

MEMORANDUM

TO: Finance, Expenditure and Legal Subcommittee

FROM: Amanda Grint, Water Resources Engineer

SUBJECT: Storm Sewer Easements to North Shore 2 at Portal Recreation Area

DATE: October 7, 2021

The District recently completed construction of Portal Recreation Area flood control reservoir located at 114th and Cornhusker Road. Adjacent development is ongoing and SID 341, North Shore 2, is requesting three permanent storm sewer easements to outlet stormwater basins on their property. See attached map. The easements would allow for the storm sewer to outlet into the water quality basin at Portal Recreation Area. There will be a pipe outlet and rip rap within the easements.

Since construction of the reservoir is complete, any disturbance, for example fence or seeding, will be restored by the SID as stated in the easement documents.

Staff recommends that the Subcommittee recommend to the Board that the General Manager be authorized to execute the proposed Permanent Storm Sewer and Drainage Easements at Portal Recreation Area to the North Shore 2 SID 341, Sarpy County, Nebraska, subject to changes deemed necessary by the General Manager and approval as to form by District Legal Counsel.



Esri, Inc., City of Naperville, Illinois | Esri, Inc., Sarpy County, Nebraska

Notes



Map Scale 1: 7962

This product is for informational purposes and may not have been prepared for, or be suitable for legal, engineering, or surveying purposes. Users of this information should review or consult the source records and information sources to ascertain the usability of the information.



PERMANENT STORM SEWER AND DRAINAGE EASEMENT

This indenture made this ____ day of _____ 2021, by and between Papio-Missouri River Natural Resources District (the "Grantor"), and Sanitary & Improvement District No. 341, Sarpy County, Nebraska, a body politic (the "Grantee").

WITNESSETH:

That Grantor in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, does hereby grant and convey to Grantee the following:

A perpetual non-exclusive Easement for the installation, replacement, operation, repair and maintenance of a storm sewer and drainage (the "Easement") upon, under, above and across portions of Outlot E, North Shore 2, a subdivision as surveyed, platted and recorded in Sarpy County, Nebraska, more particularly described as follows:

A twenty foot (20.00) wide permanent storm sewer and drainage easement over that part of Outlot E, North Shore 2, a subdivision as surveyed, platted and recorded in Sarpy County, Nebraska:

Commencing at the northwest corner of Outlot B, North Shore 2; thence North 80°25'51" West (bearings referenced to the final plat of North Shore 2) for 16.13 feet on the extended North line of said Outlot B to the East line of said Outlot E; thence South 09°34'09" West for 32.06 feet on the East line of said Outlot E to the true point of beginning; thence South 09°34'09" West for 20.02 feet continuing on said East line; thence North 77°56'03" West for 70.21 feet; thence North 18°12'20" West for 108.38 feet; thence North 71°47'40" East for 20.00 feet; thence South 18°12'20" East for 96.89 feet; thence South 77°56'03" East for 57.86 feet to the point of beginning

(the "Property")

To have and to hold said Easement unto said Grantee, its heirs, successors, and assigns, in perpetuity. This Easement shall run with the land and shall be binding upon Grantor's and Grantee's heirs, successors and assigns. Said Easement is depicted on the survey attached hereto as Exhibit "1".

Record & Return to: Adams & Sullivan, P.C., L.L.O., 1246 Golden Gate Drive, Suite 1, Papillion, NE 68046

ACCEPTANCE

The Grantee herein accepts the conveyance herein and agrees to abide by the terms herein.

Sanitary and Improvement District No. 341,
Sarpy County, Nebraska, Grantee

By: _____
Gerald L. Torczon, Its Chairperson

By: _____
Doris Nicholson, Its Clerk

EASEMENT EXHIBIT

LEGAL DESCRIPTION

A PERMANENT 20.00 FEET WIDE STORM SEWER AND DRAINAGE EASEMENT OVER THAT PART OF OUTLOT E, NORTH SHORE 2, A SUBDIVISION AS SURVEYED, PLATTED AND RECORDED IN SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF OUTLOT B, NORTH SHORE 2;

THENCE NORTH 80°25'51" WEST (BEARINGS REFERENCED TO THE FINAL PLAT OF NORTH SHORE 2) FOR 16.13 FEET ON THE EXTENDED NORTH LINE OF SAID OUTLOT B TO THE EAST LINE OF SAID OUTLOT E;

