



City of Grand Island

Tuesday, November 13, 2012

Council Session

Item G20

#2012-333 - Approving Agreement for Temporary Construction Easements & Leasehold Agreements for the US-30 Drainage Improvement Project

Staff Contact: Terry Brown, Interim Public Works Director

Council Agenda Memo

From: Scott Griepenstroh, PW Project Manager

Meeting: November 13, 2012

Subject: Approving Agreement for Temporary Construction Easements & Leasehold Agreements for the US-30 Drainage Improvement Project

Item #'s: G-20

Presenter(s): Terry Brown, Interim Public Works Director

Background

The purpose of the US-30 Drainage Improvement project is to construct storm sewer to the detention cell at the former location of the Wasmer Elementary School from connections on Second Street at Logan Street, Broadwell Avenue, and Madison Street. The improvements will significantly reduce the likelihood of flooding during storm events on Second Street. The project includes constructing drainage inlets on First Street and Division Street between Logan Street and Madison Street, which will provide drainage relief in those areas as well.

This project will receive Federal Funding through the Surface Transportation Program (STP).

Temporary Construction easements and Leasehold Agreements are necessary for this project to be completed, which must be approved by City Council.

Discussion

The planned work, as stated in the background will significantly reduce the likelihood of flooding during storm events on Second Street. A temporary construction easement will be needed from 15 property owners, along with 3 leasehold agreements, in this drainage project area. All documents have been signed and returned by the property owners and lessees. Authorization of the documents is contingent upon City Council approval. Following is a summary of the payments, totaling \$21,650.00, for each of the 15 properties.

No.	Property Owner	Temp Easement Address	Legal Description	Easement Payment (minimum \$100.00)	Payment of Damages	Total
1	Carol A. King & Kenneth R. King	1501 W 1st St	The E 10' of the N 10' of Lot 1, Block 20, Palmer's Subdivision in the City of Grand Island, Hall County, Nebraska, containing 100 square feet, more or less	100 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$200	\$ 300.00
2	Juan Munoz	1701 W 1st St	Part of Lot 1, Bock 22, Kernohan and Decker's Addition to the City of Grand Island, Hall County, Nebraska, described as follows: Beginning at the NE corner of said Lot 1, Block 22; thence SE, on the E right of way line of Broadwell Street, a distance of 10'; thence NW a distance of 14.15' to the N right of way line of 1st St; thence NE on said right of way line, a distance of 10' to the point of beginning and the 20' othe N 78.69' f the E 15' of Lot 1, Block 6, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 350 square feet, more or less.	350 s.f. @ \$.20/s.f.	Replace damaged landscaping & landscaping border @ \$430	\$ 530.00
2L	Delmi Rodriguez (Lessee)	1701 W 1st St	Part of Lot 1, Bock 22, Kernohan and Decker's Addition to the City of Grand Island, Hall County, Nebraska, described as follows: Beginning at the NE corner of said Lot 1, Block 22; thence SE, on the E right of way line of Broadwell Street, a distance of 10'; thence NW a distance of 14.15' to the N right of way line of 1st St; thence NE on said right of way line, a distance of 10' to the point of beginning and the 20' othe N 78.69' f the E 15' of Lot 1, Block 6, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 350 square feet, more or less.	350 s.f. @ \$.20/s.f.	None	\$ 100.00
3	Hall County Housing Authority	1803 W 1st St	The W 20' of the E 28.86' of the N 15' of Lot 1, Block 5, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	None	\$ 100.00

3L	Trina Plummer (Lessee)	1803 W 1st St	The W 20' of the E 28.86' of the N 15' of Lot 1, Block 5, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	None	\$ 100.00
4	Alice R. Erion	1807 W 1st St	The E 20' of the W 27.16' of the N 15' of Lot 2, Block 5, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$650	\$ 750.00
5	Kaitlin Schutte	1813 W 1st St	The W 20' of the E 24.84' of the N 15' of Lot 3, Block 5, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$1,280	\$ 1,380.00
6	Guillermina A. Izaguirre Alarcon	1815 W 1st St	The W 20' of the E 29' of the N 15' of Lot 4, Block 5, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	None	\$ 100.00
7	LaVonne K. Holst (fka LaVonne K. Braun)	1524 W. Division St	The W 10' of the S 10' of Lot 5, Block 8, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 100 square feet, more or less.	100 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$190.00	\$ 290.00
8	Troy G Smith & Nikol S. Smith	1504 W Division St	The E 10' of the S 10' of Lot 8, Block 20, Palmer's Subdivision in the City of Grand Island, Hall County, Nebraska, containing 100 square feet, more or less.	100 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$200.00	\$ 300.00
9	Nathan M. Lakers	1501 W Division St	The E 22' of the N 15' of Lot 1, Block 11, Palmer's Subdivision in the City of Grand Island, Hall County, Nebraska, containing 330 square feet, more or less.	330 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$230.00	\$ 330.00
10	Connie M. Posson	1507 W Division St	The W 2.89' of the N 15' and the E 20' of the W 31.89' of the N 15' of Lot 2, Block 11, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 344 square feet, more or less.	344 s.f. @ \$.20/s.f.	None	\$ 100.00
11	Donna J. Pritchard & Larry G. Buss	1511 W Division St	The E 17.11' of the N 15' of Lot 3, Block 11, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 257 square feet, more or less.	257 s.f. @ \$.20/s.f.	None	\$ 100.00

