

COMMUNITY DEVELOPMENT

MEMORANDUM

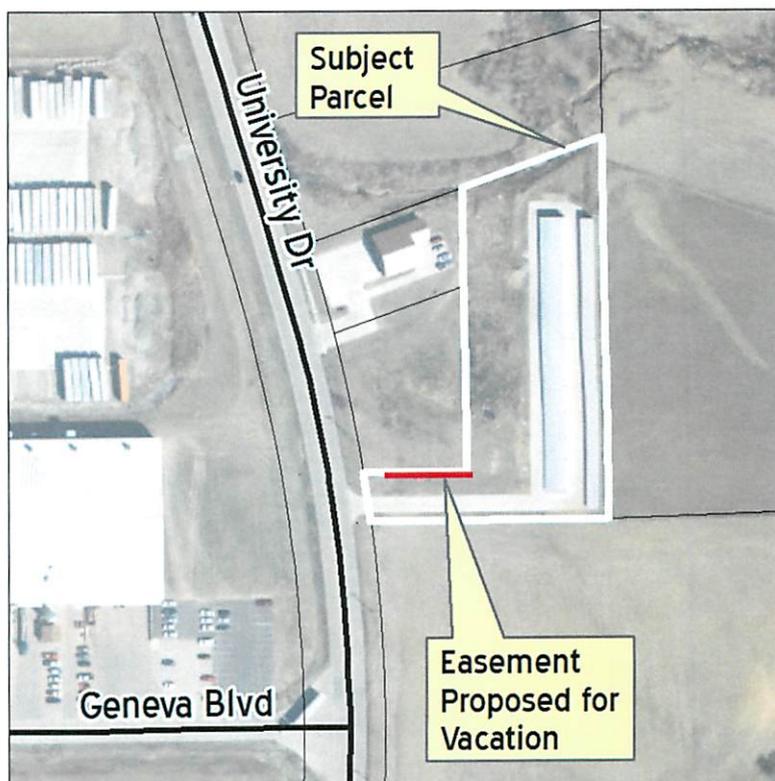
Planning,
Zoning,
Building Safety,
Construction Inspection Services,
Public Health,
Housing Inspections,
Code Enforcement

To: Mayor and City Council Members
Cc: Gregg Mandsager, City Administrator
From: Andrew Fangman, City Planner
Date: September 3, 2015
Re: Utility Easement Vacation – Lot 1 of University Development Subdivision, 2701 University Drive

INTRODUCTION: A request to vacate certain utility easements has been submitted by Clark Johnson.

BACKGROUND: Clark Johnson has submitted an easement vacation plat that vacates that vacates a 7.5' utility easement along a portion of the north line of Lot 1 of University Development Subdivision, 2701 University Drive. The intent is to allow for the construction of building in this portion of the platted utility easement. This portion of the utility easement is not used or needed for present or future development.

RECOMMENDATION/RATIONALE: The Planning and Zoning Commission and staff recommend approval of this request, as all the necessary utility easements will be present on the proposed combined parcel. The utility easements being proposed for vacation serve no useful public purpose.



BACKUP INFORMATION:

1. Plat of Survey

Prepared by Andrew Fangman, 215 Sycamore St, Muscatine, IA, 52761 (563) 262-4141

RESOLUTION NO. _____

**A RESOLUTION SETTING THE TIME AND PLACE TO
CONDUCT A PUBLIC HEARING ON A REQUEST TO VACATE CERTAIN OF
UTILITY EASEMENTS AT LOT 1 OF THE UNIVERSITY DEVELOPMENT
SUBDIVISION, 2701 UNIVERSITY DRIVE, IN THE CITY OF MUSCATINE,
IOWA**

WHEREAS, a request has been received for the vacation of certain utility easements at Lot 1 of the University Development Subdivision in the City of Muscatine, Iowa described as: the 7.5' wide utility easement along the portion of the north line of said Lot 1 that adjoins the south line of Lot 2 of the University Development Subdivision

WHEREAS, a public hearing must be conducted by the City Council of Muscatine on the vacation of this utility easement.

NOW, THEREFORE, BE IT RESOLVED, by the City Council for the City of Muscatine, that a Public Hearing is hereby established. Said hearing to be conducted at 7:00 p.m. on Thursday, September 17, 2015, in the City Hall Council Chambers and the attached public notice of the time and place of said public hearing shall be given by publication in the Muscatine Journal as required by the Code of Iowa

PASSED, APPROVED AND ADOPTED this 3rd day of September, 2015.