THENCE SOUTH 09°34'09" WEST FOR 32.06 FEET ON THE EAST LINE OF SAID OUTLOT E TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 09°34'09" WEST FOR 20.02 FEET CONTINUING ON SAID EAST LINE;

THENCE NORTH 77°56'03" WEST FOR 70.21 FEET;

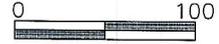
THENCE NORTH 18°12'20" WEST FOR 108.38 FEET;

THENCE NORTH 71°47'40" EAST FOR 20.00 FEET;

THENCE SOUTH 18°12'20" EAST FOR 96.89 FEET;

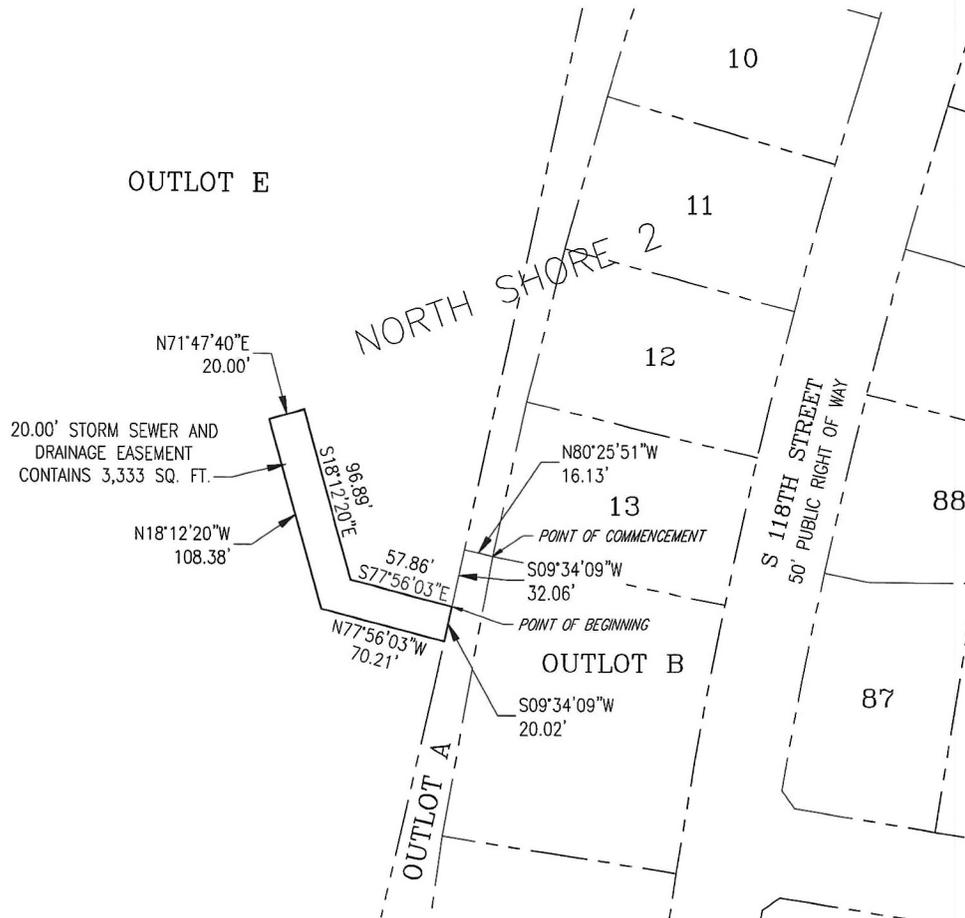
THENCE SOUTH 77°56'03" EAST FOR 57.86 FEET TO THE POINT OF BEGINNING.

CONTAINS 3,333 SQUARE FEET.



