

**CITY OF LA VISTA  
MAYOR AND CITY COUNCIL REPORT  
APRIL 16, 2019 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
RIGHT-OF-WAY DEDICATIONS — VARIOUS PARCELS IN THE VICINITY OF PORTAL ROAD	◆ RESOLUTION (3) ORDINANCE RECEIVE/FILE	ANN BIRCH COMMUNITY DEVELOPMENT DIRECTOR

**SYNOPSIS**

Resolutions have been prepared authorizing the Mayor to sign documents that will dedicate additional right-of-way in the vicinity of Portal Road. This process is necessary in order to clean-up the old Portal Road right-of-way. These parcels will remain as permanent right-of-way for the new alignment of Portal Road and for the 97<sup>th</sup> Street intersection with Portal Road.

**FISCAL IMPACT**

None.

**RECOMMENDATION**

Approval.

**BACKGROUND**

Due to the new alignment and construction of Portal Road, several parcels of property were left in an unresolved status. Sarpy County has deeded (Instrument #2018-20107) the property shown on the attached exhibits as Parcels 3, 4 and 8. These parcels need to be dedicated as right-of-way, and will remain as permanent right-of-way for the new alignment of Portal Road and for the 97<sup>th</sup> Street intersection with Portal Road.

Resolutions have been prepared authorizing the Mayor to sign the attached dedication documents. These documents will also be recorded at the Register of Deeds office and upon doing so the right-of-way that is intended to remain as such for Portal Road and for 97<sup>th</sup> Street will be finalized.

**RESOLUTION NO. \_\_\_\_\_**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA RECOMMENDING APPROVAL OF THE PLAT AND DEDICATION FOR PUBLIC STREET RIGHT-OF-WAY FOR THE PROPERTY IDENTIFIED AS PARCEL 3, PART OF TAX LOT 20C LOCATED IN THE EAST ½ OF THE SOUTHEAST ¼ OF SECTION 21, T14N, R12E OF THE 6<sup>TH</sup> P.M., SARPY COUNTY, NEBRASKA AS IDENTIFIED IN THE ATTACHED EXHIBIT "A".

WHEREAS, with the construction of the new alignment for Portal Road, a revised alignment for the public right-of-way was also required; and

WHEREAS, the property needed for the revised right-of-way was deeded from Sarpy County to the city and recorded as Instrument #2018-20107; and

WHEREAS, the Portal Road improvements require the dedication of a parcel of real estate described as Parcel 3 on Exhibit "A" for public right-of-way; and

WHEREAS, the City Council recommends approval of the plat and dedication document, as detailed in Exhibit A, attached hereto and incorporated herein by this reference, for the parcel described as Parcel 3, Part of Tax Lot 20C located in the East ½ of the Southeast ¼ of Section 21, T14N, R12E of the 6<sup>th</sup> P.M., Sarpy County, Nebraska; and

WHEREAS, the City Engineer and Public Works Director recommend approval of the dedication;

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of the City of La Vista, Nebraska, do hereby approve the plat and dedication for public street right-of-way as shown on the attached Exhibit "A" and authorize the Mayor to sign the plat and dedication.

PASSED AND APPROVED THIS 16TH DAY OF APRIL 2019.

CITY OF LA VISTA

\_\_\_\_\_  
Douglas Kindig, Mayor

ATTEST:

\_\_\_\_\_  
Pamela A. Buethe, CMC  
City Clerk

## PLAT AND DEDICATION FOR STREET WIDENING

**DEDICATION: KNOW ALL PERSONS BY THESE PRESENTS:** That the City of La Vista, a municipal corporation in the State of Nebraska, being the owners of the land described and embraced within this plat as shown as Parcel 3 on the attached **Exhibit “A-2”**, which plat is incorporated by reference and made a part hereof, hereby dedicate to the public for public use the street as shown on this plat to be hereafter known as **Portal Road**.

**APPROVALS:** Above referenced plat and dedication recommended for approval by:

City Engineer \_\_\_\_\_ Date: \_\_\_\_\_

Public Works Director \_\_\_\_\_ Date: \_\_\_\_\_

This plat and dedication was approved by the City Council of the City of La Vista this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

