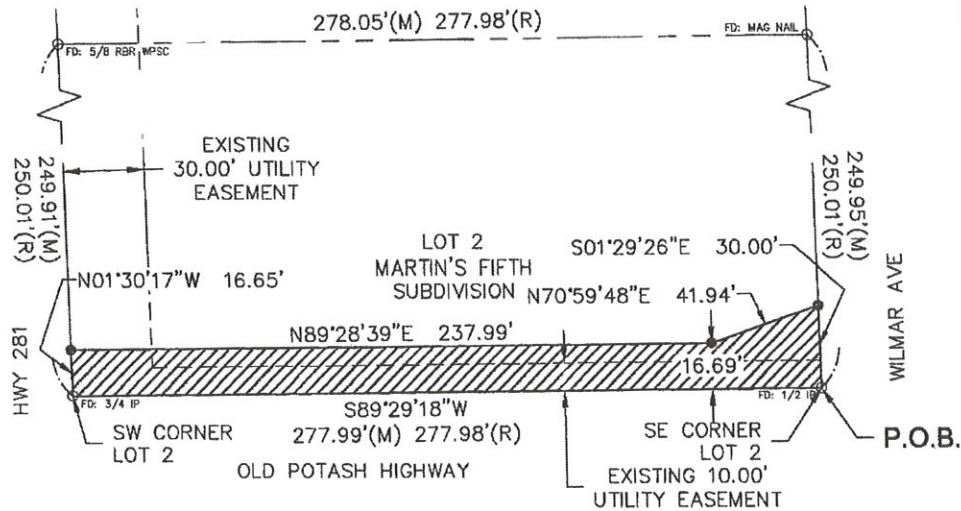
SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT ON _____ UNDER MY PERSONAL SUPERVISION, I COMPLETED AN ACCURATE SURVEY OF A TRACT OF LAND BEING PART OF LOT 2, MARTIN'S FOURTH SUBDIVISION IN THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA, AS SHOWN ON THE ACCOMPANYING SURVEY RECORD THEREOF; THAT IRON MARKERS, EXCEPT WHERE INDICATED WERE FOUND OR PLACED AT ALL PROPERTY CORNERS; THAT THE DIMENSIONS

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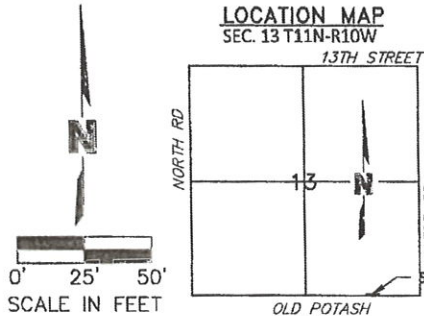
RIGHT-OF-WAY

CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA
TRACT NO. 20
OLD POTASH HIGHWAY PAVING IMPROVEMENTS



LOCATION MAP

SEC. 13 T11N-R10W



LEGEND

- SECTION CORNER
- SET CORNER (5/8"x24" REBAR W/CAP)
- FOUND CORNER (AS NOTED)
- EXISTING EASEMENT LINE
- EXISTING PROPERTY LINE
- PROPOSED RIGHT OF WAY
- M MEASURED DISTANCE
- R RECORDED DISTANCE

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DOUGLAS J. STEVENSON
NEBRASKA REGISTERED LAND SURVEYOR NO. LS-485

PROJECT NO: 2017-3110

DRAWN BY: LS

DATE: 1.9.2020

RIGHT OF WAY

olsson

201 East 2nd Street
Grand Island, NE 68801
TEL 308.384.8750

EXHIBIT

EXHIBIT 1