LEGEND

- EASEMENT LINE
- - - - - LOT LINE
- - - - - SECTION LINE



L:\Engineering\0118048 North Shore 2\SURVEY\DRAWINGS\SHEETS\18048-EAS-16.dwg, 7/22/2021 8:52:44 AM, RACHEL RENNECKER, LAMP RYNEARSON

**LAMP
RYNEARSON**

14710 W. DODGE RD, STE. 100
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402.496.2498
LampRynearson.com

DESIGNER / DRAFTER

RACHEL E. RENNECKER

REVIEWER

TODD L. WHITFIELD

PROJECT NUMBER

0118048.01-003

DATE

7/20/2021

SURFACE LOCATION

BOOK AND PAGE

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A twenty foot (20.00) wide permanent storm sewer and drainage easement over that part of Outlot E, North Shore 2, a subdivision as surveyed, platted and recorded in Sarpy County, Nebraska:

Commencing at the northeast corner of Outlot A, North Shore 2; thence South 26°01'50" West (bearings referenced to the final plat of North Shore 2) for 17.71 feet on the East line of said Outlot E to the true point of beginning; thence South 26°01'50" West for 21.32 feet continuing on said East line; thence North 84°15'09" West for 61.93 feet; thence North 05°44'51" East for 20.00 feet; thence South 84°15'09" East for 69.32 feet to the point of beginning

(the "Property")

To have and to hold said Easement unto said Grantee, its heirs, successors, and assigns, in perpetuity. This Easement shall run with the land and shall be binding upon Grantor's and Grantee's heirs, successors and assigns. Said Easement is depicted on the survey attached hereto as Exhibit "1".

Record & Return to: Adams & Sullivan, P.C., L.L.O., 1246 Golden Gate Drive, Suite 1, Papillion, NE 68046

ACCEPTANCE

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Sanitary and Improvement District No. 341,
Sarpy County, Nebraska, Grantee

By: _____
Gerald L. Torczon, Its Chairperson

By: _____
Doris Nicholson, Its Clerk

EASEMENT EXHIBIT

LEGAL DESCRIPTION

A PERMANENT 20.00 FEET WIDE STORM SEWER AND DRAINAGE EASEMENT OVER THAT PART OF OUTLOT E, NORTH SHORE 2, A SUBDIVISION AS SURVEYED, PLATTED AND RECORDED IN SARPY COUNTY, NEBRASKA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF OUTLOT A, NORTH SHORE 2;
 THENCE SOUTH 26°01'50" WEST (BEARINGS REFERENCED TO THE FINAL PLAT OF NORTH SHORE 2) FOR 17.71 FEET ON THE EAST LINE OF OUTLOT E TO THE TRUE POINT OF BEGINNING;

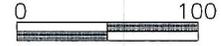
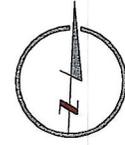
THENCE SOUTH 26°01'50" WEST FOR 21.32 FEET CONTINUING ON SAID EAST LINE;

THENCE NORTH 84°15'09" WEST FOR 61.93 FEET;

THENCE NORTH 05°44'51" EAST FOR 20.00 FEET;

THENCE SOUTH 84°15'09" EAST FOR 69.32 FEET TO THE POINT OF BEGINNING.

CONTAINS 1,312 SQUARE FEET.



LEGEND

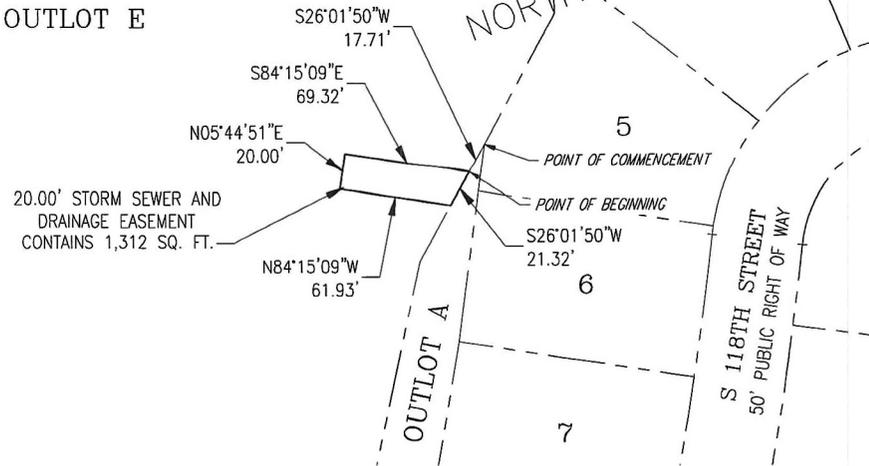
- EASEMENT LINE
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SW 1/4 SECTION 20, T14N, R12E

CORNHUSKER ROAD

100' PUBLIC RIGHT OF WAY

OUTLOT E



20.00' STORM SEWER AND DRAINAGE EASEMENT CONTAINS 1,312 SQ. FT.