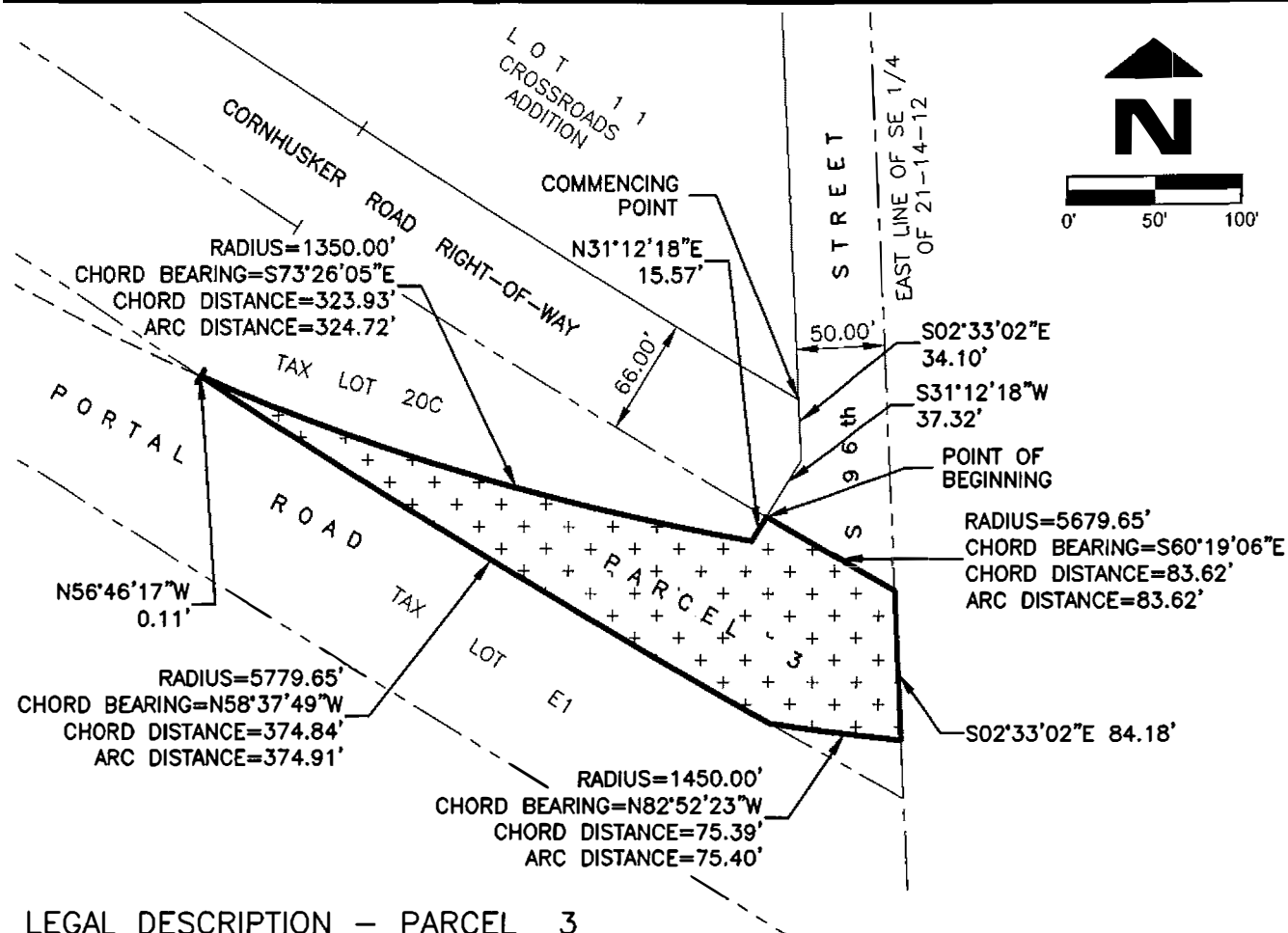
CITY OF LA VISTA

\_\_\_\_\_  
Douglas Kindig  
Mayor

ATTEST:

\_\_\_\_\_  
Pamela A. Buethe, CMC  
City Clerk

**EXHIBIT A-1**



### LEGAL DESCRIPTION – PARCEL 3

THAT PART OF TAX LOT 20C IN THE EAST 1/2 OF THE SE 1/4 OF SECTION 21, T14N, R12E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF LOT 11, CROSSROADS ADDITION, A SUBDIVISION IN SAID SARPY COUNTY;

THENCE S02°33'02"E (ASSUMED BEARING) 34.10 FEET ON A LINE 50.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID SE 1/4;

THENCE S31°12'18"W 37.32 FEET TO THE NORTHEAST LINE OF SAID TAX LOT 20C AND THE POINT OF BEGINNING;

THENCE SOUTHEASTERLY ON THE NORTHEAST LINE OF SAID TAX LOT 20C ON A 5679.65 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S60°19'06"E, CHORD DISTANCE 83.62 FEET AN ARC DISTANCE OF 83.62 FEET TO THE NORTHEAST CORNER OF SAID TAX LOT 20C;

