



City of Grand Island

Tuesday, November 9, 2021

Council Session

Item G-11

#2021-309 - Approving Acquisition of Public Easement in Lake Heritage Second Subdivision- 2009 W US Highway 34 (Brian T. & Lori L. Fausch)

This item relates to the aforementioned Public Hearing item E-5.

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

RESOLUTION 2021-309

WHEREAS, relocation of an existing septic utility easement at 2009 W US Highway 34 is required by the City of Grand Island, from Brian T. & Lori L. Fausch in Lake Heritage Second Subdivision, City of Grand Island, Hall County, Nebraska and more particularly described as follows:

A STRIP OF LAND BEING 25 FEET WIDE SEPTIC UTILITY EASEMENT LOCATED IN LOT FOUR (4), LAKE HERITAGE SECOND SUBDIVISION, IN THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA, THE CENTER LINE OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A ½" PIPE AT THE NORTHWEST CORNER OF SAID LOT FOUR (4); THENCE S88°08'42"E ON THE NORTH LINE OF SAID LOT FOUR (4), AND ALL BEARINGS CONTAINED HEREIN ARE RELATIVE THERETO, A DISTANCE OF 73.81 FEET TO A POINT ON THE NORTH LINE OF SAID LOT FOUR (4); THENCE S55°05'35"E A DISTANCE OF 152.70 FEET TO THE POINT OF BEGINNING; THENCE S55°05'35"E A DISTANCE OF 205.00 FEET TO THE POINT OF TERMINATION. THE ABOVE DESCRIBED EASEMENT CONTAINING A TOTAL OF 0.12 ACRES MORE OR LESS.

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 such septic utility easement from the property owner on the above described tract of land.

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Adopted by the City Council of the City of Grand Island, Nebraska, November 9, 2021.

Roger G. Steele, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	▣ _____
November 6, 2021	▣ City Attorney

"EASEMENT VACATION & RELOCATION EXHIBIT"

LAKE HERITAGE FIFTH SUBDIVISION

A REPLAT OF LOTS 3 AND 4, LAKE HERITAGE SECOND SUBDIVISION IN THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA.

NW COR., NW1/4 SEC. 33-11-09

LAKE HERITAGE SECOND SUB.
PART OF LOT 3
INST. NO. 201109764

NEBRASKA STATE HIGHWAY NO. 2

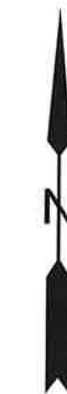
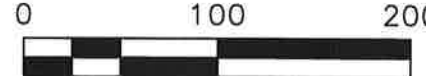
S 89°57'43" E
101.14'(M)
101.26'(P)

S 00°23'15" E
49.71'(M)
50.00'(P)

N 89°52'17" W
79.76'(M)
80.00'(P)

10' UTILITY EASEMENT
INST. NO. 201107571

LAKE HERITAGE SECOND SUBDIVISION



- (M) = MEASURED DISTANCE
- (P) = PLATTED DISTANCE
- = FOUND PROPERTY CORNER (CAPPED 5/8" IRON ROD)
- = SET PROPERTY CORNER (CAPPED 5/8" X 24" REBAR)
- E = ELECTRICAL BOX
- S = SEPTIC LID
- T = TEL. PEDESTAL
- W = WELL
- G - G - = GAS
- E - E - E - = UNDERGROUND ELECTRIC
- FO - FO - FO - = FIBER OPTIC
- x - = FENCE
- - - - = EASEMENT
- - - - = GRAVEL
- - - - = CONCRETE

LOT 3
3.51 A± 4.45'
152855 SQ FT

LOT 4
3.6 A±
156522 SQ FT

LOT 5

N 33°42'52" E
58.74'(M)&(D)

25'X100' UTILITY EASEMENT
INST. NO. 201007490

CL OF 20' UTILITY EASEMENT
INST. NO. 201107172

BLAINE STREET

5' UTILITY & TRAIL EASEMENT
INST. NO. 201007490

LOT 1

15' TRAIL EASEMENT
INST. NO. 201007490

SW COR., NW1/4 NW1/4 SEC. 33-11-09

LEGAL DESCRIPTION

A tract of land being all of lots three (3) and four (4), Lake Heritage Second Subdivision, in the City of Grand Island, Hall County, Nebraska.