POINT OF COMMENCEMENT
 POINT OF BEGINNING

L:\Engineering\0118048 North Shore 2\SURVEY DRAWINGS\ SHEETS\18048-EAS-15.dwg, 7/22/2021 8:33:42 AM, RACHEL RENNECKER, LAMP RYNEARSON

LAMP RYNEARSON

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DESIGNER / DRAFTER
 RACHEL E. RENNECKER

REVIEWER
 TODD L. WHITFIELD

PROJECT NUMBER
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DATE
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Commencing at the northwest corner of Outlot C, North Shore 2; thence South 05°01'41" West (bearings referenced to the final plat of North Shore 2) for 24.53 feet on the East line of Outlot E to the true point of beginning; thence South 05°01'41" West for 20.04 feet continuing on said East line; thence North 88°25'16" West for 49.06 feet; thence North 01°34'44" East for 20.00 feet; thence South 88°25'16" East for 50.27 feet to the point of beginning

(the "Property")

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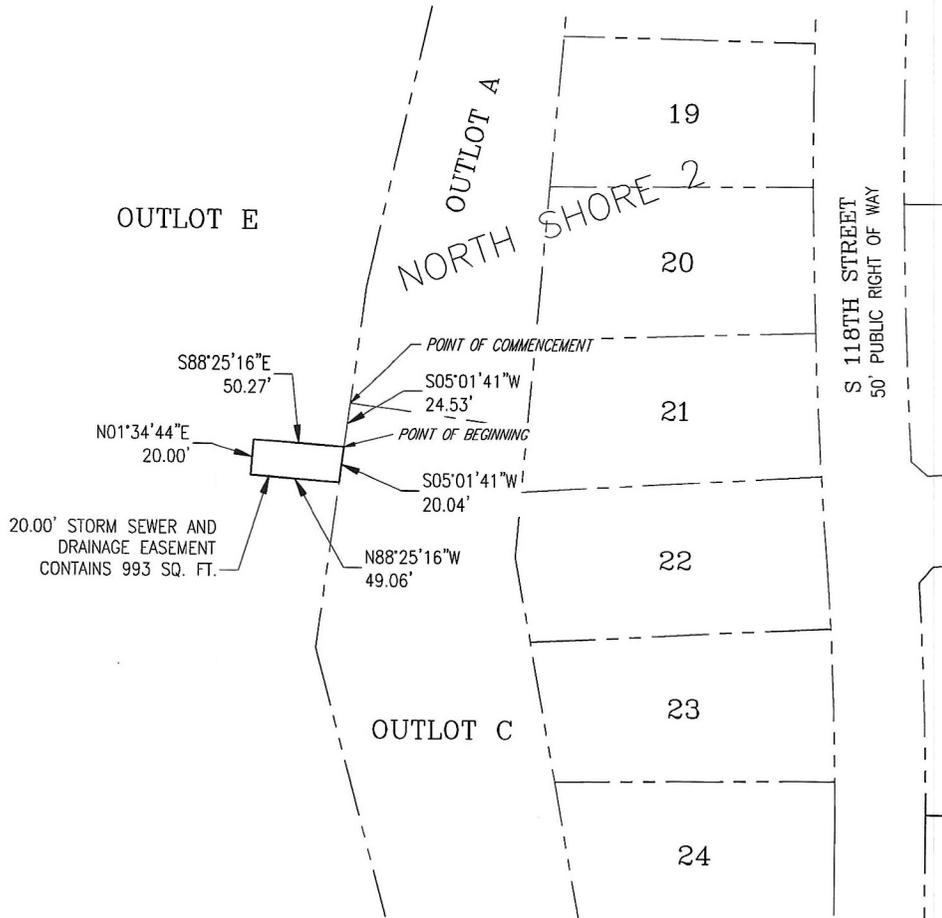
THENCE SOUTH 88°25'16" EAST FOR 50.27 FEET TO THE POINT OF BEGINNING.

CONTAINS 993 SQUARE FEET.



LEGEND

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