THENCE S02°33'02"W 84.18 FEET ON THE EAST LINE OF SAID TAX LOT 20C;

THENCE NORTHWESTERLY ON A 1450.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N82°52'23"W, CHORD DISTANCE 75.39 FEET AN ARC DISTANCE OF 75.40 FEET TO THE SOUTHWEST LINE OF SAID TAX LOT 20C;

THENCE NORTHWESTERLY ON THE SOUTHWEST LINE OF SAID TAX LOT 20C ON A 5779.65 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N58°37'49"W, CHORD DISTANCE 374.84 FEET AN ARC DISTANCE OF 374.91 FEET;

THENCE N56°46'17"W 0.11 FEET ON THE SOUTHWEST LINE OF SAID TAX LOT 20C;

THENCE SOUTHEASTERLY ON A 1350.00 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S73°26'05"E, CHORD DISTANCE 323.93 FEET AN ARC DISTANCE OF 324.72 FEET;

THENCE N31°12'18"W 15.57 FEET TO THE POINT OF BEGINNING.

CONTAINING 21,981 SQUARE FEET OR 0.50 ACRES MORE OR LESS.



Job Number: 171-18-3(EX3)  
thompson, dreessen & dörner, inc.  
10836 Old Mill Rd  
Omaha, NE 68154  
p.402.330.8860 f.402.330.5866  
td2co.com

Date: OCTOBER 25, 2018  
Drawn By: RJR  
Reviewed By: DHN  
Revision Date:

EXHIBIT "A-2"

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**RESOLUTION NO. \_\_\_\_\_**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA RECOMMENDING APPROVAL OF THE PLAT AND DEDICATION FOR PUBLIC STREET RIGHT-OF-WAY FOR THE PROPERTY IDENTIFIED AS PARCEL 4, PART OF TAX LOT 20C LOCATED IN THE NORTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 21, T14N, R12E OF THE 6<sup>TH</sup> P.M., SARPY COUNTY, NEBRASKA AS IDENTIFIED IN THE ATTACHED EXHIBIT "A".

WHEREAS, with the construction of the new alignment of the intersection of Portal Road and 97<sup>th</sup> Street, a revised alignment for the public right-of-way was also required; and

WHEREAS, the property needed for the revised right-of-way was deeded from Sarpy County to the city and recorded as Instrument #2018-20107; and

WHEREAS, the intersection improvements for Portal Road and 97<sup>th</sup> Street require the dedication of a parcel of real estate described as Parcel 4 on Exhibit "A" for public right-of-way; and

WHEREAS, the City Council recommends approval of the plat and dedication document, as detailed in Exhibit A, attached hereto and incorporated herein by this reference, for the parcel described as Parcel 4, Part of Tax Lot 20C located in the Northeast ¼ of the Southeast ¼ of Section 21, T14N, R12E of the 6<sup>th</sup> P.M., Sarpy County, Nebraska; and

WHEREAS, the City Engineer and Public Works Director recommend approval of the dedication.

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of the City of La Vista, Nebraska, do hereby approve the plat and dedication for public street right-of-way as shown on the attached Exhibit "A" and authorize the Mayor to sign the plat and dedication.

PASSED AND APPROVED THIS 16TH DAY OF APRIL 2019.

CITY OF LA VISTA

\_\_\_\_\_  
Douglas Kindig, Mayor

ATTEST:

\_\_\_\_\_  
Pamela A. Buethe, CMC  
City Clerk

## PLAT AND DEDICATION FOR STREET WIDENING

**DEDICATION: KNOW ALL PERSONS BY THESE PRESENTS:** That the City of La Vista, a municipal corporation in the State of Nebraska, being the owners of the land described and embraced within this plat as shown as Parcel 4 on the attached **Exhibit “A-2”**, which plat is incorporated by reference and made a part hereof, hereby dedicate to the public for public use the street as shown on this plat to be hereafter known as **97<sup>th</sup> Street**.

