



City of Grand Island

Tuesday, September 13, 2022

Council Session

Item G-16

#2022-247 - Approving Acquisition of Public Utility Easements in Grand Island Mall Eighteenth Subdivision- North of State Street; East of US Highway 281

This item relates to the aforementioned Public Hearing item E-2.

Staff Contact: Keith Kurz PE, Interim Public Works Director

RESOLUTION 2022-247

WHEREAS, public utility easements are required by the City of Grand Island, from Grand Island Joint Venture, LLC in Lots 1 and 2 of Grand Island Mall Eighteenth Subdivision and JammaIn, LLC in Lot 3 of Grand Island Mall Eighteenth Subdivision, City of Grand Island, Hall County, Nebraska and more particularly described as follows:

GRAND ISLAND JOINT VENTURE, LLC-

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1, GRAND ISLAND MALL EIGHTEENTH SUBDIVISION; THENCE ON AN ASSUMED BEARING OF S00°53'24"E, ALONG THE EAST LINE OF SAID LOT 1, A DISTANCE OF 20.13 FEET; THENCE S89°06'36"W, A DISTANCE OF 35.00 FEET; THENCE N00°53'24"W A DISTANCE OF 19.97 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 1; THENCE N88°50'11"E ALONG SAID NORTH LINE A DISTANCE OF 35.00 FEET TO THE POINT OF BEGINNING. SAID UTILITY EASEMENT CONTAINS A CALCULATED AREA OF 702 SQUARE FEET OR 0.02 ACRES MORE OR LESS.

AND

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 2, GRAND ISLAND MALL EIGHTEENTH SUBDIVISION; THENCE ON AN ASSUMED BEARING OF S00°53'24"E, ALONG THE EAST LINE OF SAID LOT 2, A DISTANCE OF 205.00 FEET, TO THE SOUTHEAST CORNER OF SAID LOT 2; THENCE S88°50'11"W ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 35.00 FEET; THENCE N00°53'24"W A DISTANCE OF 205.00 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 2; THENCE N88°50'11"E ALONG SAID NORTH LINE A DISTANCE OF 35.00 FEET TO THE POINT OF BEGINNING. SAID UTILITY EASEMENT CONTAINS A CALCULATED AREA OF 7175 SQUARE FEET OR 0.16 ACRES MORE OR LESS.

AND

JAMMAIN, LLC-

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 3, GRAND ISLAND MALL EIGHTEENTH SUBDIVISION; THENCE ON AN ASSUMED BEARING OF S88°50'11"W, ALONG THE SOUTH LINE OF SAID LOT 3, A DISTANCE OF 35.00 FEET; THENCE N00°53'24"W, A DISTANCE OF 146.37 FEET; THENCE N88°50'11"E A DISTANCE OF 35.00 FEET TO A POINT ON THE EAST LINE OF SAID LOT 3; THENCE S00°53'24"E ALONG SAID EAST LINE A DISTANCE OF 143.37 FEET TO THE POINT OF BEGINNING. SAID UTILITY EASEMENT CONTAINS A CALCULATED AREA OF 5122 SQUARE FEET OR 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 public utility easements from the property owners on the above described tracts of land.

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Adopted by the City Council of the City of Grand Island, Nebraska, September 13, 2022.

Roger G. Steele, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
September 9, 2022	☐ City Attorney

