



City of Grand Island

Tuesday, January 26, 2010

Council Session

Item G4

**#2010-25 - Approving Final Plat and Subdivision Agreement for
Parmley Subdivision**

Staff Contact: Chad Nabitv

Council Agenda Memo

From: Regional Planning Commission

Meeting: January 26, 2010

Subject: Parmley Subdivision – Final Plat

Item #'s: G-4

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

Background

This property is located south of 9th Street and east of Pine Street this Final Plat proposes to create 2 lots on a tract of land comprising all of Lot Four (4), in Fractional Block One Hundred Thirty Six (136), Union Pacific Railway Company's Second Addition, and its compliment Fractional Lot Four (4), in Fractional Block Seven (7), Russel Wheeler's Addition, to the City of Grand Island, Nebraska. This is approximately .200 acres more or less.

Discussion

The revised final plat for Parmley Subdivision was considered by the Regional Planning Commission at the January 6, 2010 meeting. A motion was made by Ruge and seconded by Hayes to approve the plats as presented on the Consent Agenda. A roll call vote was taken and the motion passed with 7 members present (Aguilar, O'Neill, Ruge, Hayes, Reynolds, Haskins and Connelly) voting in favor no member present abstaining.

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 final plat as presented.

Sample Motion

Move to approve as recommended.



LOCATION MAP

Parmley Final Plat Summary

Developer/Owner

Robert M. Parmley, Sole Trustee
5373 S Pinaleno Place
Chandler AZ 85249

To create 2 lots south of 9th Street and east of Pine Street, in the City of Grand Island, in Hall County, Nebraska.

Size: .200 acres

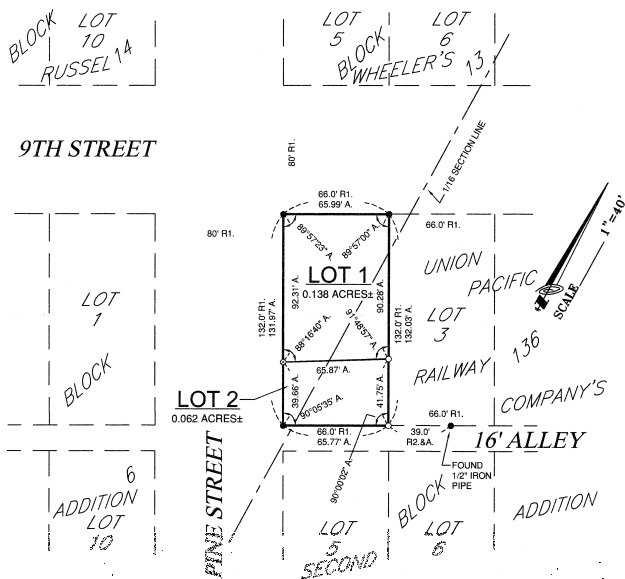
Zoning: R2 Low Density Residential Zone

Road Access: City Roads

Water Public: City water is available

Sewer Public: City sewer is available





RL - RECORDED PLATTED DISTANCE
 RL - RECORDED DISTANCE ON VOUCHER DEED NO. 2000000
 RL - COUNTY REGISTER OF DEEDS OFFICE
 A - ACTUAL DISTANCE FROM ANGLES

NOTE: ALL DISTANCES SHOWN ARE APPROXIMATE AND SHOULD BE USED FOR RECORDING PURPOSES ONLY. THE ACTUAL DISTANCES SHOULD BE USED FOR RECORDING PURPOSES ONLY.

LEGAL DESCRIPTION

A tract of land containing all of Fractional Lot Four (4), in Fractional Block One Hundred Thirty Six (136), Union Pacific Railway Company's Second Addition, and the complement, Fractional Lot Five (5), in Fractional Block Seven (7), Russell Wheeler's Addition, all being in the City of Grand Island, Nebraska, and containing 0.200 acres, more or less.

SURVEYOR'S CERTIFICATE

I hereby certify that on _____, 2010, I completed an accurate survey (made under my supervision) of "PARMLEY SUBDIVISION" in the City of Grand Island, Hall County, Nebraska, as shown on the accompanying plat hereto. That the lots, blocks, streets, alleys, portions, easements, and other grounds so contained in said subdivision as shown on the accompanying plat hereto, are well and accurately defined and are correct and true according to the record of all courses and angles on the plat that each lot bears its own monument and that said survey was made with reference to known and recorded monuments.

Lee D. Vagner, Registered Land Surveyor No. 337

(SEAL)

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that I, _____, Co-Trustee of the ELLEN E. PARMLEY REVOCABLE TRUST, being the owner of the land described herein, have caused same to be surveyed, subdivided, platted and designated as "PARMLEY SUBDIVISION" in the City of Grand Island, Hall County, Nebraska, as shown on the accompanying plat hereto, and do hereby dedicate the easements, if any, for the location, construction and maintenance of public service utilities forever, together with the right of ingress and egress thereto, and hereby prohibiting the planting of trees, bushes and shrubs, or placing other obstructions upon, over, along or underneath the surface of such easements, and that 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 owner and proprietor.

IN WITNESS WHEREOF, I have affixed my signature hereto at Grand Island, Nebraska, this _____ day of _____, 2010.

ELLEN E. PARMLEY REVOCABLE TRUST

Co-Trustee

ACKNOWLEDGEMENT

State of Nebraska ss

County of Hall

On the _____ day of _____, 2010, before me, _____, a Notary Public within and for said County, personally appeared _____, Co-Trustee of the ELLEN E. PARMLEY REVOCABLE TRUST, to me personally known to be the identical person whose signature is affixed hereto, and he did acknowledge the execution thereof to be 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)

APPROVALS

Reviewed in and approved by the Board of Planning Commissioners of Hall County, Grand Island and West Union, and the Village of Ash, State of Nebraska, Nebraska.

Chairman

Mayor

Approved and accepted by the City of Grand Island, Nebraska, this _____ day of _____, 2010.

Mayor

City Clerk

(SEAL)

PARMLEY SUBDIVISION

IN THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA

BENJAMIN & ASSOCIATES, INC. - ENGINEERS & SURVEYORS - GRAND ISLAND, NEBRASKA

SHEET 1 OF 1

RESOLUTION 2010-25

WHEREAS, Robert M. Parmley, being the Sole Trustee of the land described hereon, have caused to be laid out into 2 lots, a tract of land comprising all of Lot Four (4), in Fractional Block One Hundred Thirty Six (136), Union Pacific Railway Company's Second Addition and its complement, Fractional Lot Four (4), in Fractional Block Seven (7), Russel Wheeler's Addition, to the City of Grand Island, in Hall County Nebraska, under the name of PARMLEY SUBDIVISION, and has caused a plat thereof to be acknowledged by it; 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 owner 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 PARMLEY 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.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, January 26, 2010.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	<input type="checkbox"/> _____
January 21, 2010	<input type="checkbox"/> City Attorney