**BY THE CITY COUNCIL OF THE
CITY OF MUSCATINE, IOWA**

DeWayne M. Hopkins, Mayor

PUBLIC NOTICE

**TO VACATE CERTAIN OF UTILITY EASEMENTS AT LOT 1 OF THE
UNIVERSITY DEVELOPMENT SUBDIVISION, 2701 UNIVERSITY DRIVE, IN
THE CITY OF MUSCATINE, IOWA**

**Public Notice is hereby given that the City Council for the City of
Muscatine, Iowa, will conduct a Public Hearing to review a request for the vacation
of certain utility easements at Lot 1 of the University Development Subdivision, 2701
University Drive in the City of Muscatine, Iowa described as:**

**The 7.5' wide utility easement along the portion of the north line Lot 1 of the
University Development Subdivision 1 that adjoins the south line of Lot 2 of the
University Development Subdivision.**

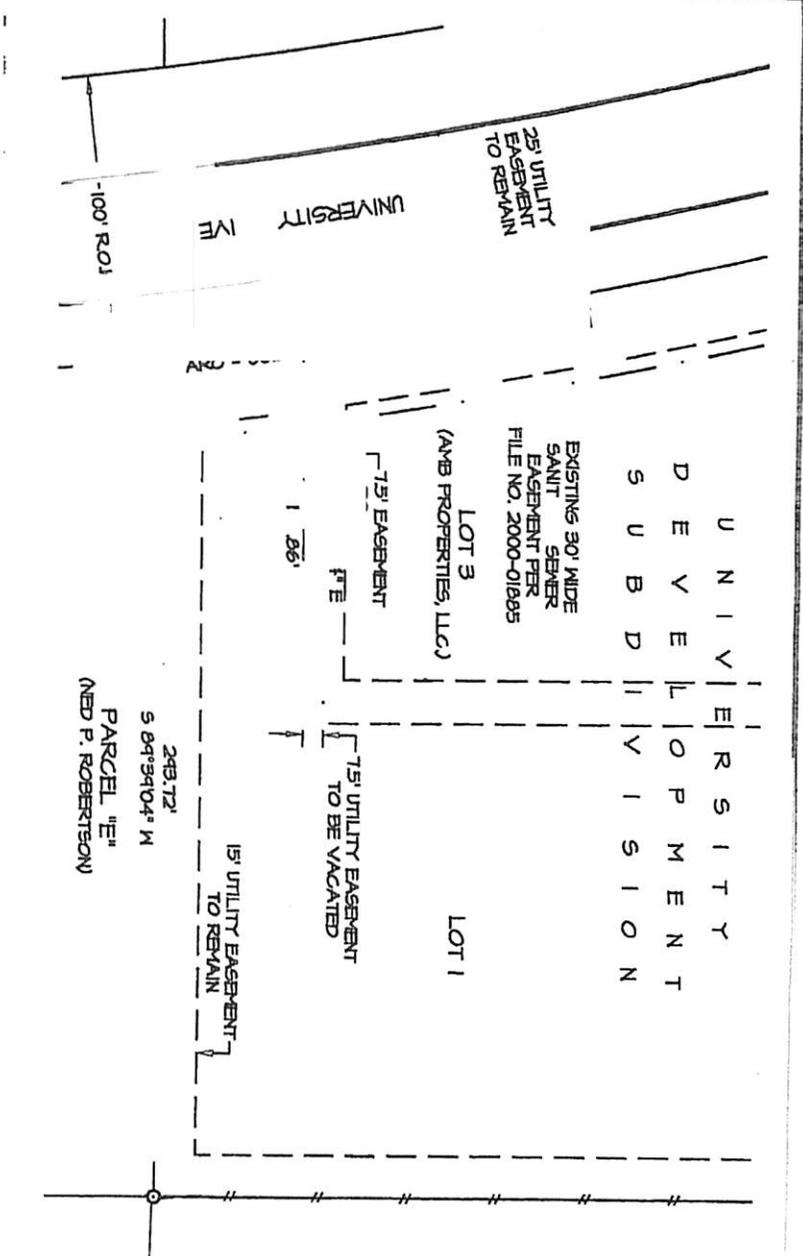
**This Public Hearing will be conducted on Thursday, September 17, 2015, at 7:00
p.m. in the City Council Chambers at City Hall.**

All interested persons are invited to attend and comment on the project at that time.

Gregg Mandsager, City Clerk

Attest:

Gregg Mandsager, City Clerk



UNIVERSITY
DEVELOPMENT
SUBDIVISION

EXISTING 30' WIDE
SANIT SEWER
EASEMENT PER
FILE NO. 2000-01885

LOT 3
(AMB PROPERTIES, LLC)

75' EASEMENT

1.56'

75' UTILITY EASEMENT
TO BE VACATED

LOT 1

15' UTILITY EASEMENT
TO REMAIN

243.72'
5 84°39'04" W
PARCEL "E"
(NED P. ROBERTSON)

UNIVERSITY
VE

100' R.O.I.



15
IOWA STATE PLANE
COORDINATE SYSTEM
SOUTH ZONE

LEGEND

- FOUN
- FOUN
- EAGE
- EAGE
- FENC
- (NAME) ADJ
- AR WYELLOW CAP #10316
- N
- CATED
- OWNERS

PROPRIETORS, CLARK L. & SONNY JOHNSON

I hereby certify that this map was prepared and the related survey or under my direct supervision that I am a duly licensed under the laws of Iowa.

Revised _____ Date _____
 License renewal date is December 31, 2015
 Pages or sheets covered by this scale: 1

275
1
3
7