**APPROVALS:** Above referenced plat and dedication recommended for approval by:

City Engineer \_\_\_\_\_ Date: \_\_\_\_\_

Public Works Director \_\_\_\_\_ Date: \_\_\_\_\_

This plat and dedication was approved by the City Council of the City of La Vista this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

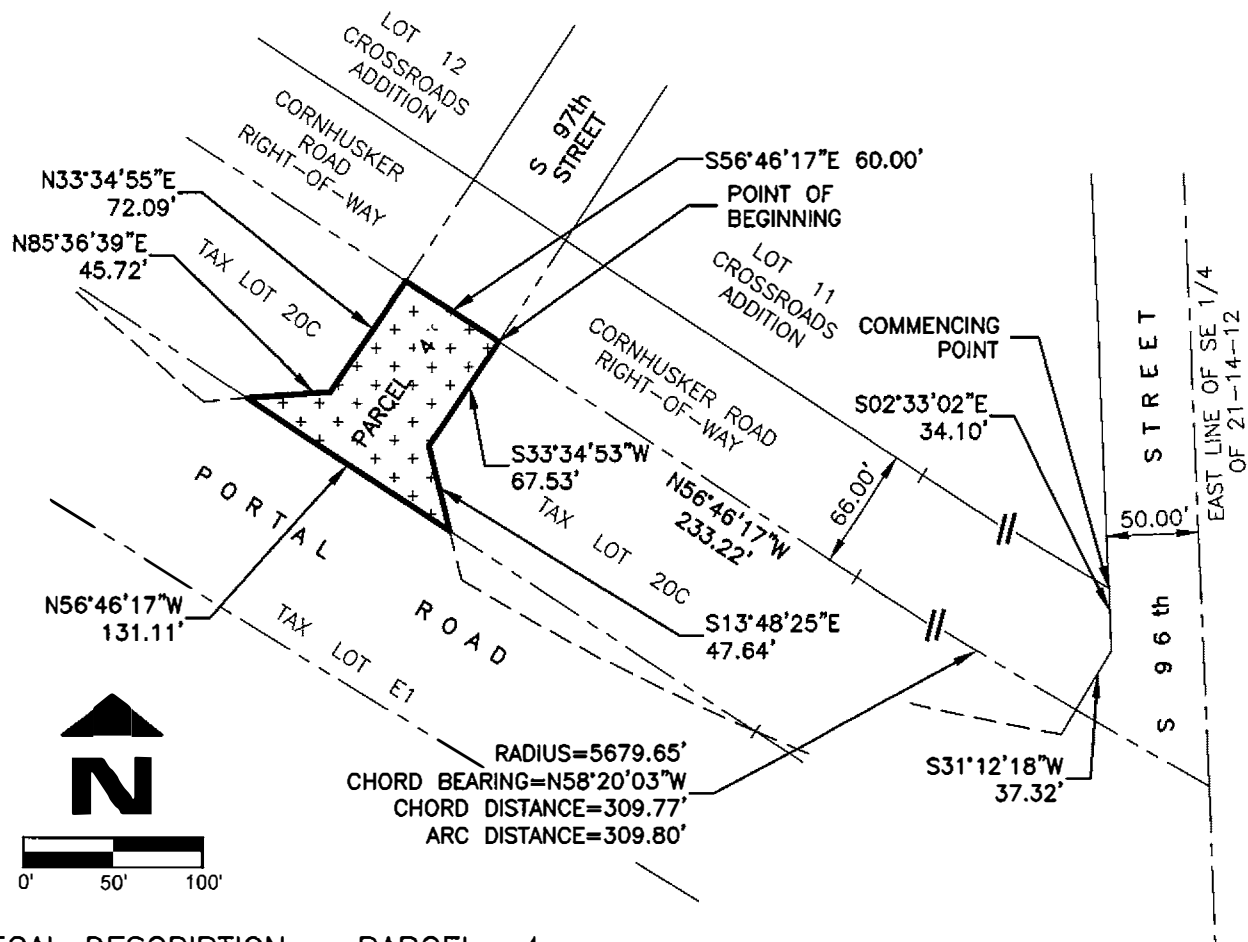
CITY OF LA VISTA

\_\_\_\_\_  
Douglas Kindig  
Mayor

ATTEST:

\_\_\_\_\_  
Pamela A. Buethe, CMC  
City Clerk

**EXHIBIT A-1**



### LEGAL DESCRIPTION – PARCEL 4

THAT PART OF TAX LOT 20C IN THE NE 1/4 OF THE SE 1/4 OF SECTION 21, T14N, R12E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF LOT 11, CROSSROADS ADDITION, A SUBDIVISION IN SAID SARPY COUNTY;

THENCE S02°33'02"E (ASSUMED BEARING) 34.10 FEET ON A LINE 50.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID SE 1/4;

THENCE S31°12'18"W 37.32 FEET TO THE SOUTHWEST LINE OF THE 66.00 FOOT WIDE CORNHUSKER ROAD RIGHT OF WAY;

THENCE NORTHWESTERLY ON THE SOUTHWEST LINE OF THE 66.00 FOOT WIDE CORNHUSKER ROAD RIGHT OF WAY ON A 5679.65 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N58°20'03"W, CHORD DISTANCE 309.77 FEET AN ARC DISTANCE OF 309.80 FEET;