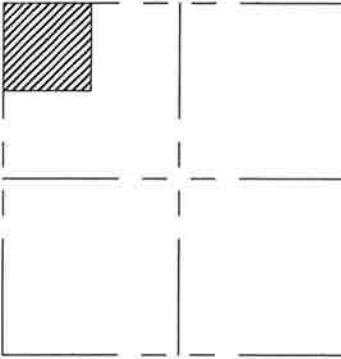
LAKE HERITAGE SECOND SUBDIVISION

LAKE HERITAGE SECOND SUBDIVISION

OUTLOT A

LOCATION MAP

SECTION 33-T11N-R9W



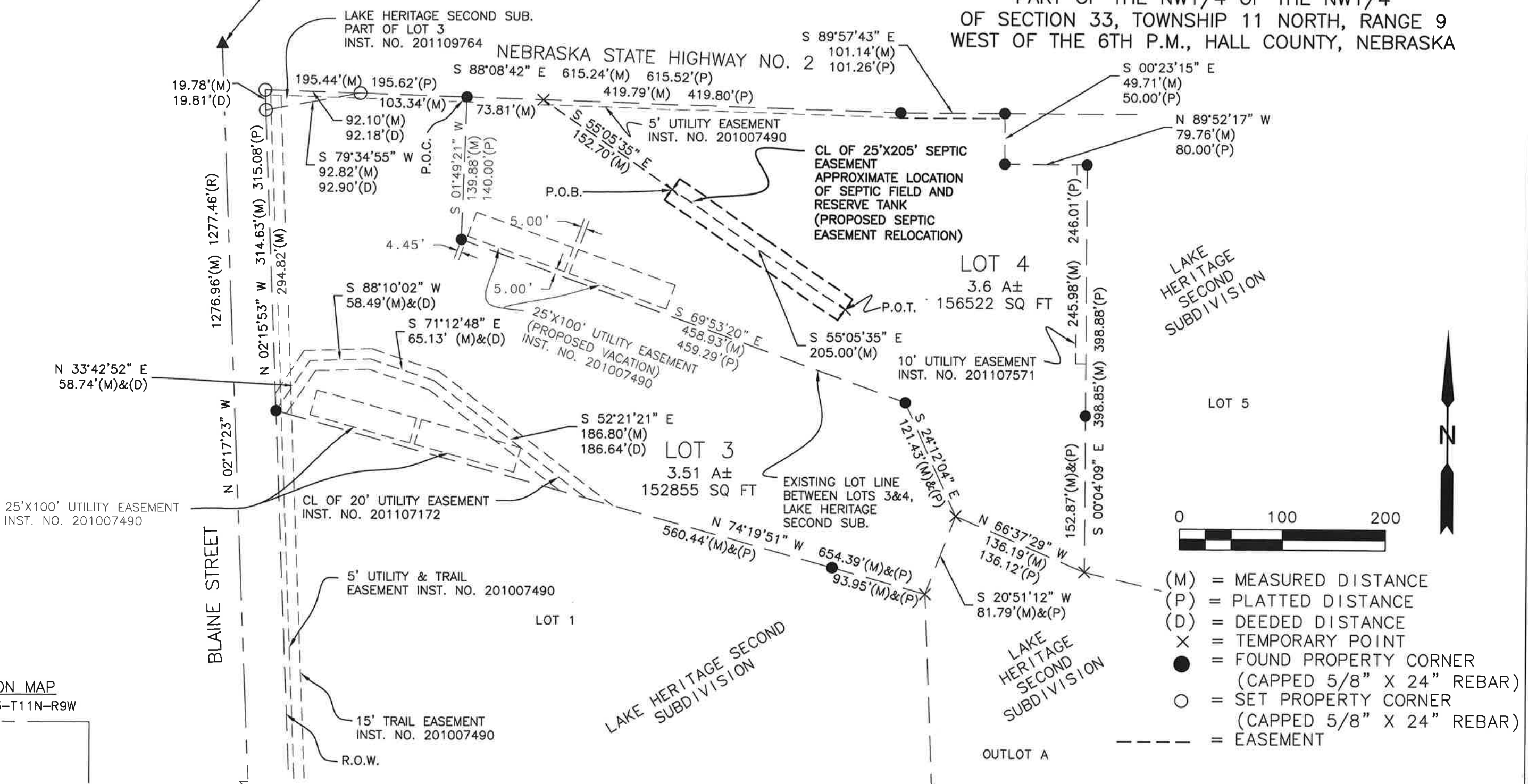
LTS1&2-L.H.5THSUB		
DRAWN DJC	DATE 10/20/21	818 LAND SURVEYING 4153 ARIZONA AVE
APPROVED DJC	DATE 10/21/21	G.I., NE 68803 (308)991-3943
SCALE 1:100	SHEET 1-1	PROJECT NO.