UTILITY EASEMENT

CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA

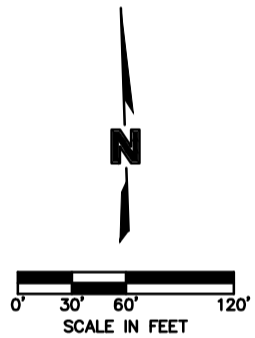
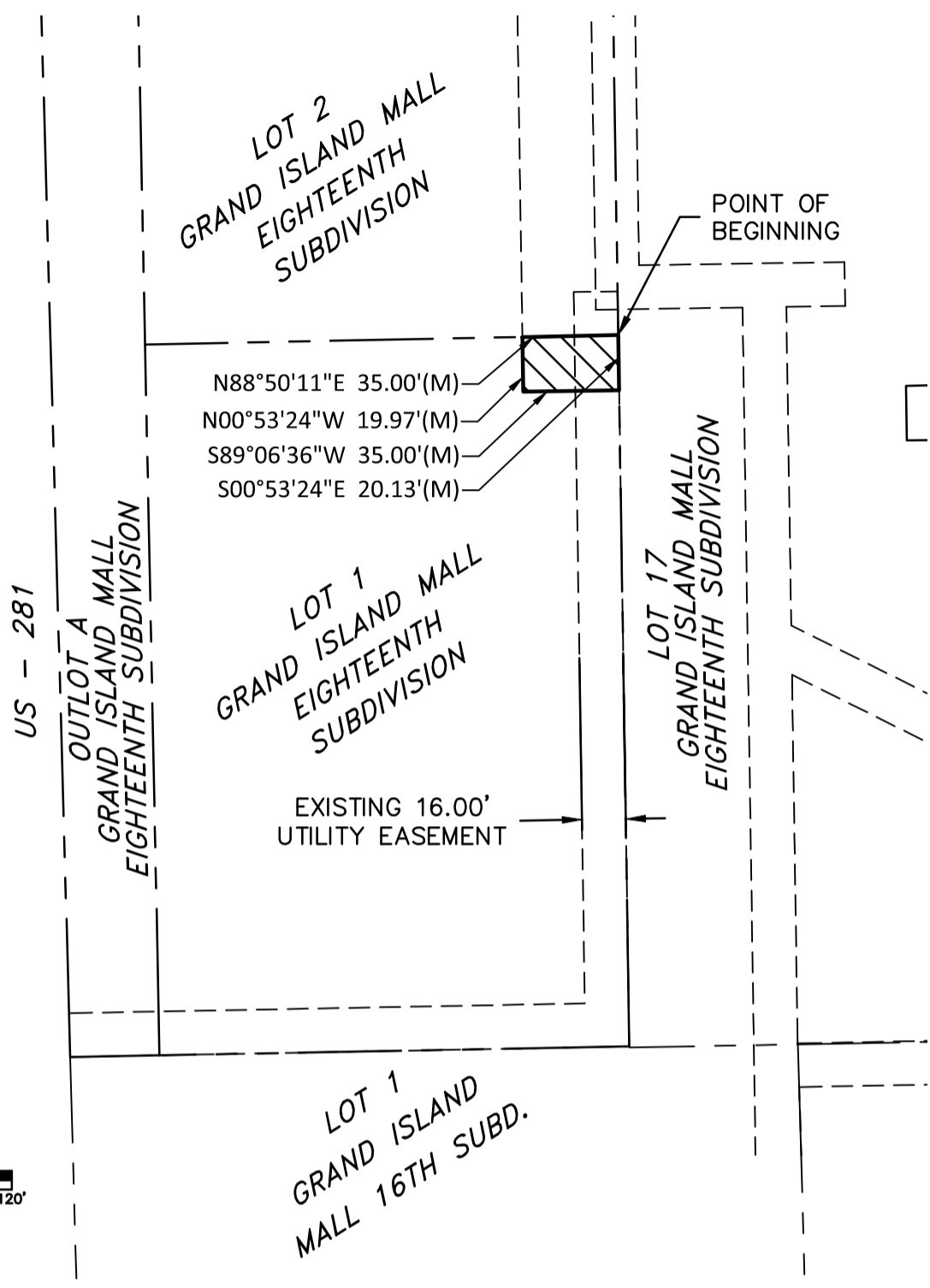
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142360_FP GI Mall 18th

0142360_P&P SANITARY (RECORD DRAWING)

0142360_PBASE (Record Drawing)

