



# City of Grand Island

Tuesday, December 14, 2021

Council Session

## Item G-7

**#2021-344 - Approving Acquisition of Permanent Sanitary Sewer and Lift Station Easements for Central Nebraska Regional Airport Sanitary Sewer Collection System Rehabilitation; Project No. 2017-S-4 (Hall County and Hall County Airport)**

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

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

RESOLUTION 2021-344

WHEREAS, public sanitary sewer and lift station easements are required by the City of Grand Island for Central Nebraska Regional Airport Sanitary Sewer Collection System Rehabilitation; Project No. 2017-S-4, to construct and maintain such project; and

WHEREAS, acquisition of the public sanitary sewer and lift station easements is as follows:

<i>Property Owner</i>	<i>Legal Description</i>
Hall County	<p>A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHEAST QUARTER (SE ¼) OF SECTION TWENTY-SEVEN (27), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6<sup>TH</sup> P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:</p> <p>COMMENCING AT THE SOUTHEAST CORNER OF SECTION 27-T12N-R9W; THENCE ON AN ASSUMED BEARING OF N00°38'58"W, ALONG THE EAST LINE OF THE SE 1/4 , A DISTANCE OF 33.01 FEET; THENCE N89°15'14"W, ALONG THE NORTH RIGHT-OF-WAY LINE OF ABBOTT ROAD, A DISTANCE OF 625.32 FEET TO THE POINT OF BEGINNING; THENCE N89°15'14"W, ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 30.00 FEET; THENCE N00°37'21"E A DISTANCE OF 455.33 FEET; THENCE N05°30'07"W A DISTANCE OF 239.81 FEET; THENCE N89°36'46"W A DISTANCE OF 50.65 FEET; THENCE N00°20'14"E A DISTANCE OF 30.00 FEET; THENCE S89°39'46"E A DISTANCE OF 49.10 FEET; THENCE S00°00'00"E A DISTANCE OF 416.26 FEET; THENCE N89°59'37"W A DISTANCE OF 338.58 FEET; THENCE S00°00'01"W A DISTANCE OF 20.00 FEET; THENCE N89°59'37"E A DISTANCE OF 935.96 FEET; THENCE S00°00'38"W, A DISTANCE OF 20.00 FEET; THENCE S89°59'37"W A DISTANCE OF 567.38 FEET; THENCE S00°00'00"W A DISTANCE OF 401.49 FEET; THENCE S89°25'30"E A DISTANCE OF 603.18 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SKY PARK ROAD; THENCE S00°38'53"E, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 20.00 FEET; THENCE S89°25'30"W A DISTANCE OF 194.36 FEET; THENCE S86°45'51"W A DISTANCE OF 408.73 FEET; THENCE S05°30'07"E A DISTANCE OF 244.36 FEET; THENCE S00°37'21"W A DISTANCE OF 457.00 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 70405.74± SQUARE FEET OR 1.616± ACRES MORE OR LESS. (EXHIBIT 1)</p> <p style="text-align: center;">AND</p> <p>A SANITARY SEWER AND LIFT STATION EASEMENT LOCATED IN PART OF THE NORTHEAST QUARTER (NE ¼) OF SECTION THIRTY-FOUR (34), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6<sup>TH</sup> P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:</p> <p>COMMENCING AT THE NORTHEAST CORNER OF SECTION 34-T12N-R9W; THENCE ON AN ASSUMED BEARING OF S00°04'16"W, ALONG THE EAST LINE OF THE NE ¼, A DISTANCE OF 33.00 FEET; THENCE N89°15'14"W, ALONG THE SOUTH RIGHT-OF-WAY LINE OF ABBOTT ROAD, A DISTANCE OF 565.39 FEET TO THE POINT OF BEGINNING; THENCE S00°37'10"W A DISTANCE OF 92.39 FEET; THENCE S45°37'109"W A DISTANCE OF 71.32 FEET; THENCE S00°35'52"W A</p>

Approved as to Form <input type="checkbox"/> _____ December 22, 2021 <input type="checkbox"/> City Attorney
--

DISTANCE OF 918.52 FEET; THENCE S89°43'24"E A DISTANCE OF 592.59 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SKY PARK ROAD; THENCE S00°04'16"W, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 20.00 FEET; THENCE N89°43'24"W A DISTANCE OF 592.78 FEET; THENCE S00°15'28"W A DISTANCE OF 1256.53 FEET; THENCE N45°14'54"W A DISTANCE OF 40.61 FEET; THENCE N00°20'54"W A DISTANCE OF 237.30 FEET; THENCE N89°23'20"W A DISTANCE OF 40.00 FEET; THENCE N00°20'54"E A DISTANCE OF 885.27 FEET; THENCE N00°07'51"E A DISTANCE OF 705.04 FEET; THENCE N00°11'21"E A DISTANCE OF 1002.22 FEET; THENCE S89°34'16"E A DISTANCE OF 13.96 FEET; THENCE N00°00'00"E, A DISTANCE OF 11.79 FEET TO A POINT ON SAID SOUTH RIGHT-OF-WAY LINE OF ABBOTT ROAD; THENCE S89°15'14"E, ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 113.45 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER AND LIFT STATION EASEMENT CONTAINS A CALCULATED AREA OF 193471.36± SQUARE FEET OR 4.441± ACRES MORE OR LESS. (EXHIBIT 3)

AND

A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHEAST QUARTER (SE ¼) OF SECTION THIRTY-FOUR (34), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6<sup>TH</sup> P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST ¼ CORNER OF SECTION 34-T12N-R9W; THENCE ON AN ASSUMED BEARING OF S00°21'02"W, ALONG THE EAST LINE OF THE SE1/4, A DISTANCE OF 58.38 FEET; THENCE N89°38'58"W A DISTANCE OF 33.00 FEET TO THE WEST RIGHT-OF-WAY LINE OF SKY PARK ROAD AND ALSO BEING THE POINT OF BEGINNING; THENCE S00°21'02"W, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 23.00 FEET; THENCE S89°49'45"W A DISTANCE OF 627.86 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF ACADEMY ROAD AS DESCRIBED IN DOCUMENT NUMBER 85-004053, FILED AUGUST 22, 1985 AT THE HALL COUNTY REGISTER OF DEEDS; THENCE N00°21'27"E, ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 23.00 FEET; THENCE S89°49'44"E A DISTANCE OF 627.85 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 14440.67± SQUARE FEET OR 0.332± ACRES MORE OR LESS. (EXHIBIT 5)

AND

A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHEAST QUARTER (SE¼) OF SECTION THIRTY-FOUR (34), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6<sup>TH</sup> P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 34-T12N-R9W; THENCE ON AN ASSUMED BEARING OF N00°21'02"E, ALONG THE EAST LINE OF THE SE¼, A DISTANCE OF 33.00 FEET; THENCE N89°12'27"W, ALONG THE NORTH RIGHT-OF-WAY LINE OF AIRPORT ROAD, A DISTANCE OF 638.34 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N89°12'27"W, ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 44.20 FEET; THENCE N00°11'44"E A DISTANCE OF 1281.80 FEET; THENCE S89°14'27"E A DISTANCE OF