"EASEMENT VACATION & RELOCATION PLAT"

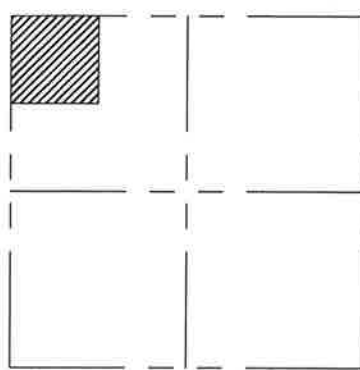
LAKE HERITAGE SECOND SUBDIVISION

PART OF THE NW1/4 OF THE NW1/4
OF SECTION 33, TOWNSHIP 11 NORTH, RANGE 9
WEST OF THE 6TH P.M., HALL COUNTY, NEBRASKA

NW COR., NW1/4 SEC. 33-11-09



LOCATION MAP
SECTION 33-T11N-R9W



SW COR., NW1/4
NW1/4 SEC. 33-11-09

LTS3&4-L.H.2NDSUB		
DRAWN DJC	DATE 11/02/21	818 LAND SURVEYING 4153 ARIZONA AVE G.I., NE 68803 (308)991-3943
APPROVED DJC	DATE 11/02/21	
SCALE 1:100	SHEET 1-2	PROJECT NO.

"EASEMENT VACATION & RELOCATION LEGAL DESCRIPTIONS"
 LAKE HERITAGE SECOND SUBDIVISION
 PART OF THE NW1/4 OF THE NW1/4
 OF SECTION 33, TOWNSHIP 11 NORTH, RANGE 9
 WEST OF THE 6TH P.M., HALL COUNTY, NEBRASKA

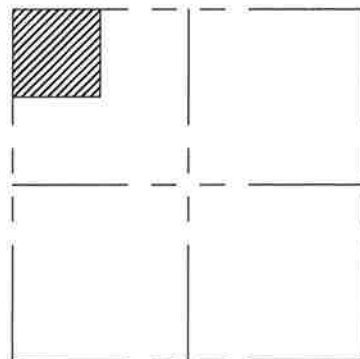
LEGAL DESCRIPTION (25' X 100' UTILITY EASEMENT VACATION)

Two (2) tracts of land being 25 feet wide by 100 feet in length located in Lot four (4), Lake Heritage Second Subdivision, in the City of Grand Island, Hall County, Nebraska, as show on a plat filed in the office of the Hall County Register of Deeds, Instrument Number 0201007490, the two (2) 25 feet by 100 feet strips of land, lying 5.00 feet northerly of the following described sideline: COMMENCING at a 1/2" pipe at the Northwest corner of said Lot four (4); thence S 01°49'21" W on the West line of said Lot four (4), and all bearings contained herein are relative thereto, a distance of 139.88 feet to a 1/2" pipe; thence S 69°53'20" E, a distance of 4.45 feet to the POINT OF BEGINNING of said sideline for tract (1); thence S 69°53'20" E a distance of 100.00 feet to the end of the first tract of land; thence S 69°53'20" E, a distance of 5.00 feet to the POINT OF BEGINNING of said sideline for tract two (2); thence S 69°53'20" E, a distance of 100.00 feet to the end of tract two (2).
 The above described tracts of land being using for a Utility Easement containing a total of 0.11 Acres more of less.

LEGAL DESCRIPTION (SEPTIC UTILITY EASEMENT)

A strip of land being 25 feet wide septic utility easement located in Lot four (4), Lake Heritage Second Subdivision, in the City of Grand Island, Hall County, Nebraska, the center line of which is more particularly described as follows: COMMENCING at a 1/2" pipe at the Northwest corner of said Lot four (4); thence S 88°08'42" E on the North line of said Lot four (4), and all bearings contained herein are relative thereto, a distance of 73.81 feet to a point on the North line of said Lot four (4); thence S 55°05'35" E a distance of 152.70 feet to the POINT OF BEGINNING; thence S 55°05'35" E a distance of 205.00 feet to the POINT OF TERMINATION.
 The above described easement containing a total of 0.12 Acres more of less.

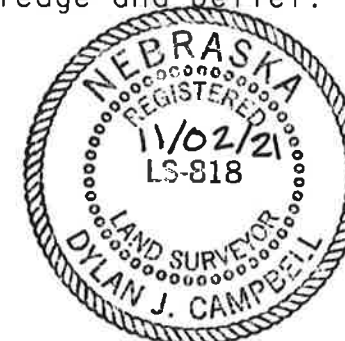
LOCATION MAP
 SECTION 33-T11N-R9W



SURVEYOR'S CERTIFICATE

I, Dylan Campbell, Nebraska Registered Land Surveyor No. 818, do hereby certify that on September 22, 2021, I surveyed the above platted and described tract of land using known and record monuments. All information shown hereon is true and correct to the best of my knowledge and belief.

Dylan Campbell
 Dylan Campbell
 Nebraska R.L.S. No. 818



LTS3&4-L.H.2NDSUB		
DRAWN DJC	DATE 11/02/21	818 LAND SURVEYING 4153 ARIZONA AVE G.I., NE 68803 (308)991-3943
APPROVED DJC	DATE 11/02/21	PROJECT NO.
SCALE 1:100	SHEET 2-2	