THENCE N56°46'17"W 233.22 FEET ON THE SOUTHWEST LINE OF THE 66.00 FOOT WIDE CORNHUSKER ROAD RIGHT OF WAY TO THE NORTH RIGHT OF WAY LINE OF PORTAL ROAD AND THE POINT OF BEGINNING;

THENCE S33°34'53"W 67.53 FEET ON THE NORTH RIGHT OF WAY LINE OF PORTAL ROAD;

THENCE S13°48'25"E 47.64 FEET TO THE SOUTHWEST LINE OF SAID TAX LOT 20C;

THENCE N56°46'17"W 131.11 FEET ON THE NORTH LINE OF SAID TAX LOT 20C;

THENCE N85°36'39"E 45.72 FEET;

THENCE N33°34'55"E 72.09 FEET TO THE SOUTHWEST LINE OF THE 66.00 FOOT WIDE CORNHUSKER ROAD RIGHT OF WAY;

THENCE S56°46'17"E 60.00 FEET ON THE SOUTHWEST LINE OF THE 66.00 FOOT WIDE CORNHUSKER ROAD RIGHT OF WAY TO THE POINT OF BEGINNING.

CONTAINING 7,072 SQUARE FEET OR 0.16 ACRES MORE OR LESS.



Job Number: 171-18-3(EX4)  
thompson, dreessen & dornier, inc.  
10836 Old Mill Rd  
Omaha, NE 68154  
p.402.330.8860 f.402.330.5866  
td2co.com

Date: OCTOBER 25, 2018  
Drawn By: RJR  
Reviewed By: DHN  
Revision Date:

## EXHIBIT "A-2"

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**RESOLUTION NO. \_\_\_\_\_**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA RECOMMENDING APPROVAL OF THE PLAT AND DEDICATION FOR PUBLIC STREET RIGHT-OF-WAY FOR THE PROPERTY IDENTIFIED AS PARCEL 8, PART OF TAX LOT 20C LOCATED IN THE NORTH ½ OF THE SOUTHEAST ¼ OF SECTION 21, T14N, R12E OF THE 6<sup>TH</sup> P.M., SARPY COUNTY, NEBRASKA AS IDENTIFIED IN THE ATTACHED EXHIBIT "A".

WHEREAS, with the construction of the new alignment for Portal Road, a revised alignment for the public right-of-way was also required; and

WHEREAS, the property needed for the revised right-of-way was deeded from Sarpy County to the city and recorded as Instrument #2018-20107; and

WHEREAS, the Portal Road improvements require the dedication of a parcel of real estate described as Parcel 8 on Exhibit "A" for public right-of-way; and

WHEREAS, the City Council recommends approval of the plat and dedication document, as detailed in Exhibit A, attached hereto and incorporated herein by this reference, for the parcel described as Parcel 8, Part of Tax Lot 20C located in the North ½ of the Southeast ¼ of Section 21, T14N, R12E of the 6<sup>th</sup> P.M., Sarpy County, Nebraska; and

WHEREAS, the City Engineer and Public Works Director recommend approval of the dedication;

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of the City of La Vista, Nebraska, do hereby approve the plat and dedication for public street right-of-way as shown on the attached Exhibit "A" and authorize the Mayor to sign the plat and dedication.

PASSED AND APPROVED THIS 16TH DAY OF APRIL 2019.

CITY OF LA VISTA

\_\_\_\_\_  
Douglas Kindig, Mayor

ATTEST:

\_\_\_\_\_  
Pamela A. Buethe, CMC  
City Clerk



## PLAT AND DEDICATION FOR STREET WIDENING

**DEDICATION: KNOW ALL PERSONS BY THESE PRESENTS:** That the City of La Vista, a municipal corporation in the State of Nebraska, being the owners of the land described and embraced within this plat as shown as Parcel 8 on the attached **Exhibit “A-2”**, which plat is incorporated by reference and made a part hereof, hereby dedicate to the public for public use the street as shown on this plat to be hereafter known as **Portal Road**.

**APPROVALS:** Above referenced plat and dedication recommended for approval by:

City Engineer \_\_\_\_\_ Date: \_\_\_\_\_

Public Works Director \_\_\_\_\_ Date: \_\_\_\_\_

This plat and dedication was approved by the City Council of the City of La Vista this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

CITY OF LA VISTA

\_\_\_\_\_  
Douglas Kindig  
Mayor

ATTEST:

\_\_\_\_\_  
Pamela A. Buethe, CMC  
City Clerk

**EXHIBIT A-1**