12	Jennifer J. Forbes	1703 W Division St	The S 20' feet of the N 65.13' of the E 15' of Lot 1 and the W 9' of the N 15' of the E 1/2 of Lot 2, Block 13, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 435 square feet, more or less.	435 s.f. @ \$.20/s.f.	Replace damaged chain link fence @ \$490	\$ 590.00
					Replace damaged shrub @ \$230.00	\$ 230.00
					Replace damaged underground sprinkler systems @ \$510	\$ 510.00
					Install water service from new curb stop to water meter @ \$5,170	\$ 5,170.00
13	LBE Family Limited Partnership	1707 W Division St	The E 11' of the N 15' of the W 1/2 Lot 2, Block 13, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 165 square feet, more or less.	165 s.f. @ \$.20/s.f.	Install water service from new curb stop to meter @ \$3,940	\$ 4,040.00
13L	Tammy P. Kayakone (Lessee)	1707 W Division St	The E 11' of the N 15' of the W 1/2 Lot 2, Block 13, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 165 square feet, more or less.	165 s.f. @ \$.20/s.f.	None	\$ 100.00
14	Anthony W Rischling & Marla J Rischling	1717 W Division St	The W 20' of the E 30.24' of the N 15' of Lot 5, Block 13, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$340	\$ 440.00
15	Diann Sandberg	112 S Broadwell Ave	The S 12' of the E 15' of the S 46' of Lot 1, Block 6, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 180 square feet, more or less.	180 s.f. @ \$.20/s.f.	Replace shrubs, mulch & border @ \$470	\$ 570.00
					Install water service form new curb stop to water meter @ \$5,520	\$ 5,520.00
Grand Total of Temporary Easements & Damages						\$21,650.00

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 Agreement for Temporary Construction Easements and Leasehold Agreements between the City of Grand Island, Public Works Department and the affected property owners/lessees in the US-30 Drainage Improvement Project.

Sample Motion

Move to approve the Temporary Construction Easements and Leasehold Agreements.

RESOLUTION 2012-333

WHEREAS, temporary construction easement and leasehold agreements are required by the City of Grand Island, from the affected property owners/lessees in the US-30 Drainage Improvement Project area, as follows:

No.	Property Owner	Temp Easement Address	Legal Description	Easement Payment (minimum \$100.00)	Payment of Damages	Total
1	Carol A. King & Kenneth R. King	1501 W 1st St	The E 10' of the N 10' of Lot 1, Block 20, Palmer's Subdivision in the City of Grand Island, Hall County, Nebraska, containing 100 square feet, more or less	100 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$200	\$ 300.00
2	Juan Munoz	1701 W 1st St	Part of Lot 1, Block 22, Kernohan and Decker's Addition to the City of Grand Island, Hall County, Nebraska, described as follows: Beginning at the NE corner of said Lot 1, Block 22; thence SE, on the E right of way line of Broadwell Street, a distance of 10'; thence NW a distance of 14.15' to the N right of way line of 1st St; thence NE on said right of way line, a distance of 10' to the point of beginning and the 20' of the N 78.69' of the E 15' of Lot 1, Block 6, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 350 square feet, more or less.	350 s.f. @ \$.20/s.f.	Replace damaged landscaping & landscaping border @ \$430	\$ 530.00

Approved as to Form November 8, 2012	<input type="checkbox"/> _____ <input type="checkbox"/> City Attorney
---	--

