



City of Grand Island

Tuesday, September 27, 2005

Council Session

Item G11

**#2005-270 - Approving Certificate of Final Completion and Setting
BOE Date for Water Main District 447T**

Staff Contact: Gary R. Mader

Council Agenda Memo

From: Gary R. Mader, Utilities Director

Meeting: September 27, 2005

Subject: Water Main District 447T – Grand West Subdivision

Item #'s: G-11

Presenter(s): Gary R. Mader, Utilities Director

Background

District 447T was constructed in conjunction with Water Main District 443. Water Main District 443 was created at the request of area property owners to provide municipal water service along Independence Avenue.

During the development of construction plans for District 443, there was an opportunity to economically extend a water main in Shanna Street, between Independence and Mansfield Road. The interconnection provides increased reliability and capacity to the area as a whole, and would provide water service to properties on the south side of Shanna. Therefore Water Main District 447T was created and combined for construction and bid with District 443. A map of the district is attached for reference.

Discussion

The area on the north side of this District is adjacent to a City detention cell. The lots on the south side are owned by the Third City Christian Church and are undeveloped at this time. The District's construction was done as a Tap District, which is the Department's standard method for water main extensions through undeveloped areas. The total assessable cost for Water Main District 447T was \$19,950.94

That cost is apportioned to each of the properties within the district based upon a combination of front footage and lot size to determine the connection fee. That fee is collected when the properties are connected to receive City water service.

Alternatives

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

1. Issue the Certificate of Final Completion for District 447T and set the date of the Board of Equalization to determine benefits for the properties within the boundary of the District.
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 Certificate of Final Completion for Water Main District 447T be issued and that the Board of Equalization be set for October 25, 2005.

Sample Motion

Motion to approve the Certificate of Final Completion for Water Main District 447T and set the Board of Equalization for this district for October 25, 2005.

WESTERN HEIGHTS

3RD SUBDIVISION

DOUBLE R
SUBDIVISION

SHANNA

SOUTHERLY LINE OF
WESTERN HEIGHTS
3RD SUB.

DETENTION CELL

WATER MAIN
DISTRICT 447T
BOUNDARY

SHANNA ST.

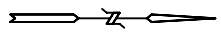
POINT OF BEGINNING

WATER MAIN
DISTRICT 443
BOUNDARY

Lot 1

GRAND WEST SUB.

CITY OF
GRAND ISLAND
UTILITIES DEPARTMENT
1/30/2004 SCALE: 1"=200'



DEDICATED 50' ROAD RIGHT OF WAY

20' EASEMENT

1270'

STREET

13TH

SOUTHERLY LINE OF
SEC. 11, T-14N, R-10W

EASTERLY LINE OF
WESTERN HEIGHTS
5TH SUB.

WESTERN HEIGHTS

FIFTH SUBDIVISION

INDEPENDENCE AVE

INDEPENDENCE

17 SUB.

OUTFALL DITCH

AMERICAN

NORTHERLY LINE LOT 1
GRAND WEST SUB.