	<p>20.00 FEET; THENCE S00°11'44W A DISTANCE OF 1258.25 FEET; THENCE S45°15'28"E A DISTANCE OF 33.95 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 25921.25± SQUARE FEET OR 0.595± ACRES MORE OR LESS. (EXHIBIT 7)</p> <p style="text-align: center;">AND</p> <p>A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHWEST QUARTER (SW¼) OF SECTION TWO (2), TOWNSHIP ELEVEN (11) NORTH, RANGE NINE (9) WEST OF THE 6<sup>TH</sup> P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:  COMMENCING AT THE WEST ¼ CORNER OF SECTION 2-T11N-R9W; THENCE ON AN ASSUMED BEARING OF S00°38'17"E, ALONG THE WEST LINE OF SW¼, A DISTANCE OF 310.83 FEET; THENCE N89°21'43"E A DISTANCE OF 53.00 FEET TO THE POINT ON THE EAST LINE OF AN EXISTING 20.00 FOOT UTILITY EASEMENT, AS DESCRIBED IN DOCUMENT NUMBER 98-100768, FILED ON JANUARY 30, 1998 AT THE HALL COUNTY REGISTER OF DEEDS AND ALSO BEING THE POINT OF BEGINNING; THENCE S45°24'01"E A TO A POINT ON THE NORTH LINE OF AN EXISTING 70.00 FOOT UTILITY EASEMENT, AS DESCRIBED IN INSTRUMENT NUMBER 200709118, FILED ON OCTOBER 24, 2007 AT THE HALL COUNTY REGISTER OF DEEDS; THENCE S64°50'14"W, ALONG THE NORTH LINE OF SAID 70.00 FOOT UTILITY EASEMENT, A DISTANCE OF 5.07 FEET; THENCE S89°46'37"W, ALONG THE NORTH LINE OF SAID 70.00 FOOT UTILITY EASEMENT, A DISTANCE OF 5.39 FEET TO A POINT ON THE EAST LINE OF SAID 20.00 FOOT UTILITY EASEMENT; THENCE N00°38'17"W, ALONG THE EAST OF SAID 20.00 FOOT UTILITY EASEMENT, A DISTANCE OF 117.22 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 1117.23± SQUARE FEET OR 0.026± ACRES MORE OR LESS. (EXHIBIT 8)</p>
<p style="text-align: center;">HALL COUNTY AIRPORT</p>	<p>A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION TWENTY-SIX (26) TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6<sup>TH</sup> P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:  COMMENCING AT THE SOUTHWEST CORNER OF SECTION 26-T12N-R9W; THENCE ON AN ASSUMED BEARING OF N00°38'53"W, ALONG THE WEST LINE OF THE SW1/4, A DISTANCE OF 766.73 FEET; THENCE N89°22'39"E A DISTANCE OF 33.00 FEET TO THE EAST RIGHT-OF-WAY LINE OF SKY PARK ROAD AND ALSO BEING THE POINT OF BEGINNING; THENCE N00°38'53"W, ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 20.00 FEET; THENCE N89°25'30"E A DISTANCE OF 112.61 FEET; THENCE S00°24'09"E A DISTANCE OF 505.75 FEET; THENCE S89°35'51"W A DISTANCE OF 20.00 FEET; THENCE N00°24'09"W A DISTANCE OF 485.68 FEET; THENCE S89°25'30"W A DISTANCE OF 92.53 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 11965.73± SQUARE FEET OR 0.275± ACRES MORE OR LESS. (EXHIBIT 2)</p> <p style="text-align: center;">AND</p> <p>A SANITARY SEWER EASEMENT LOCATED IN PART OF THE NORTHWEST (NW ¼) OF SECTION THIRTY-FIVE (35), TOWNSHIP</p>

TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6<sup>TH</sup> P.M., HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 35-T12N-R9W; THENCE ON AN ASSUMED BEARING OF S00°04'16"W, ALONG THE WEST LINE OF THE NW ¼ A DISTANCE OF 363.80 FEET; THENCE S89°55'44"E A DISTANCE OF 160.19 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S89°55'44"E A DISTANCE OF 20.00 FEET; THENCE S00°05'46"W A DISTANCE OF 736.93 FEET; THENCE S08°15'35"W A DISTANCE OF 167.63; THENCE N81°44'25"W A DISTANCE OF 20.00 FEET; THENCE N08°15'35"E A DISTANCE OF 155.41 FEET; THENCE N89°43'26"W A DISTANCE OF 125.33 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF SKY PARK ROAD; THENCE N00°04'16"E, ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 20.00 FEET; THENCE S89°43'26"E A DISTANCE OF 126.87 FEET; THENCE N00°05'46"E A DISTANCE OF 726.18 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 20591.73± SQUARE FEET OR 0.473± ACRES MORE OR LESS. (EXHIBIT 4)

AND

A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION THIRTY-FIVE (35), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6<sup>TH</sup> P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST ¼ CORNER OF SECTION 35-T12N-R9W; THENCE ON AN ASSUMED BEARING OF S00°21'02"W, ALONG THE WEST LINE OF THE SW¼, A DISTANCE OF 61.35 FEET; THENCE S89°52'02"E A DISTANCE OF 33.00 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF SKY PARK ROAD AND ALSO BEING THE POINT OF BEGINNING; THENCE CONTINUING S89°52'02"E A DISTANCE OF 659.21 FEET; THENCE S00°07'59"W A DISTANCE OF 20.00 FEET; THENCE N89°52'02"W A DISTANCE OF 659.29 FEET TO A POINT ON SAID EAST RIGHT-OF-WAY LINE; THENCE N00°21'02"W A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCLUATED AREA OF 13185.03± SQUARE FEET OR 0.303± ACRES MORE OR LESS. (EXHIBIT 6)

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 public sanitary sewer and lift station easements from the listed property owners, on the above-described tracts of land.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, December 14, 2021.

