



# City of Grand Island

Tuesday, September 28, 2021

Council Session

## Item E-4

### **Public Hearing on Acquisition of Utility Easement Tracts - 3490 Ewoldt Street (Tabitha Grand Island, Inc.)**

*Council action will take place under Consent Agenda item G-6.*

Staff Contact: Tim Luchsinger, Stacy Nonhof

# **Council Agenda Memo**

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

**Meeting:** September 28, 2021

**Subject:** Acquisition of Utility Easement – 3490 Ewoldt Street -  
Tabitha Grand Island, Inc.

**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 Tabitha Grand Island, Inc., located through a part of Tabitha Grand Island, Inc., located in the City of Grand Island, Hall County, Nebraska (3490 Ewoldt Street), in order to have access to install, upgrade, maintain, and repair power appurtenances, including lines and transformers.

## **Discussion**

Tabitha Grand Island, Inc., has requested a new three phase electrical service for their new facility located at 3490 Ewoldt Street. Approximately 800 linear feet of 4" PVC conduit with 1/0 cable and two 750 kVA pad-mount transformers will be installed to accommodate the new service.

## **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

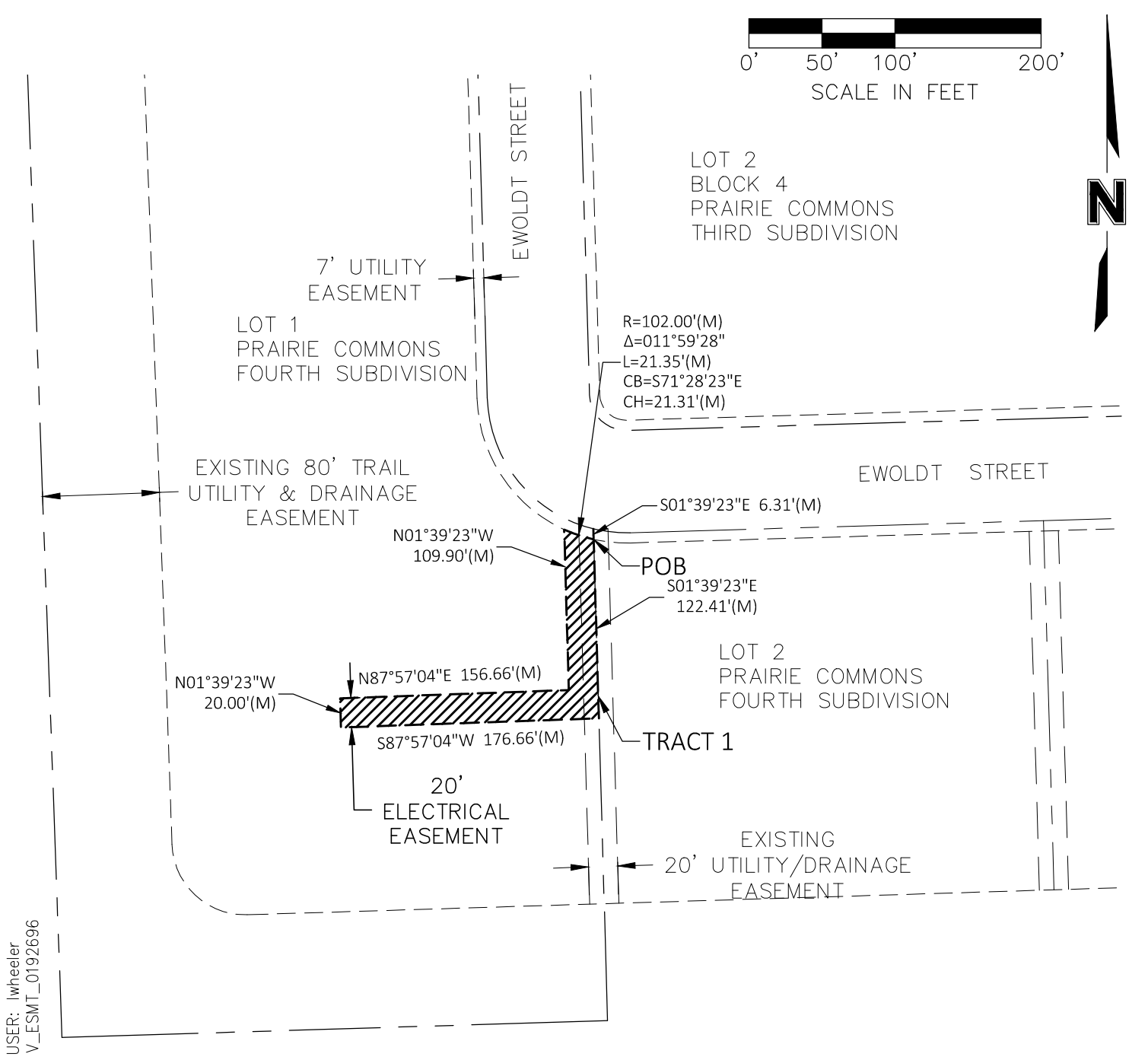
## **Recommendation**

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.

