



# City of Grand Island

Tuesday, September 28, 2021

Council Session

## Item G-6

### **#2021-239 - Approving Acquisition of Utility Easement Tracts - 3490 Ewoldt Street (Tabitha Grand Island, Inc.)**

*This item relates to the aforementioned Public Hearing item E-4.*

Staff Contact: Tim Luchsinger, Stacy Nonhof

## RESOLUTION 2021-239

WHEREAS, a public utility easement is required by the City of Grand Island from Tabitha, Grand Island, Inc., to survey, construct, inspect, maintain, repair, replace, relocate, extend, remove, and operate thereon, public utilities and appurtenances, including power lines; and

WHEREAS, a public hearing was held on September 28, 2021, for the purpose of discussing the proposed acquisition of two (2) Twenty (20.0) foot wide easement tracts located through Lot One (1), Prairie Commons Fourth Subdivision, in the City of Grand Island, Hall County, Nebraska, and more particularly described as follows:

### **TRACT 1 (EXHIBIT A)**

Commencing at the Northwest corner of Lot Two (2), Prairie Commons Fourth Subdivision in the City of Grand Island, Hall County, Nebraska; thence on an assumed bearing of S01°39'23"E, along the West line of Lot Two (2), a distance of six and thirty-one hundredths (6.31) feet to the ACTUAL Point of Beginning; thence continuing S01°39'23"E along said West line, a distance of one hundred twenty-two and forty-one hundredths (122.41) feet; thence S87°57'04"W, a distance of one hundred seventy-six and sixty-six hundredths (176.66) feet; thence N01°39'23"W, a distance of twenty (20.0) feet; thence N87°57'04"E, a distance of one hundred fifty-six and sixty-six hundredths (156.66) feet; thence N01°39'23"W, a distance of one hundred nine and ninety hundredths (109.90) feet to a point of curvature; thence around a curve in a counter clockwise direction having a delta angle of 11°59'28", a radius of one hundred two (102.0) feet, and a chord bearing of S71°28'23"E, a chord distance of twenty-one and thirty-one hundredths (21.31) feet; to the said Point of Beginning.

### **TRACT 2 (EXHIBIT B)**

Commencing at the Northwest corner of Lot One (1), Prairie Commons Fourth Subdivision in the City of Grand Island, Hall County, Nebraska; thence on an assumed bearing of S02°03'02"E, along the West line of said Lot One (1), a distance of five hundred seventy-nine and three hundredths (579.03) feet; thence N87°56'58"E, a distance of one hundred sixty-eight and seventy four hundredths (168.74) feet to the ACTUAL Point of Beginning; thence continuing N87°56'58"E, a distance of one hundred thirty-two and eighty hundredths (132.80) feet; thence S01°39'23"E, a distance of twenty (20.0) feet; thence S87°56'58"W, a distance of one hundred thirty-two and eighty hundredths (132.80) feet; thence N01°39'23"W, a distance of twenty (20.0) feet to the said Point of Beginning.

Approved as to Form	by _____
September 24, 2021	City Attorney

The above-described easement and right-of-way containing a combined total of .191 acres, more or less as shown on the plats dated 7/12/2021, marked Exhibit "A" and Exhibit "B" attached hereto and incorporated herein by reference.

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 acquire public utility easements from Tabitha Grand Island, Inc., on the above-described tracts of land.

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Adopted by the City Council of the City of Grand Island, Nebraska, September 28, 2021.