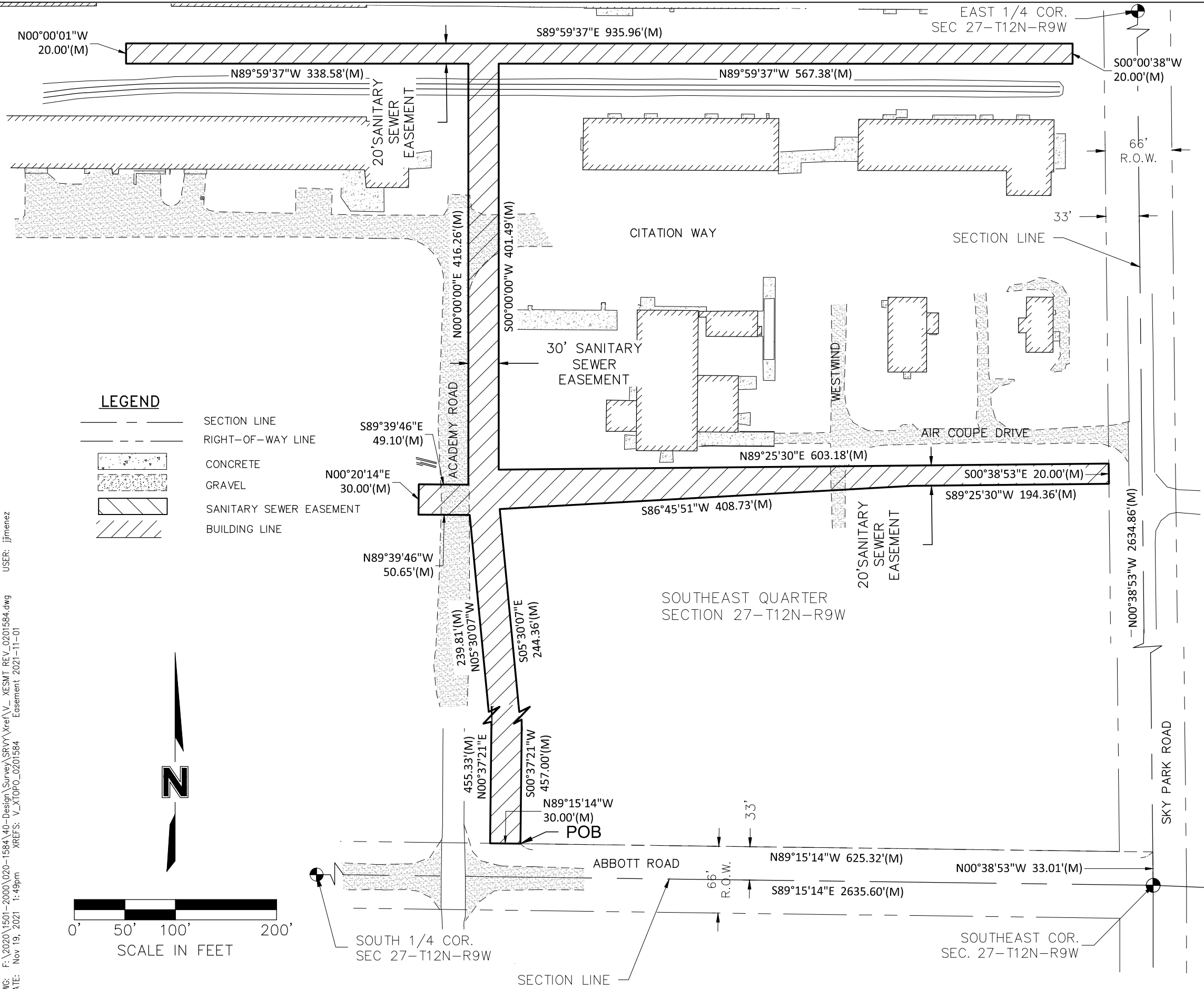
\_\_\_\_\_  
Roger G Steele, Mayor

Attest:

- 4 -

---

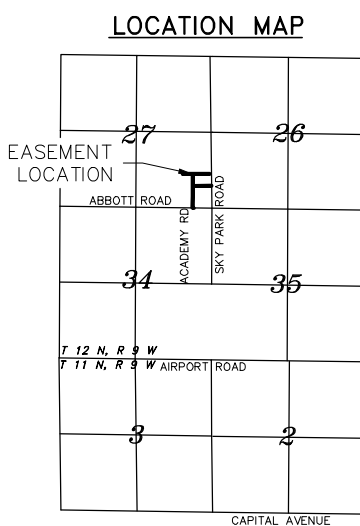
RaNae Edwards, City Clerk



**SANITARY SEWER EASEMENT DESCRIPTION**

A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION TWENTY-SEVEN (27), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6TH P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 27-T12N-R9W; THENCE ON AN ASSUMED BEARING OF N00°38'53"W, ALONG THE EAST LINE OF THE SE1/4, A DISTANCE OF 33.01 FEET; THENCE N89°15'14"W, ALONG THE NORTH RIGHT-OF-WAY LINE OF ABBOTT ROAD, A DISTANCE OF 625.32 FEET TO THE POINT OF BEGINNING; THENCE N89°15'14"W, ALONG SAID RIGHT-OF-WAY LINE, A DISTANCE OF 30.00 FEET; THENCE N00°37'21"E A DISTANCE OF 455.33 FEET; THENCE N05°30'07"W A DISTANCE OF 239.81 FEET; THENCE N89°39'46"W A DISTANCE OF 50.65 FEET; THENCE N00°20'14"E A DISTANCE OF 30.00 FEET; THENCE S89°39'46"E A DISTANCE OF 49.10 FEET; THENCE N00°00'00"E A DISTANCE OF 416.26 FEET; THENCE N89°59'37"W A DISTANCE OF 338.58 FEET; THENCE N00°00'01"W A DISTANCE OF 20.00 FEET; THENCE S89°59'37"E A DISTANCE OF 935.96 FEET; THENCE S00°00'38"W A DISTANCE OF 20.00 FEET; THENCE N89°59'37"W A DISTANCE OF 567.38 FEET; THENCE S00°00'00"W A DISTANCE OF 401.49 FEET; THENCE N89°25'30"E A DISTANCE OF 603.18 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SKY PARK ROAD; THENCE S00°38'53"E, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 20.00 FEET; THENCE S89°25'30"W A DISTANCE OF 194.36 FEET; THENCE S86°45'51"W A DISTANCE OF 408.73 FEET; THENCE S05°30'07"E A DISTANCE OF 244.36 FEET; THENCE S00°37'21"W A DISTANCE OF 457.00 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 70405.74± SQUARE FEET OR 1.616± ACRES MORE OR LESS.



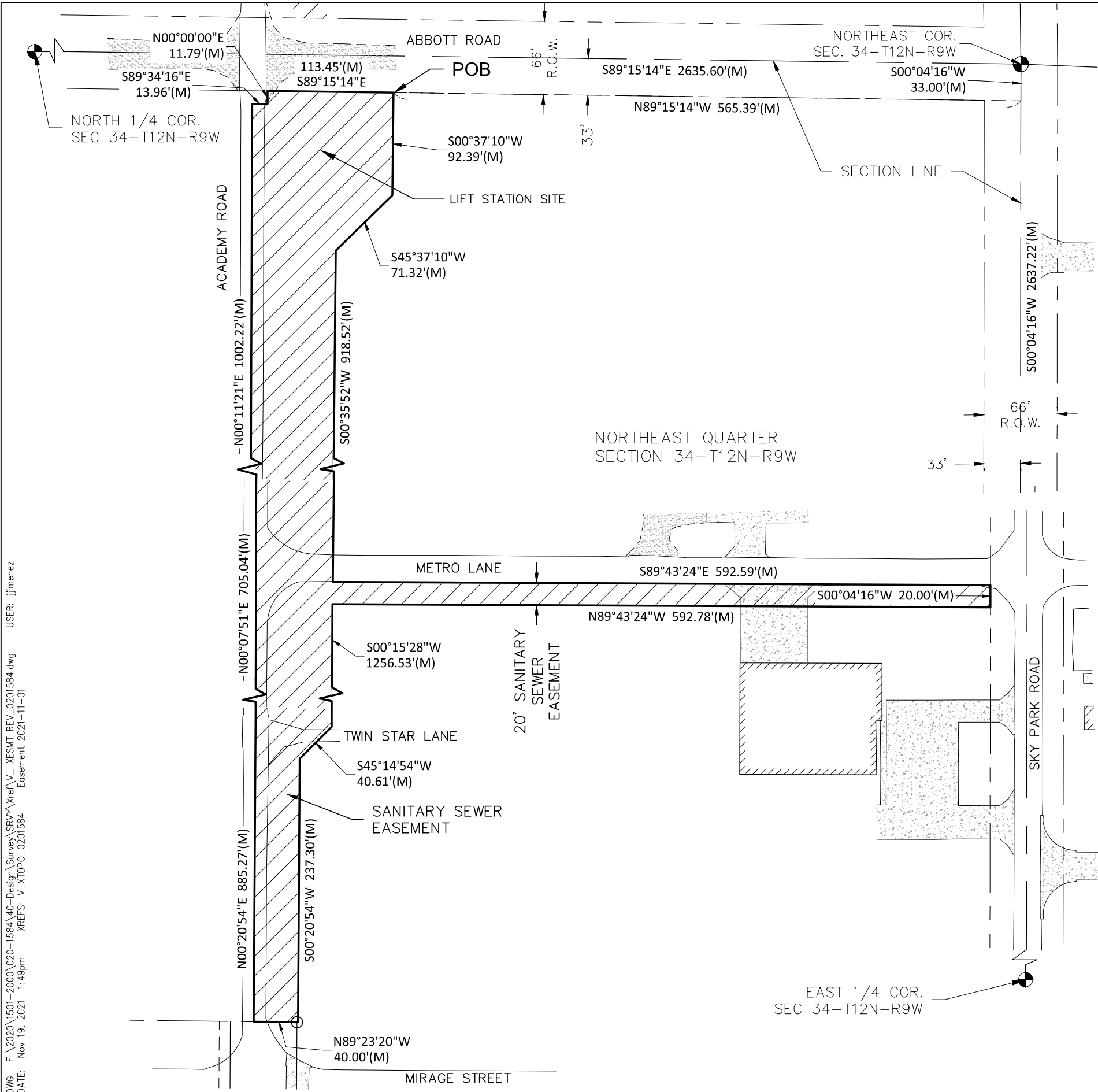
USER: jjimenez  
 DWG: F:\2020\1501-2000-1584\40-Design\Survey\SRVY\Xref\V\_XESMT\_REV\_0201584.dwg  
 DATE: Nov 19, 2021 1:49pm  
 XREFS: V\_XTOPO\_0201584 Easement 2021-11-01

