



City of Grand Island

Tuesday, February 28, 2023

Council Session

Item G-12

**#2023-47 - Approving Temporary Construction Easement for
Claude Road; Faidley Avenue to State Street; Project No. 2022-P-4
(Sagewood Phase II, LLC- 19121 Sagewood Avenue)**

Staff Contact: Keith Kurz PE, Interim Public Works Director

Council Agenda Memo

From: Keith Kurz PE, Interim Public Works Director

Meeting: February 28, 2023

Subject: Approving Temporary Construction Easement for Claude Road; Faidley Avenue to State Street; Project No. 2022-P-4 (Sagewood Phase II, LLC- 19121 Sagewood Avenue)

Presenter(s): Keith Kurz PE, Interim Public Works Director

Background

The Claude Road; Faidley Avenue to State Street project is for the addition and improvement of several roadways in the City of Grand Island. It is anticipated that these projects will occur over several years at a pace dictated by budgets, development growth and need. A Claude Road extension from just north of Faidley Avenue to State Street is the major focus of this project. It is desired to build this roadway and several connections to Diers Avenue guided by an existing City of Grand Island concept plan. This project will allow for improvements to the Diers Avenue corridor intended to control access and improve traffic performance and safety. The Diers Avenue improvements would be the second component to this project. Also associated with this project is the potential for improvements to the Highway 281 and 30 corridors adjacent to the other project areas. These improvements would focus on creating north and southbound left-turn lane offsets as well as right turn lanes to exit from the highway. This portion of the project could involve potential application of NDOT safety funds and would involve coordination with NDOT throughout the project.

The Public Works Department is proposing a concrete curb and gutter roadway section along with sidewalk, traffic control, drainage and all other associated improvements needed to complete the project.

A sketch is attached to show the temporary construction easement area.

Discussion

A temporary construction easement is needed for the new Claude Road section from the proposed 18th Street, which is scheduled to be built this spring, to State Street.

Engineering staff of the Public Works Department negotiated with the property owner for use of such temporary construction easement area.

<i>Property Owner</i>	<i>Legal Description</i>	<i>Cost</i>
Sagewood Phase II, LLC	<p>A TEMPORARY EASEMENT CONSISTING OF PART OF LOT 2 OF STARLITE SUBDIVISION, CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:</p> <p>COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 2, THENCE AN ASSUMED BEARING OF N89°59'50"W ALONG THE NORTH LINE OF SAID LOT 2 A DISTANCE OF 137.17 FEET TO THE POINT OF BEGINNING; THENCE S10°17'46"E A DISTANCE OF 120.71 FEET TO A POINT OF CURVATURE; THENCE AROUND CURVE IN A COUNTERCLOCKWISE DIRECTION HAVING A RADIUS OF 209.32 FEET, A DELTA ANGLE OF 08°07'32", AN ARC LENGTH OF 29.68 FEET AND A CHORD BEARING S14°21'32"E FOR A DISTANCE OF 29.66 FEET TO A POINT OF REVERSE CURVATURE; THENCE AROUND A CURVE IN A CLOCKWISE DIRECTION HAVING A RADIUS OF 653.50 FEET, A DELTA ANGLE OF 05°56'24", AN ARC LENGTH OF 67.75 FEET AND A CHORD BEARING S15°27'05"E FOR A DISTANCE OF 67.72 FEET; THENCE S12°28'53"E A DISTANCE OF 92.08 FEET TO A POINT OF CURVATURE; THENCE AROUND A CURVE IN A CLOCKWISE DIRECTION HAVING A RADIUS OF 1303.00 FEET, A DELTA ANGLE OF 11°53'09", AN ARC LENGTH OF 270.30 FEET AND A CHORD BEARING S06°32'19"E FOR A DISTANCE OF 269.82 FEET; THENCE S00°35'44"E A DISTANCE OF 122.23 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 2; THENCE N89°58'32"W ALONG SAID SOUTH LINE A DISTANCE OF 10.00 FEET; THENCE N00°35'44"W A DISTANCE OF 122.12 FEET TO A POINT OF CURVATURE THENCE AROUND A CURVE IN A COUNTERCLOCKWISE DIRECTION HAVING A RADIUS OF 1293.00 FEET, A DELTA ANGLE OF 11°53'09", AN ARC LENGTH OF 268.23 FEET AND A CHORD BEARING N06°32'19"W FOR A DISTANCE OF 267.75 FEET; THENCE N12°28'53"W A DISTANCE OF 92.08 FEET TO A POINT OF CURVATURE; THENCE AROUND A CURVE IN A COUNTERCLOCKWISE DIRECTION HAVING A RADIUS OF 643.50 FEET, A DELTA ANGLE OF 05°56'24", AN ARC LENGTH OF 66.71 FEET AND A CHORD BEARING N15°27'05"W FOR A DISTANCE OF 66.68 FEET; THENCE N25°12'33"W A DISTANCE OF 66.84 FEET; THENCE N10°17'46"W A DISTANCE OF 91.66 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 2; THENCE S89°59'50"E ALONG SAID NORTH LINE A DISTANCE OF 25.41 FEET TO THE POINT OF BEGINNING. SAID TEMPORARY EASEMENT CONTAINS 8,818 SQUARE FEET MORE OR LESS.</p>	\$2,400.00

