



City of Grand Island

Tuesday, July 25, 2006

Council Session

Item G13

**#2006-199 - Approving Final Plat and Subdivision Agreement for
Gilbert Acres Subdivision**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: July 25, 2006

Subject: Gilbert Acres Subdivision – Final Plat

Item #'s: G-13

Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

This final plat proposes to create 1 lot on a tract of land comprising a part of the West Half of the Southeast Quarter (W1/2SE1/4) of Section 35, Township 11 North, Range 9 West of the 6th P.M., Hall County Nebraska. This land consists of approximately 1.93 acres. This subdivision splits an existing farmstead from a tract of 20 acres or more.

Discussion

The final plat for Gilbert Subdivision was considered under the consent agenda. A motion was made by Reynolds and seconded by Haskins to approve the consent agenda as presented. A roll call vote was taken and the motion carried with 8 members present voting in favor (Miller, O'Neill, Ruge, Hayes, Reynolds, Haskins, Eriksen, Snodgrass) and 1 member abstaining (Amick).

Alternatives

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

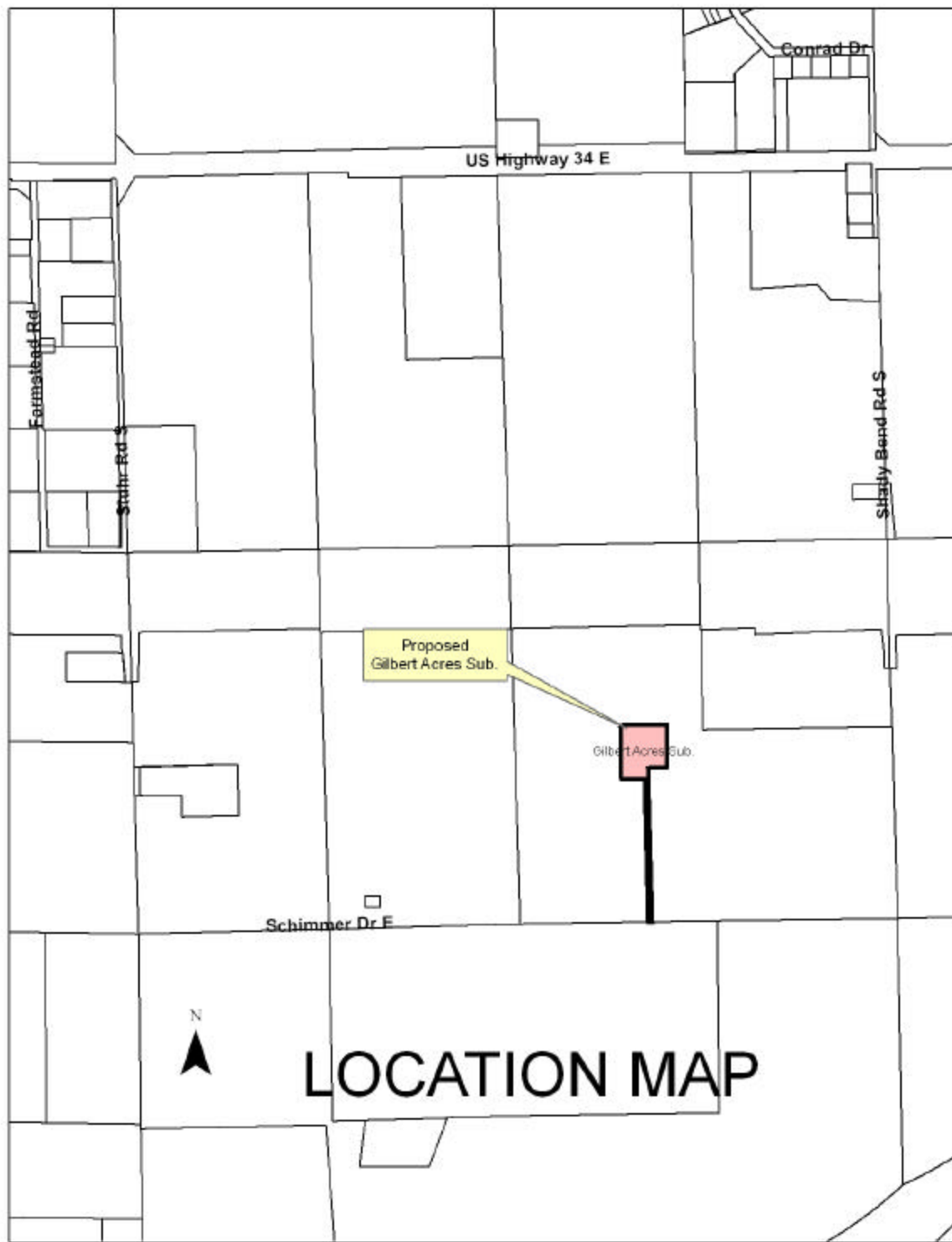
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

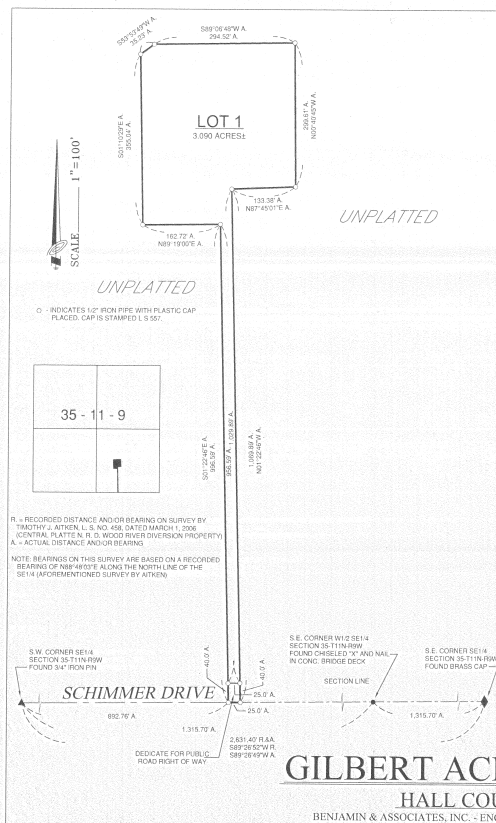
Recommendation

City Administration recommends that the Council approve the preliminary and final plats as presented.