PROJECT NO:	2020-1584
DRAWN BY:	SR
DATE:	11/19/2021

**SANITARY SEWER EASEMENT**

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

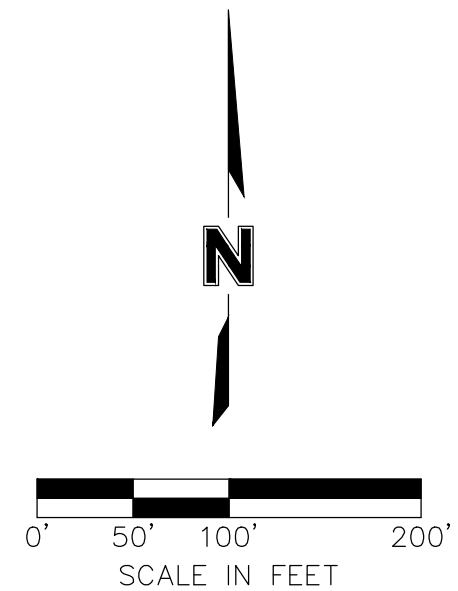
EXHIBIT  
**1**



**SANITARY SEWER AND LIFT STATION EASEMENT DESCRIPTION**

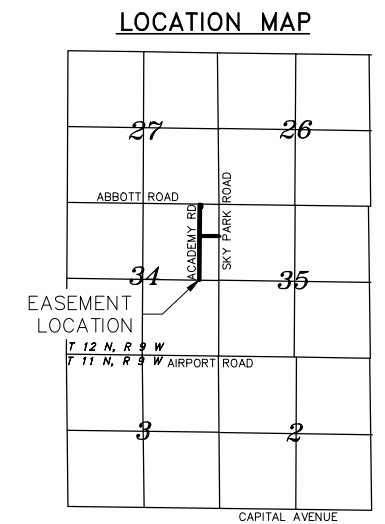
A SANITARY SEWER AND LIFT STATION EASEMENT LOCATED IN PART OF THE NORTHEAST QUARTER (NE1/4) OF SECTION THIRTY-FOUR (34), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6TH P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SECTION 34-T12N-R9W; THENCE ON AN ASSUMED BEARING OF S00°04'16"W, ALONG THE EAST LINE OF THE NE1/4, A DISTANCE OF 33.00 FEET; THENCE N89°15'14"W, ALONG THE SOUTH RIGHT-OF-WAY LINE OF ABBOTT ROAD, A DISTANCE OF 565.39 FEET TO THE POINT OF BEGINNING; THENCE S00°37'10"W A DISTANCE OF 92.39 FEET; THENCE S45°37'10"W A DISTANCE OF 71.32 FEET; THENCE S00°35'52"W A DISTANCE OF 918.52 FEET; THENCE S89°43'24"E A DISTANCE OF 592.59 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SKY PARK ROAD; THENCE S00°04'16"W, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 20.00 FEET; THENCE N89°43'24"W A DISTANCE OF 592.78 FEET; THENCE S00°15'28"W A DISTANCE OF 1256.53 FEET; THENCE S45°14'54"W A DISTANCE OF 40.61 FEET; THENCE S00°20'54"W A DISTANCE OF 237.30 FEET; THENCE N89°23'20"W A DISTANCE OF 40.00 FEET; THENCE N00°20'54"E A DISTANCE OF 885.27 FEET; THENCE N00°07'51"E A DISTANCE OF 705.04 FEET; THENCE N00°11'21"E A DISTANCE OF 1002.22 FEET; THENCE S89°34'16"E A DISTANCE OF 13.96 FEET; THENCE N00°00'00"E A DISTANCE OF 11.79 FEET TO A POINT ON SAID SOUTH RIGHT-OF-WAY LINE OF ABBOTT ROAD; THENCE S89°15'14"E, ALONG SAID SOUTH RIGHT-OF-WAY LINE, A DISTANCE OF 113.45 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER AND LIFT STATION EASEMENT CONTAINS A CALCULATED AREA OF 193471.36± SQUARE FEET OR 4.441± ACRES MORE OR LESS.



**LEGEND**

	SECTION LINE
	RIGHT-OF-WAY LINE
	CONCRETE
	GRAVEL
	SANITARY SEWER EASEMENT
	BUILDING LINE



DWG: F:\2020\1501-2000\1501-1584\40-Design\Survey\SRVY\Xref\1584\_XESMT\_REV\_0201584.dwg  
 DATE: Nov 19, 2021 1:49pm  
 USER: jjimenez  
 Easement 2021-11-01