Total= \$2,400.00

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

1. Move 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 Temporary Construction Easement between the City of Grand Island and the affected property owner for Claude Road; Faidley Avenue to State Street; Project No. 2022-P-4, in the total amount of \$2,400.00.

Sample Motion

Move to approve the temporary construction easement.

RESOLUTION 2023-47

WHEREAS, a temporary construction easement is required by the City of Grand Island, from property described below to construct Claude Road; Faidley Avenue to State Street; Project No. 2022-P-4:

<i>Property Owner</i>	<i>Legal Description</i>	<i>Cost</i>
Sagewood Phase II, LLC	<p>A TEMPORARY EASEMENT CONSISTING OF PART OF LOT 2 OF STARLITE SUBDIVISION, CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:</p> <p>COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 2, THENCE AN ASSUMED BEARING OF N89°59'50"W ALOLNG THE NORTH LINE OF SAID LOT 2 A DISTANCE OF 137.17 FEET TO THE POINT OF BEGINNING; THENCE S10°17'46"E A DISTANCE OF 120.71 FEET TO A POINT OF CURVATURE; THENCE AROUND CURVE IN A COUTERCLOCKWISE DIRECTION HAVING A RADIUS OF 209.32 FEET, A DELTA ANGLE OF 08°07'32", AN ARC LENGTH OF 29.68 FEET AND A CHORD BEARING S14°21'32"E FOR A DISTANCE OF 29.66 FEET TO A POINT OF REVERSE CURVATURE; THENCE AROUND A CURVE IN A CLOCKWISE DIRECTION HAVING A RADIUS OF 653.50 FEET, A DELTA ANGLE OF 05°56'24", AN ARC LENGTH OF 67.75 FEET AND A CHORD BEARING S15°27'05"E FOR A DISTANCE OF 67.72 FEET; THENCE S12°28'53"E A DISTANCE OF 92.08 FEET TO A POINT OF CURVATURE; THENCE AROUND A CURVE IN A CLOCKWISE DIRECTION HAVING A RADIUS OF 1303.00 FEET, A DELTA ANGLE OF 11°53'09", AN ARC LENGTH OF 270.30 FEET AND A CHORD BEARING S06°32'19"E FOR A DISTANCE OF 269.82 FEET; THENCE S00°35'44"E A DISTANCE OF 122.23 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 2; THENCE N89°58'32"W ALONG SAID SOUTH LINE A DISTANCE OF 10.00 FEET; THENCE N00°35'44"W A DISTANCE OF 122.12 FEET TO A POINT OF CURVATURE THENCE AROUND A CURVE IN A COUNTERCLOCKWISE DIRECTION HAVING A RADIUS OF 1293.00 FEET, A DETLA ANGLE OF 11°53'09", AN ARC LENGTH OF 268.23 FEET AND A CHORD BEARING N06°32'19"W FOR A DISTANCE OF 267.75 FEET; THENCE N12°28'53"W A DISTANCE OF 92.08 FEET TO A POINT OF CURVATURE; THENCE AROUND A CURVE IN A COUNTERCLOCKWISE DIRECTION HAVING A RADIUS OF 643.50 FEET, A DELTA ANGLE OF 05°56'24", AN ARC LENGTH OF 66.71 FEET AND A CHORD BEARING N15°27'05"W FOR A DISTANCE OF 66.68 FEET; THENCE N25°12'33"W A DISTANCE OF 66.84 FEET; THENCE N10°17'46"W A DISTANCE OF 91.66 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 2; THENCE S89°59'50"E ALONG SAID NORTH LINE A DISTANCE OF 25.41 FEET TO THE POINT OF BEGINNING. SAID TEMPORARY EASEMENT CONTAINS 8,818 SQUARE FEET MORE OR LESS.</p>	\$2,400.00

Total= \$44,710.00

Approved as to Form ☐ _____
February 24, 2023 ☐ City Attorney

WHEREAS, such Temporary Construction easement has been reviewed and approved by the City Legal Department.