Sample Motion

Motion to approve as recommended.





LEGAL DESCRIPTION

A tract of land comprising a part of the West Half of the Southeast Quarter (W1/2 SE1/4) of Section Thirty Five (35), Township Eleven (11) North, Range Nine (9) West of the 6th P.M., Hall County, Nebraska, and more particularly described as follows:

Beginning of a point on the south line of said West Half of the Southeast Quarter (W1/2 SE1/4), sold point being Eight Hundred Ninety Two and Seventy Six Hundredths (892.76) feet east of the southwest corner of said West Half of the Southeast Quarter (W1/2 SE1/4); thence N89°48'07"E, along and upon the south line of said West Half of the Southeast Quarter (W1/2 SE1/4), a distance of Twenty Five (25.0) feet; thence S01°22'46"W, a distance of One Thousand Sixty Three and Eight Hundredths (1,603.80) feet; thence N07°40'45"W, a distance of One Hundred Thirty Three and Hundredths (133.30) feet; thence N07°40'45"W, a distance of Two Hundred Ninety Four and Fifty Two Hundredths (294.52) feet; thence S55°55'49"W, a distance of Thirty Five and Twenty Three Hundredths (35.23) feet; thence S01°17'39"E, a distance of Three Hundred Fifty Five and Four Hundredths (355.04) feet; thence N09°14'00"E, a distance of One Hundred Sixty Two and Seventy Two Hundredths (162.72) feet; thence S01°22'46"E, a distance of Nine Hundred Ninety Six and Fifty Nine Hundredths (956.59) feet to the point of beginning and containing 3.115 acres, more or less.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that we, Francis Niedtall Ballou (formerly Francis Niedtall), a single person, and Elizabeth Gilbert (formerly Elizabeth Faimelin) and Gene Gilbert, wife and husband, being the owners of the land described herein, have caused same to be surveyed, subdivided, platted and designated as "GILBERT ACRES SUBDIVISION", Hall County, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the street as shown thereon to the public for their use forever, and the easements, if any, for the location, construction and maintenance of public service utilities forever, together with the right of ingress and egress thereon, and hereby prohibiting the planting of trees, bushes, shrubs, or placing other obstructions upon, over, along or underneath the surface of such easements, and the foregoing subdivision as more particularly described in the description herein as appears on this plat, is made with the free consent and in accordance with the desires of the undersigned owners and proprietors.

IN WITNESS WHEREOF, I have affixed my signature hereto at Grand Island, Nebraska, this ____ day of ____.

Francis Niedtall Ballou (formerly Francis Niedtall)

IN WITNESS WHEREOF, we have affixed our signatures hereto at Grand Island, Nebraska, this ____ day of ____.

Elizabeth Gilbert (formerly Elizabeth Faimelin)

Gene Gilbert

ACKNOWLEDGEMENT

State of Nebraska ss

County of Hall

On the ____ day of ____, 2006, before me, a Notary Public within and for said County, personally appeared Francis Niedtall Ballou (formerly Francis Niedtall), a single person, to me personally known to be the identical person whose signature is affixed hereto, and she did acknowledge the execution thereof to her voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal at Grand Island, Nebraska, on the date last above written.

My commission expires ____.

Notary Public

(SEAL)

State of Nebraska ss

County of Hall

On the ____ day of ____, 2006, before me, a Notary Public within and for said County, personally appeared Elizabeth Gilbert (formerly Elizabeth Faimelin) and Gene Gilbert, wife and husband, to me personally known to be the identical persons whose signatures are affixed hereto, and they did acknowledge the execution thereof to be her and his voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal at Grand Island, Nebraska, on the date last above written.

My commission expires ____.

Notary Public

(SEAL)

RESOLUTION 2006-199

WHEREAS, Francie Niedfelt Ballou, a single person, and Elizabeth Gilbert (formerly Elizabeth Falmien) and Gene Gilbert, wife and husband, as owners, have caused to be laid out into a lot, a tract of land comprising a part of the West Half of the Southeast Quarter (W1/2, SE1/4) of Section Thirty Five (35), Township Eleven (11) North, Range Nine (9) West of the 6th P.M. in Hall County, Nebraska, under the name of GILBERT ACRES SUBDIVISION, and have caused a plat thereof to be acknowledged by them; and

WHEREAS, a copy of the plat of such subdivision has been presented to the Boards of Education of the various school districts in Grand Island, Hall County, Nebraska, as required by Section 19-923, R.R.S. 1943; and

WHEREAS, a form of subdivision agreement has been agreed to between the owners of the property and the City of Grand Island.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the form of subdivision agreement hereinbefore described is hereby approved, and the Mayor is hereby authorized to execute such agreement on behalf of the City of Grand Island.

BE IT FURTHER RESOLVED that the final plat of GILBERT ACRES SUBDIVISION, as made out, acknowledged, and certified, is hereby approved by the City Council of the City of Grand Island, Nebraska, and the Mayor is hereby authorized to execute the approval and acceptance of such plat by the City of Grand Island, Nebraska.

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Adopted by the City Council of the City of Grand Island, Nebraska, July 25, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

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| Approved as to Form | ☐ _____ |
| July 21, 2006 | ☐ City Attorney |