PROJECT NO:	2020-1584
DRAWN BY:	SR
DATE:	11/19/2021

**SANITARY SEWER AND LIFT STATION EASEMENT**



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

EXHIBIT  
**3**

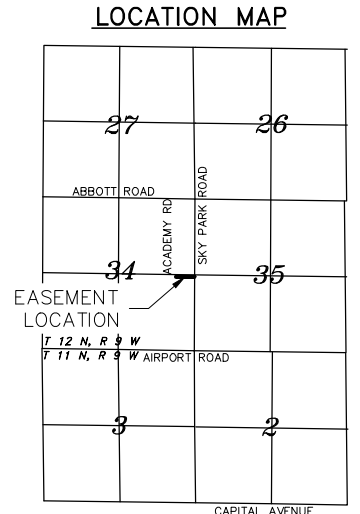
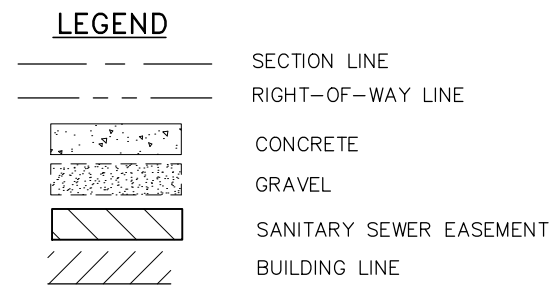
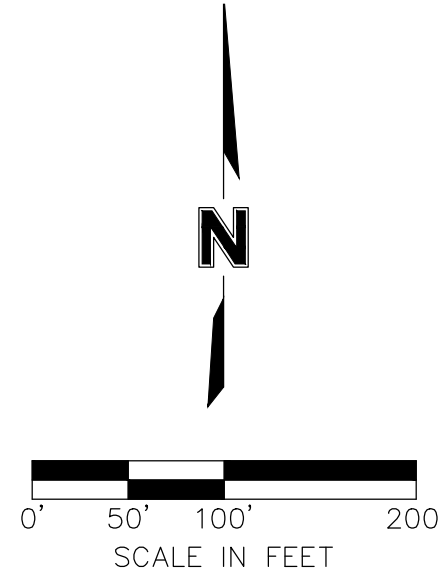
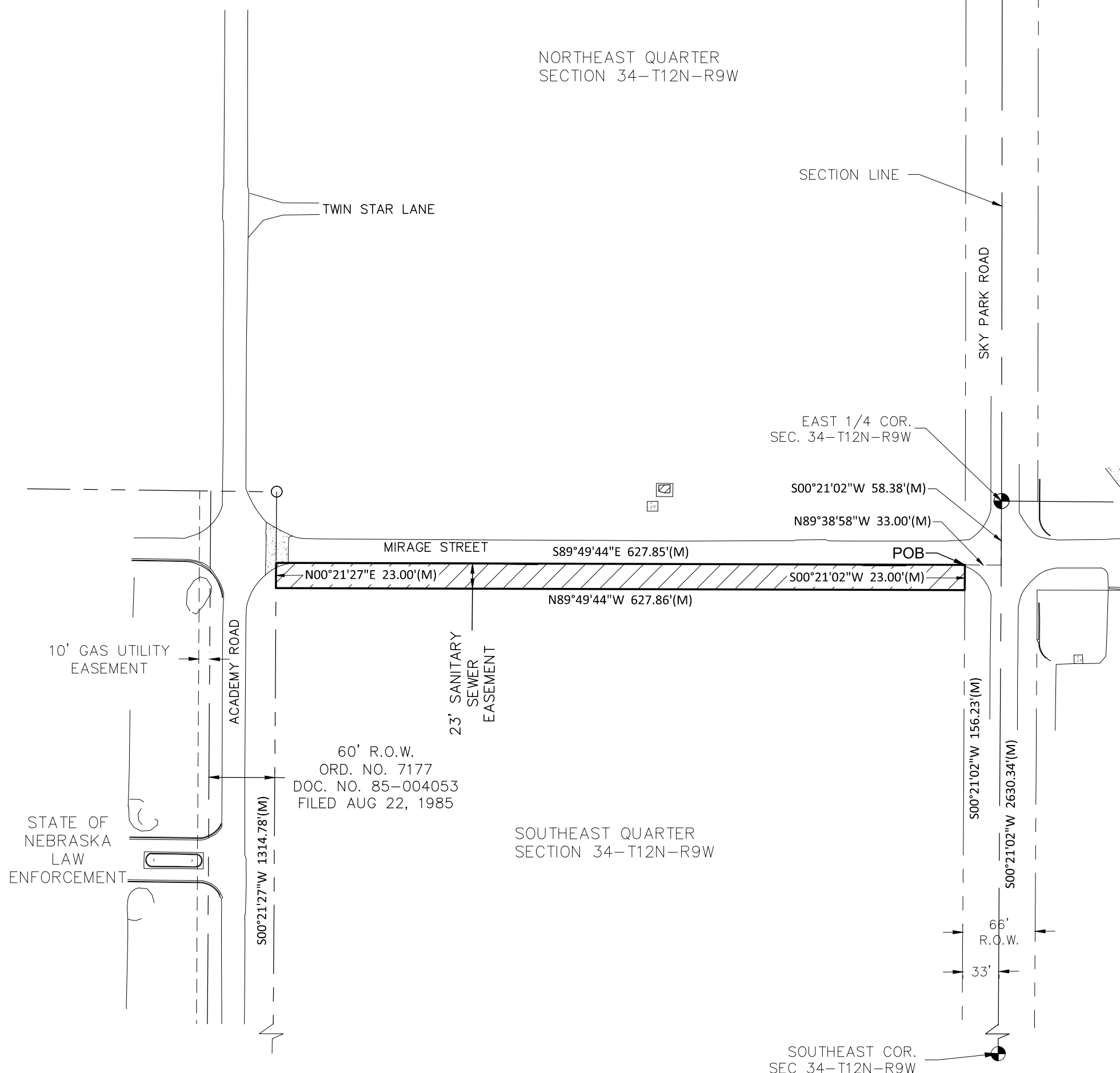


NORTHEAST QUARTER  
SECTION 34-T12N-R9W

**SANITARY SEWER EASEMENT DESCRIPTION**

A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION THIRTY-FOUR (34), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6TH P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST 1/4 CORNER OF SECTION 34-T12N-R9W; THENCE ON AN ASSUMED BEARING OF S00°21'02"W, ALONG THE EAST LINE OF THE SE1/4, A DISTANCE OF 58.38 FEET; THENCE N89°38'58"W A DISTANCE OF 33.00 FEET TO THE WEST RIGHT-OF-WAY LINE OF SKY PARK ROAD AND ALSO BEING THE POINT OF BEGINNING; THENCE S00°21'02"W, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 23.00 FEET; THENCE N89°49'45"W A DISTANCE OF 627.86 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF ACADEMY ROAD AS DESCRIBED IN DOCUMENT NUMBER 85-004053, FILED AUGUST 22, 1985 AT THE HALL COUNTY REGISTER OF DEEDS; THENCE N00°21'27"E, ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 23.00 FEET; THENCE S89°49'44"E A DISTANCE OF 627.85 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 14440.67± SQUARE FEET OR 0.332± ACRES MORE OR LESS.



DWG: F:\2020\1501-2000\1501-1584\40-Design\Survey\SRVY\Xref\XESMT\_REV\_0201584.dwg  
 DATE: Nov 22, 2021 11:34am  
 USER: jjimenez  
 XREFS: V\_XT10PO\_0201584

PROJECT NO: 2020-1584  
 DRAWN BY: SR  
 DATE: 11/19/2021

**SANITARY SEWER EASEMENT**

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

EXHIBIT  
**5**

STATE OF NEBRASKA  
LAW ENFORCEMENT

EAST 1/4 COR.  
SEC 34-T12N-R9W

S89°14'27"E  
20.00'(M)

20' SANITARY  
SEWER  
EASEMENT

N00°11'44"E 1281.80'(M)

S00°11'44"W 1258.25'(M)

ACADEMY ROAD

SOUTHEAST QUARTER  
SECTION 34-T12N-R9W

S45°15'28"E  
33.95'(M)

POB

33'

N89°12'27"W 638.34'(M)

N89°12'27"W  
44.20'(M)

N89°12'27"W 2642.79'(M)

66'  
R.O.W.

AIRPORT ROAD

N00°21'02"E 33.00'(M)

N00°21'02"E 2630.34'(M)

SKY PARK ROAD

SOUTH 1/4 COR.  
SEC 34-T12N-R9W

SECTION 3-T11N-R9W

SOUTHEAST COR.  
SEC. 34-T12N-R9W

N



**LEGEND**

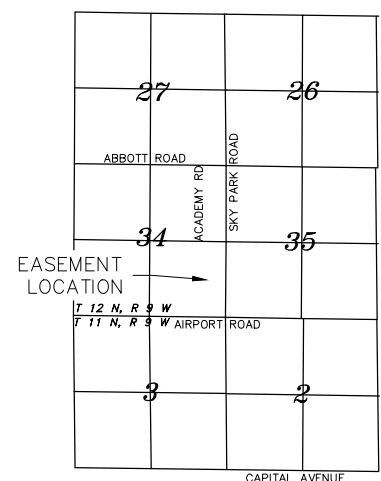
- SECTION LINE
- RIGHT-OF-WAY LINE
- CONCRETE
- GRAVEL
- SANITARY SEWER EASEMENT
- BUILDING LINE

**SANITARY SEWER EASEMENT DESCRIPTION**

A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION THIRTY-FOUR (34), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6TH P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 34-T12N-R9W; THENCE ON AN ASSUMED BEARING OF N00°21'02"E, ALONG THE EAST LINE OF THE SE1/4, A DISTANCE OF 33.00 FEET; THENCE N89°12'27"W, ALONG THE NORTH RIGHT-OF-WAY LINE OF AIRPORT ROAD, A DISTANCE OF 638.34 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N89°12'27"W, ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 44.20 FEET; THENCE N00°11'44"E A DISTANCE OF 1281.80 FEET; THENCE S89°14'27"E A DISTANCE OF 20.00 FEET; THENCE S00°11'44"W A DISTANCE OF 1258.25 FEET; THENCE S45°15'28"E A DISTANCE OF 33.95 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 25921.25± SQUARE FEET OR 0.595± ACRES MORE OR LESS.