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 USER: jjimenez
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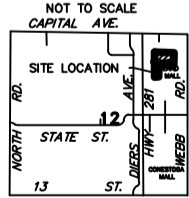
UTILITY EASEMENT DESCRIPTION

A UTILITY EASEMENT LOCATED IN PART OF LOT 1, GRAND ISLAND MALL EIGHTEENTH SUBDIVISION, CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1, GRAND ISLAND MALL EIGHTEENTH SUBDIVISION; THENCE ON AN ASSUMED BEARING OF S00°53'24"E, ALONG THE EAST LINE OF SAID LOT 1, A DISTANCE OF 20.13 FEET; THENCE S89°06'36"W, A DISTANCE OF 35.00 FEET; THENCE N00°53'24"W A DISTANCE OF 19.97 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 1; THENCE N88°50'11"E ALONG SAID NORTH LINE A DISTANCE OF 35.00 FEET TO THE POINT OF BEGINNING. SAID UTILITY EASEMENT CONTAINS A CALCULATED AREA OF 702 SQUARE FEET OR 0.02 ACERS MORE OR LESS.

LEGEND

- PROPERTY LINE
- UTILITY EASEMENT AREA

LOCATION MAP



PROJECT NO:	014-2360
DRAWN BY:	TRE
DATE:	05/26/2022

UTILITY EASEMENT

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

EXHIBIT
1

UTILITY EASEMENT

CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA

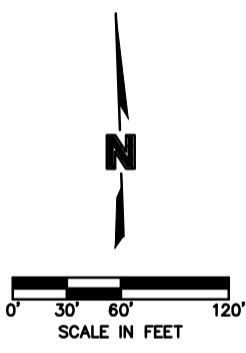
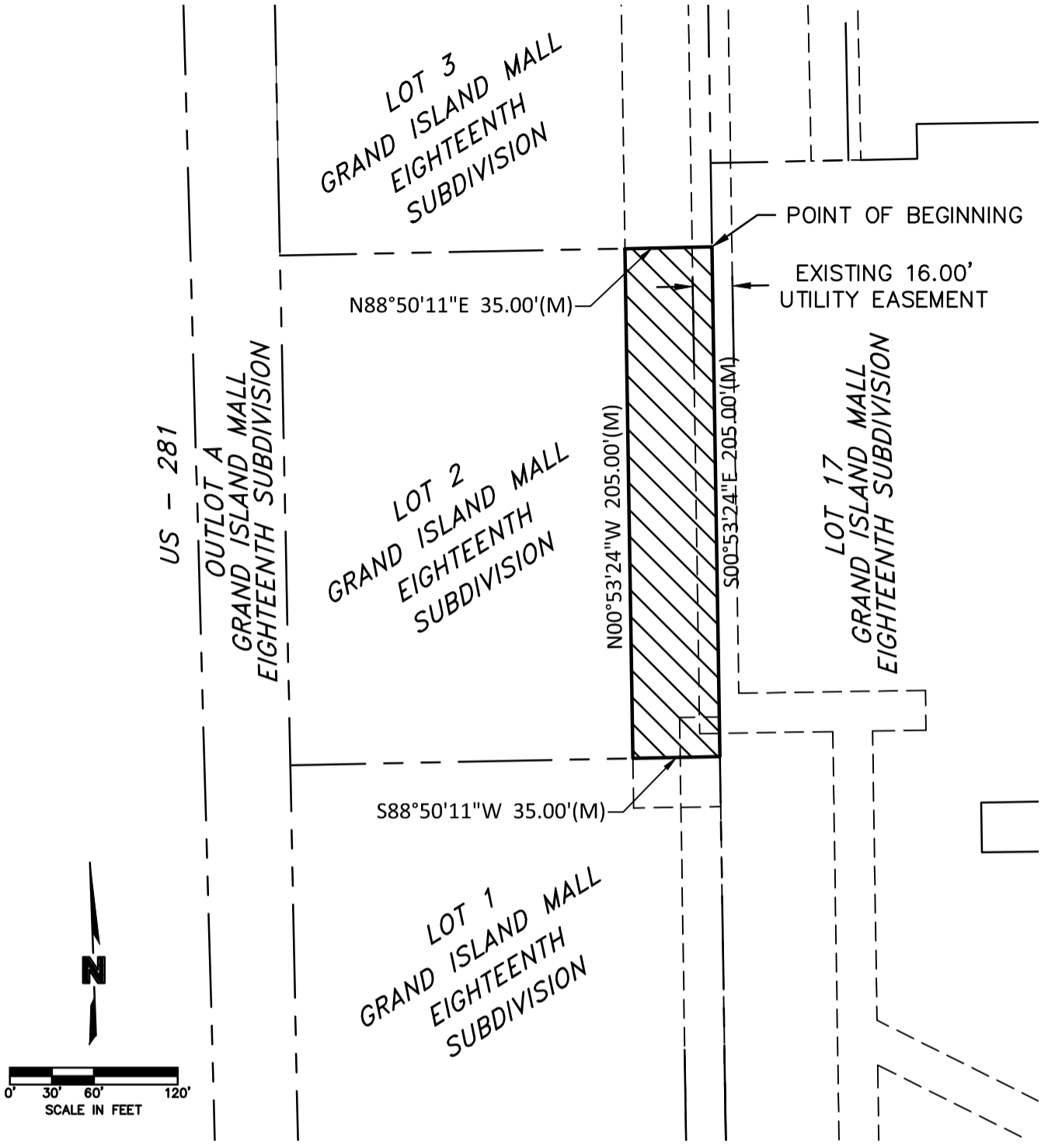
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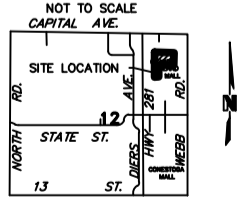
UTILITY EASEMENT DESCRIPTION