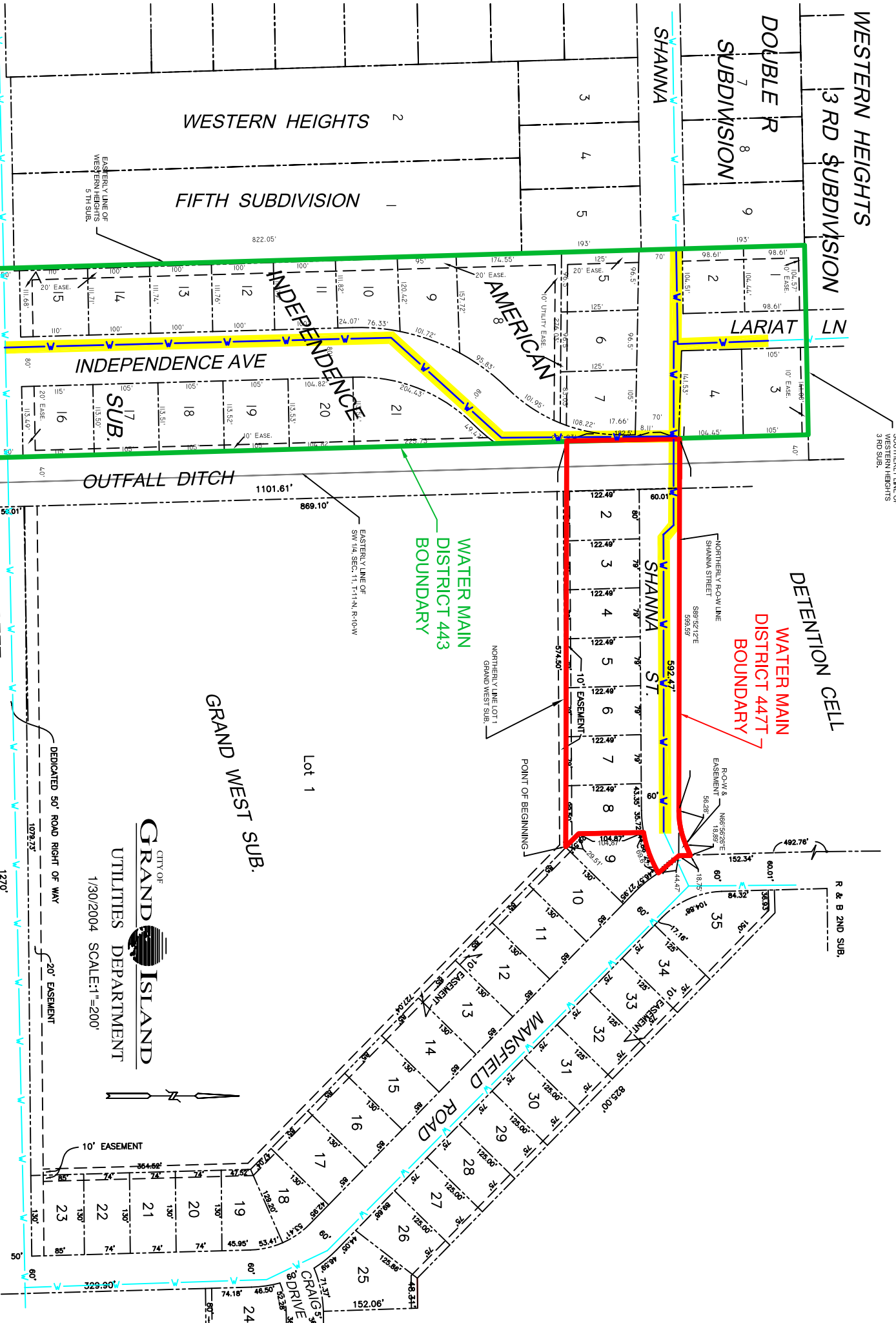
NORTHERLY R.O.W. LINE
SHANNA STREET
589.52/12'E
589.59'

R.O.W. &
EASEMENT
56.28'
N86°55'30"E
18.89'

R & B 2ND SUB.

MANSFIELD ROAD

CRAIG DRIVE



WATER MAIN DISTRICT 447T

WATER MAIN DISTRICT 447T			\$15.582837	\$0.124726	1/2 FF + 1/2 SF
OWNER & ADDRESS	LOT	SUBDIVISION	F/F	SQ/FT	ASSESSMENT
Third City Christian Church	2	Grand West Subdivision	80.00	9,799.20	2,468.84
A Nebraska Non-Profit Corp	3	Grand West Subdivision	79.00	9,676.71	2,437.98
4100 W 13th Street, Grand Island, NE 68803	4	Grand West Subdivision	79.00	9,676.71	2,437.98
" "	5	Grand West Subdivision	79.00	9,676.71	2,437.98
" "	6	Grand West Subdivision	79.00	9,676.71	2,437.98
" "	7	Grand West Subdivision	79.00	9,676.71	2,437.98
" "	8	Grand West Subdivision	79.07	10,060.00	2,486.87
City of Grand Island - Public Works Dept	Detension Cell, PT N 1/2, SE 1/4, Sec 11-11-10		100.00	10,000.00	2,805.33
			District 447T Front Footage	654.07	
			District 447T Square Footage	78,242.75	
			TOTAL TO DISTRICT 447T		\$19,950.94

RESOLUTION 2005-270

WHEREAS, the City Engineer and the Utilities Director of the City of Grand Island have issued a Certificate of Final Completion for Water Main District 447T located in Shanna Street from Mansfield Road to Independence Avenue in Grand Island, Nebraska, certifying that the Diamond Engineering Company of Grand Island, Nebraska, has completed such project according to the terms, conditions, and stipulations for such improvements; and

WHEREAS, the City Engineer and the Utilities Director recommend the acceptance of the final completion; and

WHEREAS, the Mayor concurs with such recommendations.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that:

1. The Certificate of Final Completion for Water Main District 447T is hereby confirmed and approved.
2. The City Council will sit as a Board of Equalization on October 25, 2005 to determine benefits and set connection fees for Water Main District 447T.

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Adopted by the City Council of the City of Grand Island, Nebraska, September 27, 2005.

RaNae Edwards, City Clerk