**LOCATION MAP**



USER: jjimenez  
 DWG: F:\2020\1501-2000\020-1584\40-Design\Survey\SRV\Xref\XESMT\_REV\_0201584.dwg  
 DATE: Nov 19, 2021 1:50pm  
 XREFS: V\_XTOPO\_0201584 Easement 2021-11-01

PROJECT NO: 2020-1584

DRAWN BY: SR  
Grand Island  
DATE: 11/19/2021

**SANITARY SEWER EASEMENT**

12/14/2021

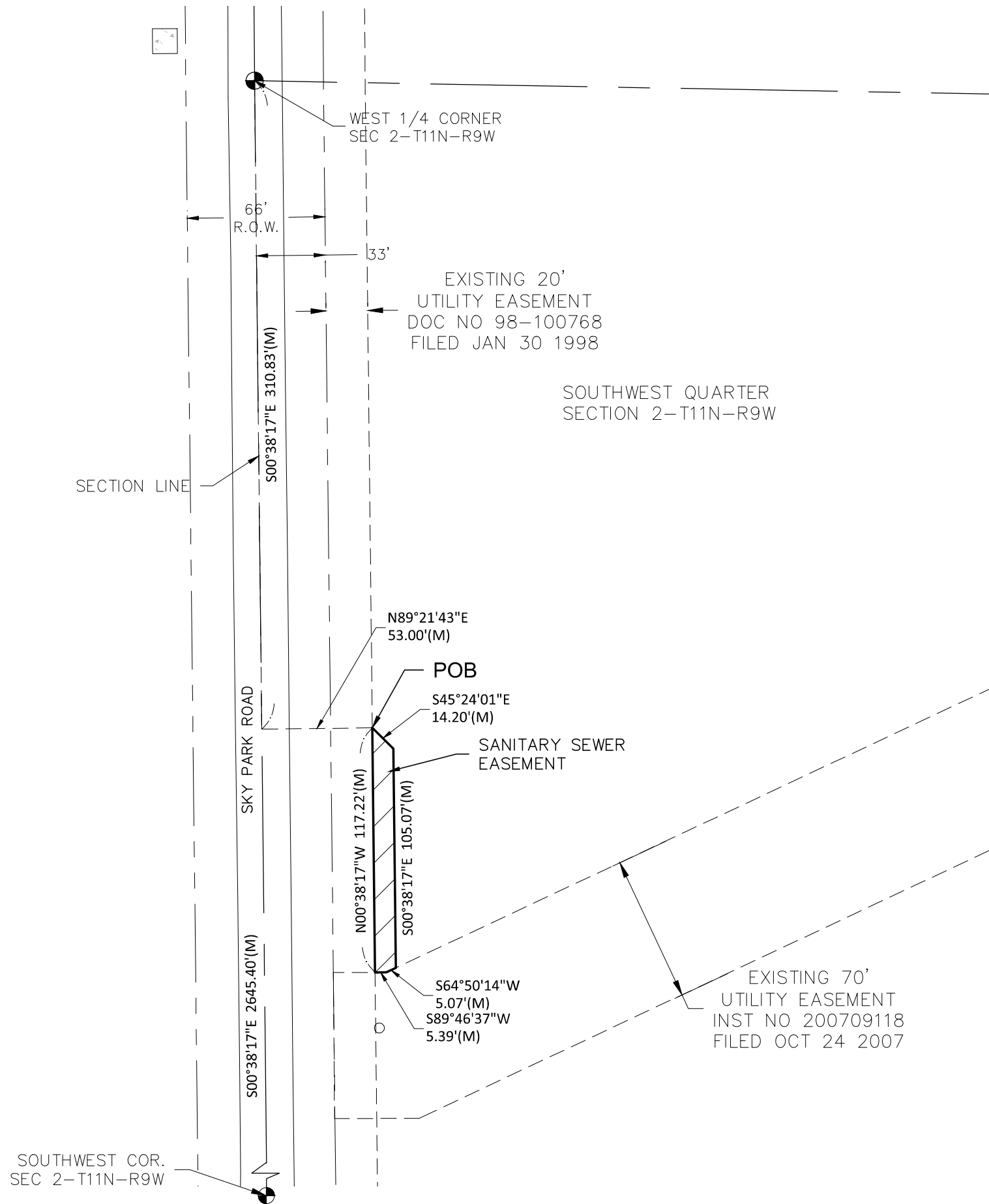
**oisson**

Grand Island, NE 68801  
TEL 308.384.8750

EXHIBIT

7 Page 10 / 14

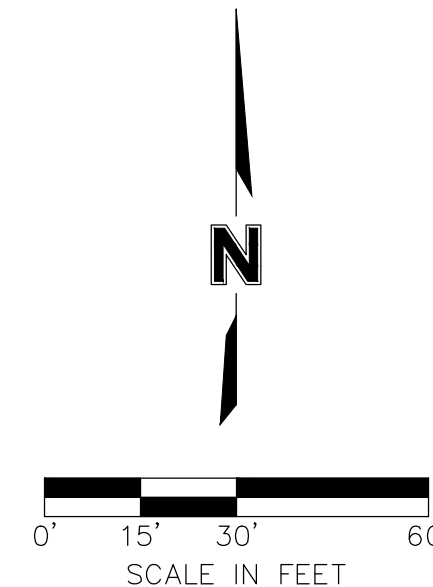
DWG: F:\2020\1501-2000\020-1584\40-Design\Survey\SRVY\Xref\V\_XESMT\_REV\_0201584.dwg  
 DATE: Nov 19, 2021 1:50pm XREFS: V\_XTOPO\_0201584 Easement 2021-11-01  
 USER: jjimenez