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 compensate the affected property owner for the Temporary Construction easement on the above described tract of land.

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Adopted by the City Council of the City of Grand Island, Nebraska, February 28, 2023.

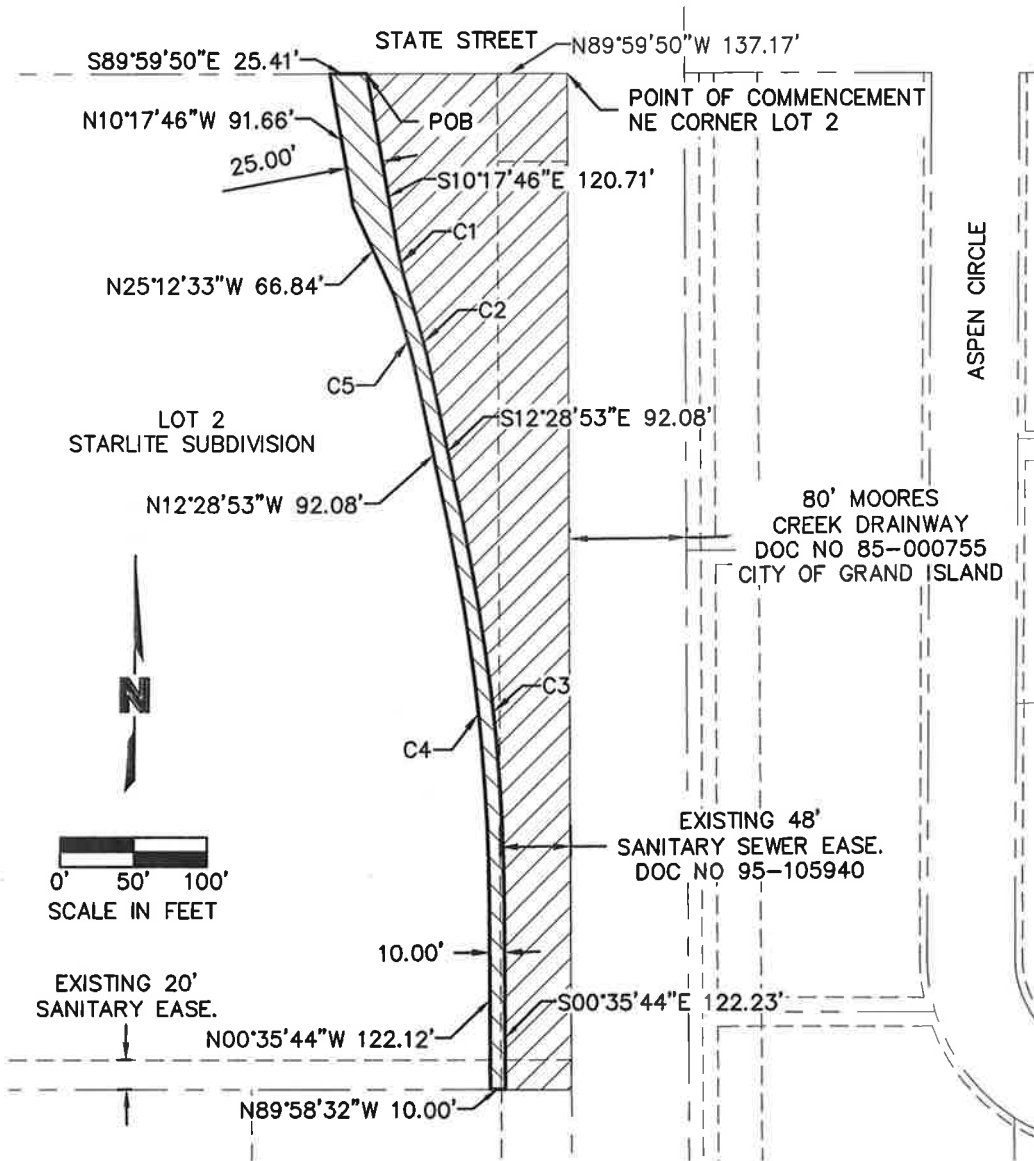
Roger G. Steele, Mayor

Attest:

RaNae Edwards, City Clerk

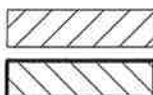
TEMPORARY EASEMENT

LOT 2 STARLITE SUBDIVISION
CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA
DIERS AVENUE / CLAUDE ROAD PAVING IMPROVEMENTS



CURVE TABLE

ID	RADIUS	DELTA	LENGTH	CHORD BEARING	CHORD LENGTH
C1	209.32	008°07'32"	29.68	S14°21'32"E	29.66
C2	653.50	005°56'24"	67.75	S15°27'05"E	67.72
C3	1303.00	011°53'09"	270.30	S06°32'19"E	269.82
C4	1293.00	011°53'09"	268.23	N06°32'19"W	267.75
C5	643.50	005°56'24"	66.71	N15°27'05"W	66.68



PROPOSED R.O.W.

PROPOSED TEMPORARY EASEMENT

olsson

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

EXHIBIT

1

USER: zloomis
 DWG: C:\Temp\AcPublish_10876\HERITAGE NORTH_TE_021-07494.dwg
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TEMPORARY EASEMENT

LOT 2 STARLITE SUBDIVISION
CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA
DIERS AVENUE / CLAUDE ROAD PAVING IMPROVEMENTS

EASEMENT DESCRIPTION

A TEMPORARY EASEMENT CONSISTING OF PART OF LOT 2 OF STARLITE SUBDIVISION, CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 2, THENCE AN ASSUMED BEARING OF N89°59'50"W ALONG THE NORTH LINE OF SAID LOT 2 A DISTANCE OF 137.17 FEET TO THE POINT OF BEGINNING; THENCE S10°17'46"E A DISTANCE OF 120.71 FEET TO A POINT OF CURVATURE; THENCE AROUND CURVE IN A COUNTERCLOCKWISE DIRECTION HAVING A RADIUS OF 209.32 FEET, A DELTA ANGLE OF 08°07'32", AN ARC LENGTH OF 29.68 FEET AND A CHORD BEARING S14°21'32"E FOR A DISTANCE OF 29.66 FEET TO A POINT OF REVERSE CURVATURE; THENCE AROUND A CURVE IN A CLOCKWISE DIRECTION HAVING A RADIUS OF 653.50 FEET, A DELTA ANGLE OF 05°56'24", AN ARC LENGTH OF 67.75 FEET AND A CHORD BEARING S15°27'05"E FOR A DISTANCE OF 67.72 FEET; THENCE S12°28'53"E A DISTANCE OF 92.08 FEET TO A POINT OF CURVATURE; THENCE AROUND A CURVE IN A CLOCKWISE DIRECTION HAVING A RADIUS OF 1303.00 FEET, A DELTA ANGLE OF 11°53'09", AN ARC LENGTH OF 270.30 FEET AND A CHORD BEARING S06°32'19"E FOR A DISTANCE OF 269.82 FEET; THENCE S00°35'44"E A DISTANCE OF 122.23 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 2; THENCE N89°58'32"W ALONG SAID SOUTH LINE A DISTANCE OF 10.00 FEET; THENCE N00°35'44"W A DISTANCE OF 122.12 FEET TO A POINT OF CURVATURE, THENCE AROUND A CURVE IN A COUNTER CLOCKWISE DIRECTION HAVING A RADIUS OF 1293.00 FEET, A DELTA ANGLE OF 11°53'09", AN ARC LENGTH OF 268.23 FEET AND A CHORD BEARING N06°32'19"W FOR A DISTANCE OF 267.75 FEET; THENCE N12°28'53"W A DISTANCE OF 92.08 FEET TO A POINT OF CURVATURE; THENCE AROUND A CURVE IN A COUNTER CLOCKWISE DIRECTION HAVING A RADIUS OF 643.50 FEET, A DELTA ANGLE OF 05°56'24", AN ARC LENGTH OF 66.71 FEET AND A CHORD BEARING N15°27'05"W FOR A DISTANCE OF 66.68 FEET; THENCE N25°12'33"W A DISTANCE OF 66.84 FEET; THENCE N10°17'46"W A DISTANCE OF 91.66 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 2; THENCE S89°59'50"E ALONG SAID NORTH LINE A DISTANCE OF 25.41 FEET TO THE POINT OF BEGINNING. SAID TEMPORARY EASEMENT CONTAINS 8,818 SQUARE FEET MORE OR LESS.

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olsson

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

EXHIBIT

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