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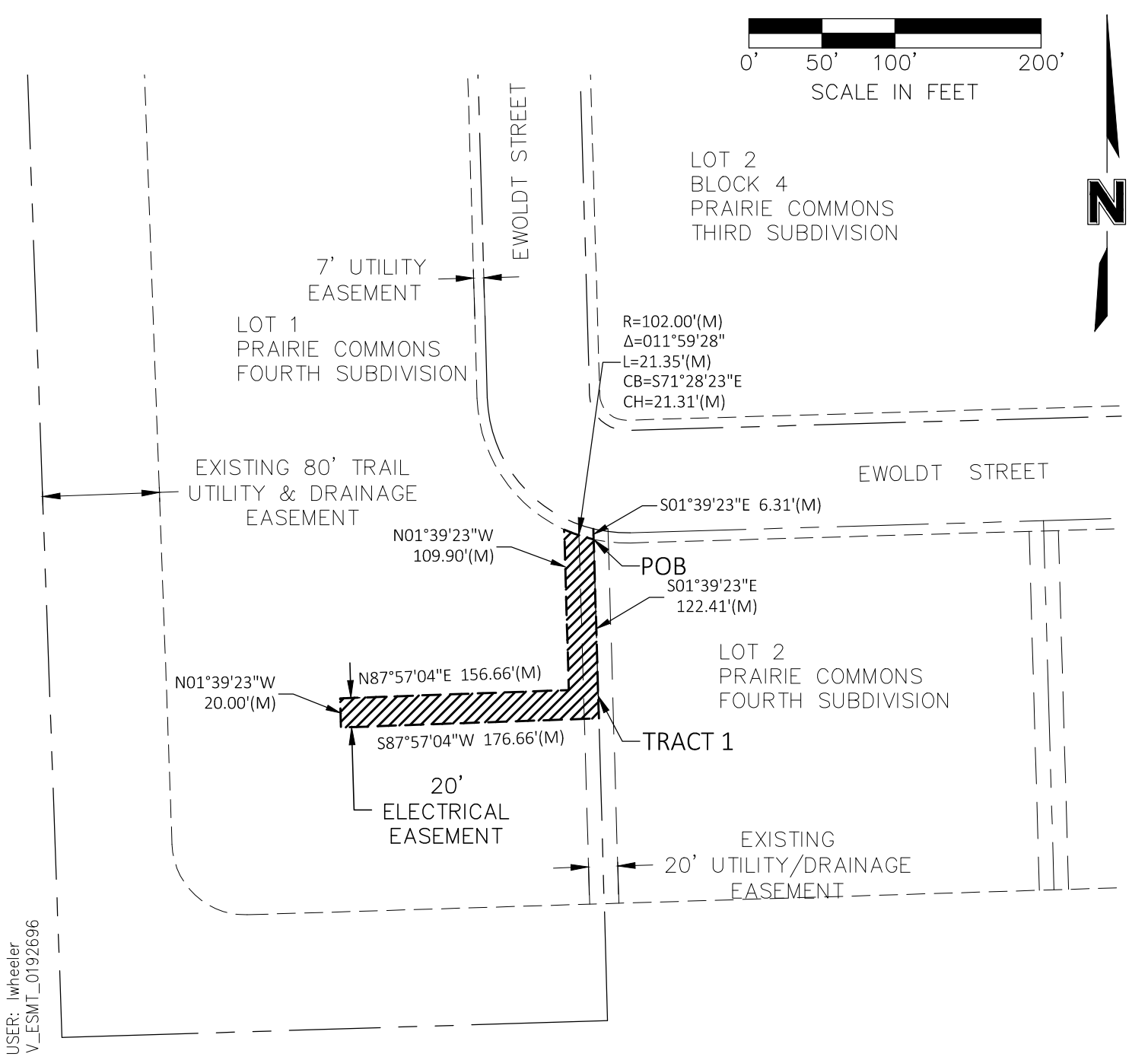
Roger G. Steele, Mayor

Attest:

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RaNae Edwards, City Clerk

DWC: F:\2019\2501-3000\019-2696\40-Design\Survey\SRVY\Sheets\V\_ELC ESMT\_0192696.dwg  
DATE: Aug 10, 2021 10:13pm XREFS: V\_RWAY-PC 3RD\_61176 C\_PBASE\_0192696\_SPC



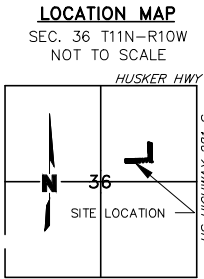
20' ELECTRICAL EASEMENT DESCRIPTION

A 20' ELECTRICAL EASEMENT LOCATED IN PART OF LOT 1, PRAIRIE COMMONS FOURTH SUBDIVISION, IN THE CITY OF GRAND ISLAND HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 2, PRAIRIE COMMONS FOURTH SUBDIVISION; THENCE ON AN ASSUMED BEARING OF S01°39'23\"/>