**SANITARY SEWER EASEMENT DESCRIPTION**

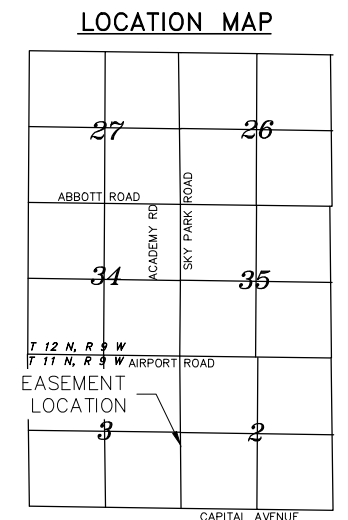
A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION TWO (2), TOWNSHIP ELEVEN (11) NORTH, RANGE NINE (9) WEST OF THE 6TH P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST 1/4 CORNER OF SECTION 2-T11N-R9W; THENCE ON AN ASSUMED BEARING OF S00°38'17\"E, ALONG THE WEST LINE OF SW1/4, A DISTANCE OF 310.83 FEET; THENCE N89°21'43\"E A DISTANCE OF 53.00 FEET TO THE POINT ON THE EAST LINE OF AN EXISTING 20 FT. UTILITY EASEMENT, AS DESCRIBED IN DOCUMENT NUMBER 98-100768, FILED ON JANUARY 30, 1998 AT THE HALL COUNTY REGISTER OF DEEDS AND ALSO BEING THE POINT OF BEGINNING; THENCE S45°24'01\"E A DISTANCE OF 14.20 FEET; THENCE S00°38'17\"E A DISTANCE OF 105.07 FEET TO A POINT ON THE NORTH LINE OF AN EXISTING 70 FT. UTILITY EASEMENT, AS DESCRIBED IN INSTRUMENT NUMBER 200709118, FILED ON OCTOBER 24, 2007 AT THE HALL COUNTY REGISTER OF DEEDS; THENCE S64°50'14\"W, ALONG THE NORTH LINE OF SAID 70 FT. UTILITY EASEMENT, A DISTANCE OF 5.07 FEET; THENCE S89°46'37\"W, ALONG THE NORTH LINE OF SAID 70 FT. UTILITY EASEMENT, A DISTANCE OF 5.39 FEET TO A POINT ON THE EAST LINE OF SAID 20 FT. UTILITY EASEMENT; THENCE N00°38'17\"W, ALONG THE EAST OF SAID 20 FT. UTILITY EASEMENT, A DISTANCE OF 117.22 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 1117.23± SQUARE FEET OR 0.026± ACRES MORE OR LESS.



**LEGEND**

	SECTION LINE
	RIGHT-OF-WAY LINE
	CONCRETE
	GRAVEL
	SANITARY SEWER EASEMENT
	BUILDING LINE



PROJECT NO:	2020-1584
DRAWN BY:	SR
DATE:	11/19/2021

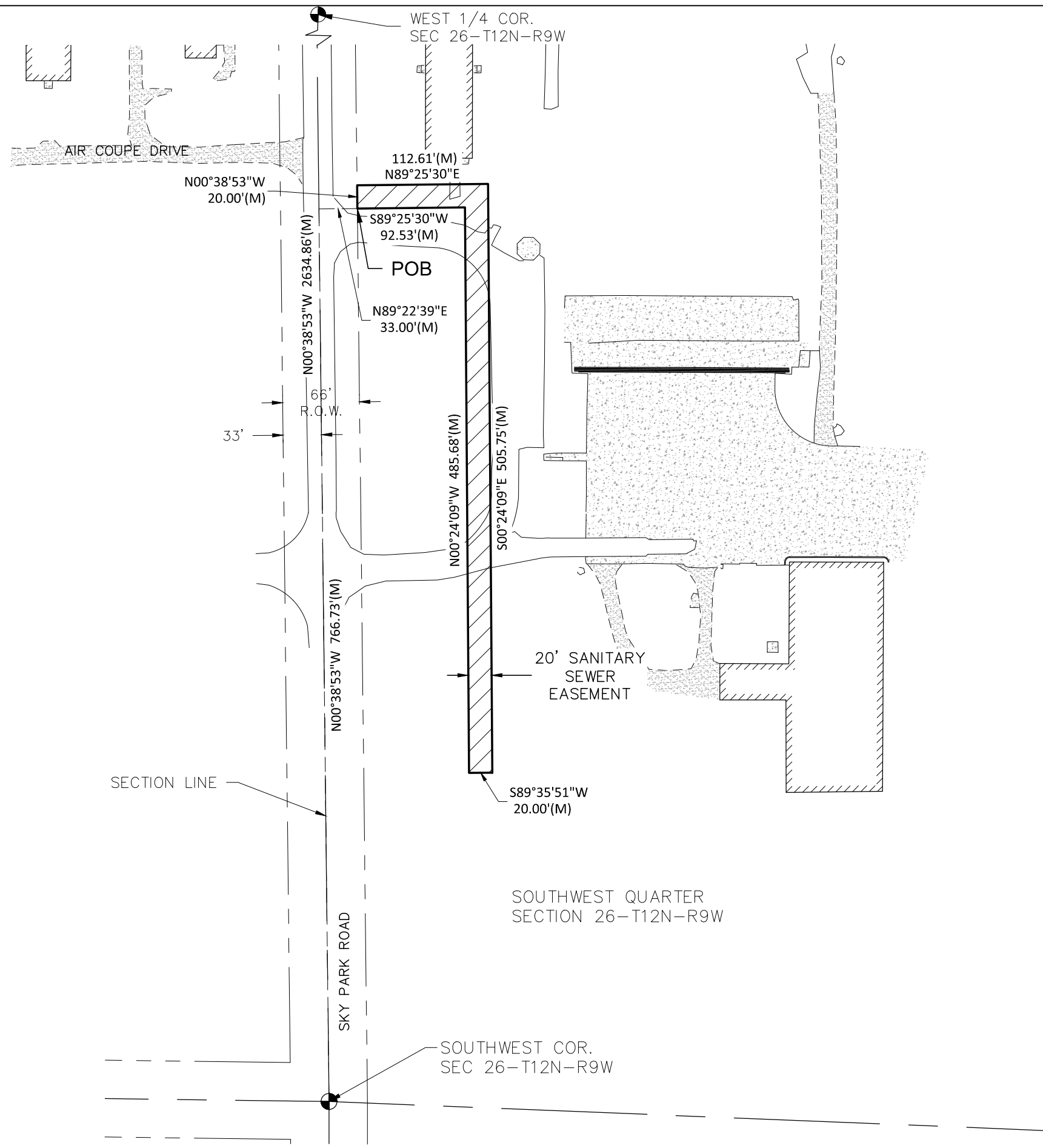
**SANITARY SEWER EASEMENT**



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

EXHIBIT  
**8**

DWG: F:\2020\1501-2000\1501-1584\40-Design\Survey\SRVY\Xref\1584\XESMT\_REV\_0201584.dwg  
 DATE: Nov 19, 2021 1:49pm XREFS: V\_XTOPO\_0201584 Easement 2021-11-01  
 USER: jjimenez



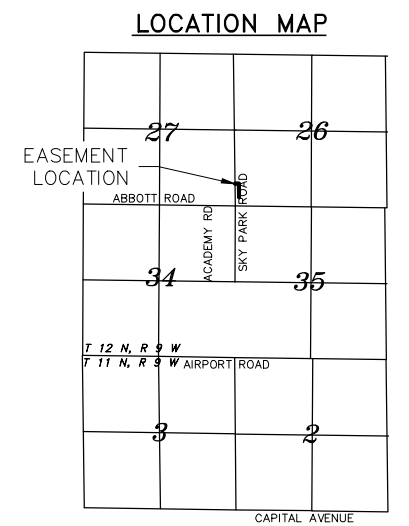
**SANITARY SEWER EASEMENT DESCRIPTION**  
 A SANITARY SEWER EASEMENT LOCATED IN PART OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION TWENTY-SIX (26), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6TH P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 26-T12N-R9W; THENCE ON AN ASSUMED BEARING OF N00°38'53"W, ALONG THE WEST LINE OF THE SW1/4, A DISTANCE OF 766.73 FEET; THENCE N89°22'39"E A DISTANCE OF 33.00 FEET TO THE EAST RIGHT-OF-WAY LINE OF SKY PARK ROAD AND ALSO BEING THE POINT OF BEGINNING; THENCE N00°38'53"W, ALONG SAID EAST RIGHT-OF-WAY LINE, A DISTANCE OF 20.00 FEET; THENCE N89°25'30"E A DISTANCE OF 112.61 FEET; THENCE S00°24'09"E A DISTANCE OF 505.75 FEET; THENCE S89°35'51"W A DISTANCE OF 20.00 FEET; THENCE N00°24'09"W A DISTANCE OF 485.68 FEET; THENCE S89°25'30"W A DISTANCE OF 92.53 FEET TO THE POINT OF BEGINNING. SAID SANITARY SEWER EASEMENT CONTAINS A CALCULATED AREA OF 11965.73± SQUARE FEET OR 0.275± ACRES MORE OR LESS.