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



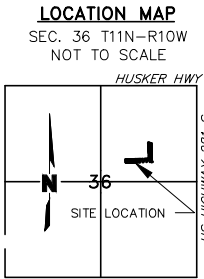
20' ELECTRICAL EASEMENT DESCRIPTION


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:

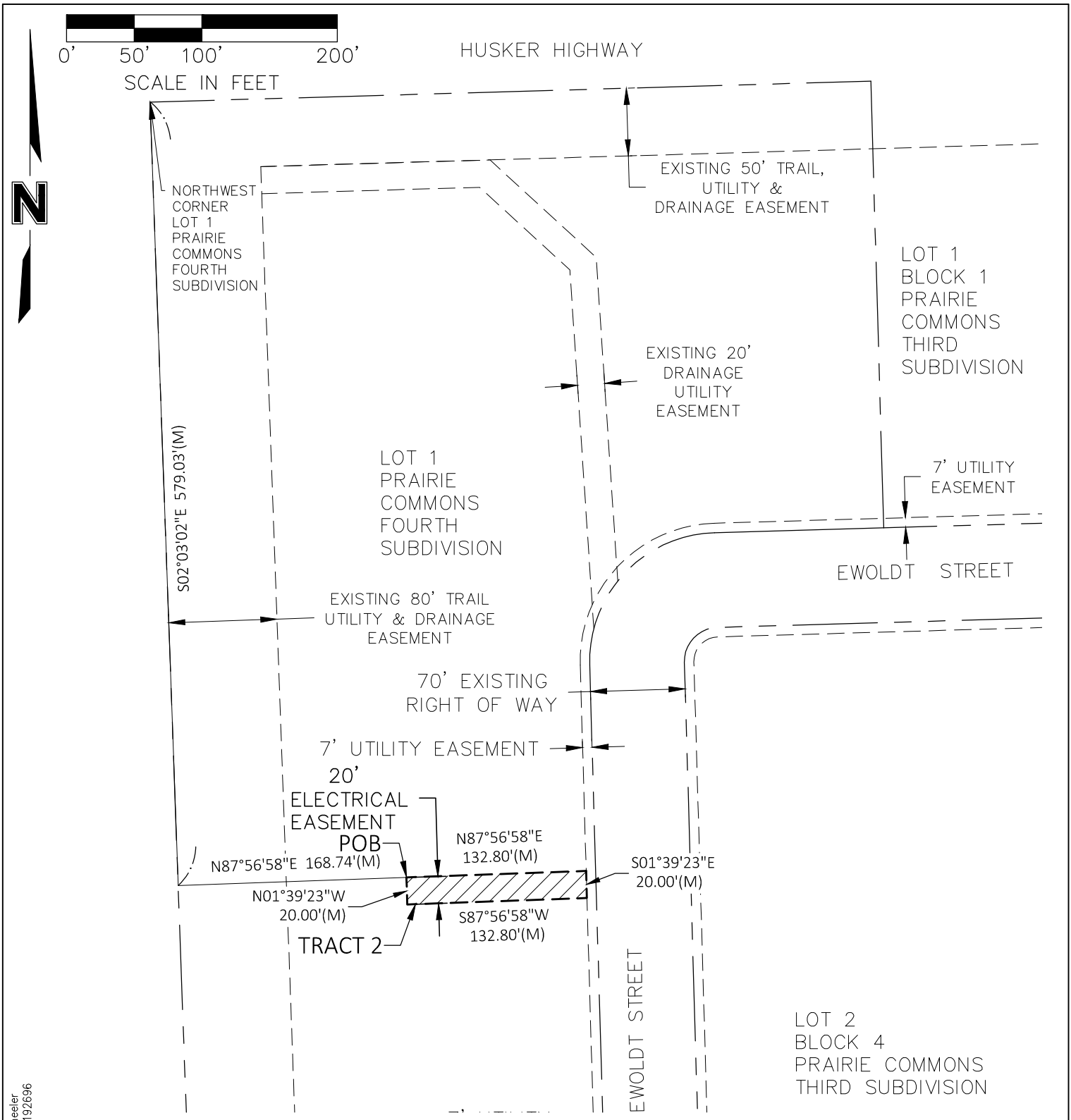
BEGINNING AT THE NORTHWEST CORNER OF LOT 2, PRAIRIE COMMONS FOURTH SUBDIVISION; THENCE ON AN ASSUMED BEARING OF S01°39'23\"/>

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				



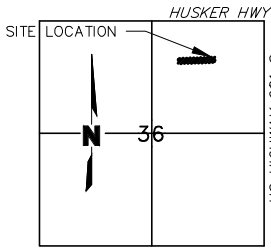
20' ELECTRICAL EASEMENT DESCRIPTION

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:

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				