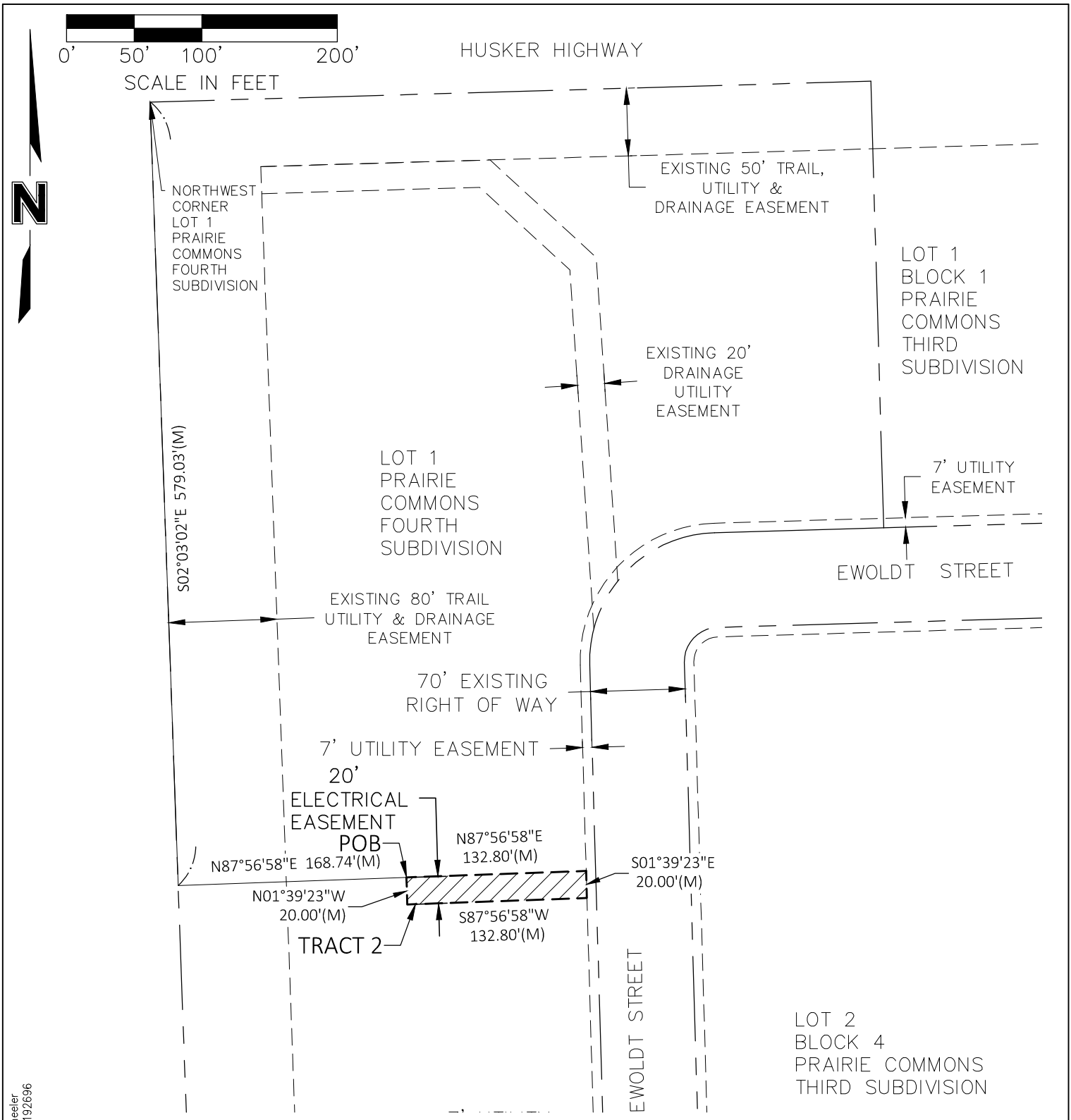
LEGEND

PROPERTY LINE  
EXISTING EASEMENT LINE  
PROPOSED 20' ELECTRICAL EASEMENT



PROJECT NO: 019-2696	20' ELECTRICAL EASEMENT-TRACT 1		201 East 2nd Street Grand Island, NE 68801 TEL 308.384.8750	EXHIBIT
DRAWN BY: SR				A
DATE: 07/12/2021				





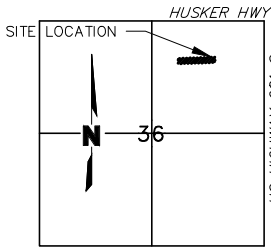
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A 20' ELECTRICAL EASEMENT LOCATED IN PART OF LOT 1, PRAIRIE COMMONS FOURTH SUBDIVISION, IN THE CITY OF GRAND ISLAND HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 1, PRAIRIE COMMONS FOURTH SUBDIVISION; THENCE ON AN ASSUMED BEARING OF S02°03'02"E, ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 579.03 FEET; THENCE N87°56'58"E A DISTANCE OF 168.74 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N87°56'58"E A DISTANCE OF 132.80 FEET; THENCE S01°39'23"E A DISTANCE OF 20.00 FEET; THENCE S87°56'58"W A DISTANCE OF 132.80 FEET; THENCE N01°39'23"E A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING. SAID 20' ELECTRICAL EASEMENT CONTAINS A CALCULATED AREA OF 2655 SQUARE FEET OR 0.061 ACRES MORE OR LESS.

LOCATION MAP

SEC. 36 T11N-R10W  
NOT TO SCALE



LEGEND

- PROPERTY LINE
- - - EXISTING EASEMENT LINE
- PROPOSED 20' ELECTRICAL EASEMENT

DWG: F:\2019\2501-3000\019-2696\40-Design\Survey\SRVY\Sheets\V\_ELC\_ESMT\_0192696.dwg  
DATE: Aug 11, 2021 8:59am  
XREFS: V\_RWAY-PC\_3RD\_61176 C\_PBASE\_0192696\_SPC  
USER: lwheeler  
V\_ESMT\_0192696

PROJECT NO: 019-2696	20' ELECTRICAL EASEMENT-TRACT 2		201 East 2nd Street Grand Island, NE 68801 TEL 308.384.8750	EXHIBIT
DRAWN BY: SR				B
DATE: 07/12/2021				