**LEGEND**

	SECTION LINE
	RIGHT-OF-WAY LINE
	CONCRETE
	GRAVEL
	SANITARY SEWER EASEMENT
	BUILDING LINE



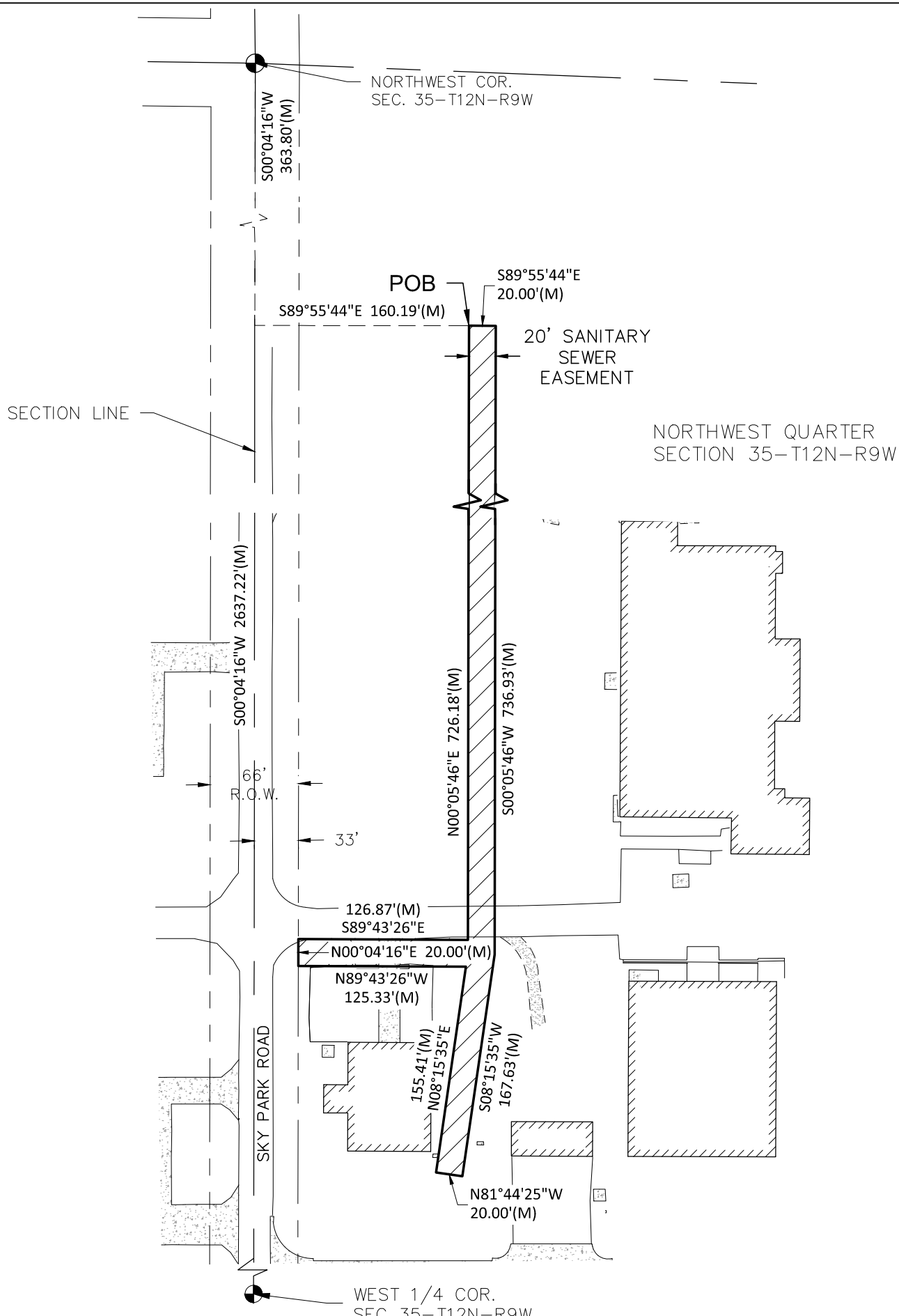
PROJECT NO:	2020-1584
DRAWN BY:	SR
DATE:	11/19/2021

**SANITARY SEWER EASEMENT**

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

EXHIBIT
2

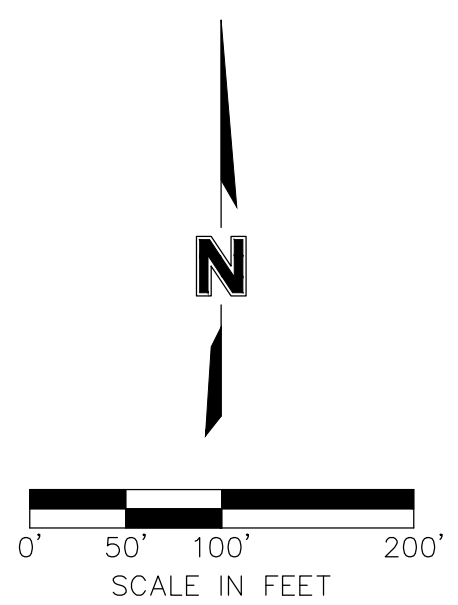
DWG: F:\2020\1501-2000\1501-1584\40-Design\Survey\SRVY\Xref\1584\XESMT\_REV\_0201584.dwg  
 DATE: Nov 19, 2021 1:49pm XREFS: V\_XTOPO\_0201584 Easement 2021-11-01  
 USER: jjimenez



**SANITARY SEWER EASEMENT DESCRIPTION**

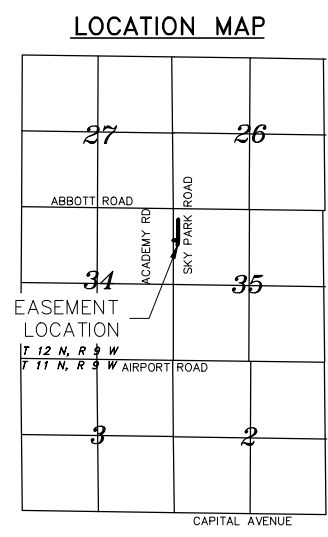
A SANITARY SEWER EASEMENT LOCATED IN PART OF THE NORTHWEST (NW1/4) OF SECTION THIRTY-FIVE (35), TOWNSHIP TWELVE (12) NORTH, RANGE NINE (9) WEST OF THE 6TH P.M., HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 35-T12N-R9W; THENCE ON AN ASSUMED BEARING OF S00°04'16\"/>



**LEGEND**

	SECTION LINE
	RIGHT-OF-WAY LINE
	CONCRETE
	GRAVEL
	SANITARY SEWER EASEMENT
	BUILDING LINE



PROJECT NO:	2020-1584
DRAWN BY:	SR
DATE:	11/19/2021

**SANITARY SEWER EASEMENT**

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

EXHIBIT	4
---------	---