A UTILITY EASEMENT LOCATED IN PART OF LOT 2, GRAND ISLAND MALL EIGHTEENTH SUBDIVISION, CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 2, GRAND ISLAND MALL EIGHTEENTH SUBDIVISION; THENCE ON AN ASSUMED BEARING OF S00°53'24"E, ALONG THE EAST LINE OF SAID LOT 2, A DISTANCE OF 205.00 FEET, TO THE SOUTHEAST CORNER OF SAID LOT 2; THENCE S88°50'11"W ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 35.00 FEET; THENCE N00°53'24"W A DISTANCE OF 205.00 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 2; THENCE N88°50'11"E ALONG SAID NORTH LINE A DISTANCE OF 35.00 FEET TO THE POINT OF BEGINNING. SAID UTILITY EASEMENT CONTAINS A CALCULATED AREA OF 7175 SQUARE FEET OR 0.16 ACERS MORE OR LESS.

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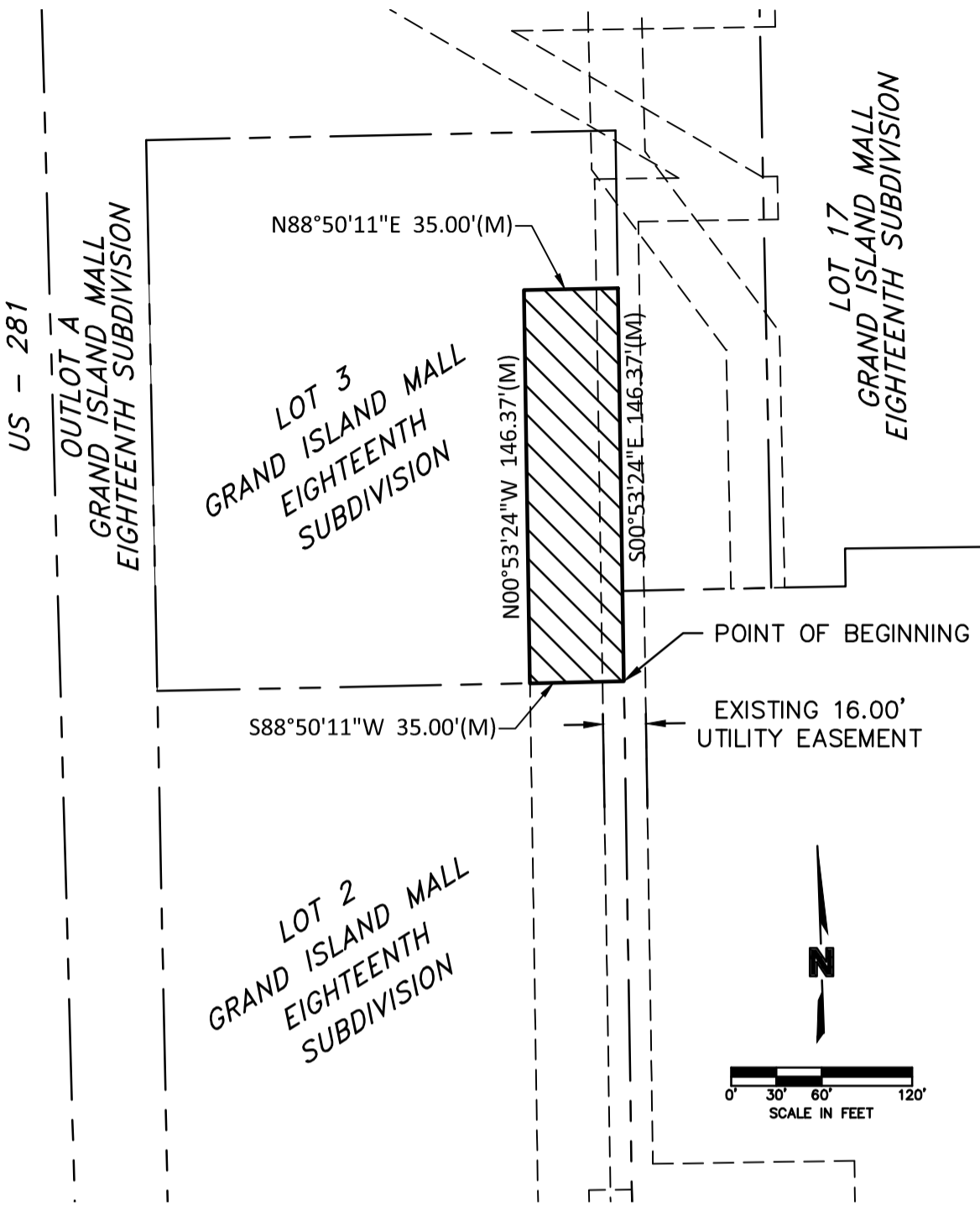
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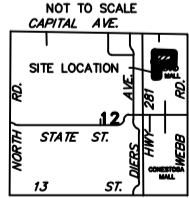
UTILITY EASEMENT DESCRIPTION

A UTILITY EASEMENT LOCATED IN PART OF LOT 3, GRAND ISLAND MALL EIGHTEENTH SUBDIVISION, CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 3, GRAND ISLAND MALL EIGHTEENTH SUBDIVISION; THENCE ON AN ASSUMED BEARING OF S88°50'11"W, ALONG THE SOUTH LINE OF SAID LOT 3, A DISTANCE OF 35.00 FEET; THENCE N00°53'24"W, A DISTANCE OF 146.37 FEET; THENCE N88°50'11"E A DISTANCE OF 35.00 FEET TO A POINT ON THE EAST LINE OF SAID LOT 3; THENCE S00°53'24"E ALONG SAID EAST LINE A DISTANCE OF 143.37 FEET TO THE POINT OF BEGINNING. SAID UTILITY EASEMENT CONTAINS A CALCULATED AREA OF 5122 SQUARE FEET OR 0.12 ACERS MORE OR LESS.

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