2L	Delmi Rodriguez (Lessee)	1701 W 1st St	Part of Lot 1, Block 22, Kernohan and Decker's Addition to the City of Grand Island, Hall County, Nebraska, described as follows: Beginning at the NE corner of said Lot 1, Block 22; thence SE, on the E right of way line of Broadwell Street, a distance of 10'; thence NW a distance of 14.15' to the N right of way line of 1st St; thence NE on said right of way line, a distance of 10' to the point of beginning and the 20' to the N 78.69' of the E 15' of Lot 1, Block 6, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 350 square feet, more or less.	350 s.f. @ \$.20/s.f.	None	\$ 100.00
3	Hall County Housing Authority	1803 W 1st St	The W 20' of the E 28.86' of the N 15' of Lot 1, Block 5, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	None	\$ 100.00
3L	Trina Plummer (Lessee)	1803 W 1st St	The W 20' of the E 28.86' of the N 15' of Lot 1, Block 5, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	None	\$ 100.00

			less.			
4	Alice R. Erion	1807 W 1st St	The E 20' of the W 27.16' of the N 15' of Lot 2, Block 5, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$650	\$ 750.00
5	Kaitlin Schutte	1813 W 1st St	The W 20' of the E 24.84' of the N 15' of Lot 3, Block 5, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$1,280	\$ 1,380.00
6	Guillermina A. Izaguirre Alarcon	1815 W 1st St	The W 20' of the E 29' of the N 15' of Lot 4, Block 5, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	None	\$ 100.00
7	LaVonne K. Holst (fka LaVonne K. Braun)	1524 W. Division St	The W 10' of the S 10' of Lot 5, Block 8, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 100 square feet, more or less.	100 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$190.00	\$ 290.00
8	Troy G Smith & Nikol S. Smith	1504 W Division St	The E 10' of the S 10' of Lot 8, Block 20, Palmer's Subdivision in the City of Grand Island, Hall County, Nebraska, containing	100 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$200.00	\$ 300.00

			100 square feet, more or less.			
9	Nathan M. Lakers	1501 W Division St	The E 22' of the N 15' of Lot 1, Block 11, Palmer's Subdivision in the City of Grand Island, Hall County, Nebraska, containing 330 square feet, more or less.	330 s.f.@ \$.20/s.f.	Replace damaged underground sprinkler system @ \$230.00	\$ 330.00
10	Connie M. Posson	1507 W Division St	The W 2.89' of the N 15' and the E 20' of the W 31.89' of the N 15' of Lot 2, Block 11, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 344 square feet, more or less.	344 s.f. @ \$.20/s.f.	None	\$ 100.00
11	Donna J. Pritchard & Larry G. Buss	1511 W Division St	The E 17.11' of the N 15' of Lot 3, Block 11, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 257 square feet, more or less.	257 s.f. @ \$.20/s.f.	None	\$ 100.00
12	Jennifer J. Forbes	1703 W Division St	The S 20' feet of the N 65.13' of the E 15' of Lot 1 and the W 9' of the N 15' of the E 1/2 of Lot 2, Block 13, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 435 square feet, more or less.	435 s.f. @ \$.20/s.f.	Replace damaged chain link fence @ \$490	\$ 590.00
					Replace damaged shrub @ \$230.00	\$ 230.00
					Replace damaged underground sprinkler systems	\$ 510.00

				@ \$510	
				Install water service from new curb stop to water meter @ \$5,170	\$ 5,170.00
13	LBE Family Limited Partnership	1707 W Division St	The E 11' of the N 15' of the W 1/2 Lot 2, Block 13, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 165 square feet, more or less.	165 s.f. @ \$.20/s.f.	Install water service from new curb stop to meter @ \$3,940 \$ 4,040.00
13I	Tammy P. Kayakone (Lessee)	1707 W Division St	The E 11' of the N 15' of the W 1/2 Lot 2, Block 13, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 165 square feet, more or less.	165 s.f. @ \$.20/s.f.	None \$ 100.00
14	Anthony W Rischling & Marla J Rischling	1717 W Division St	The W 20' of the E 30.24' of the N 15' of Lot 5, Block 13, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 300 square feet, more or less.	300 s.f. @ \$.20/s.f.	Replace damaged underground sprinkler system @ \$340 \$ 440.00
15	Diann Sandberg	112 S Broadwell Ave	The S 12' of the E 15' of the S 46' of Lot 1, Block 6, Charles Wasmer Addition in the City of Grand Island, Hall County, Nebraska, containing 180 square feet, more or less.	180 s.f. @ \$.20/s.f.	Replace shrubs, mulch & border @ \$470 \$ 570.00
				Install water service form new curb stop to water meter @ \$5,520	\$ 5,520.00

Grand Total of Temporary Easements & Damages	\$ 21,650.00
---	---------------------

WHEREAS, an Agreement for Temporary Easements and Leasehold Agreements 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 enter into the Agreements for Temporary Easements and Leasehold Agreements on the above described tracts of land.

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized and directed to execute such agreements on behalf of the City of Grand Island.

- - -

Adopted by the City Council of the City of Grand Island, Nebraska, November 13, 2012.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk