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## COMMUNITY DEVELOPMENT

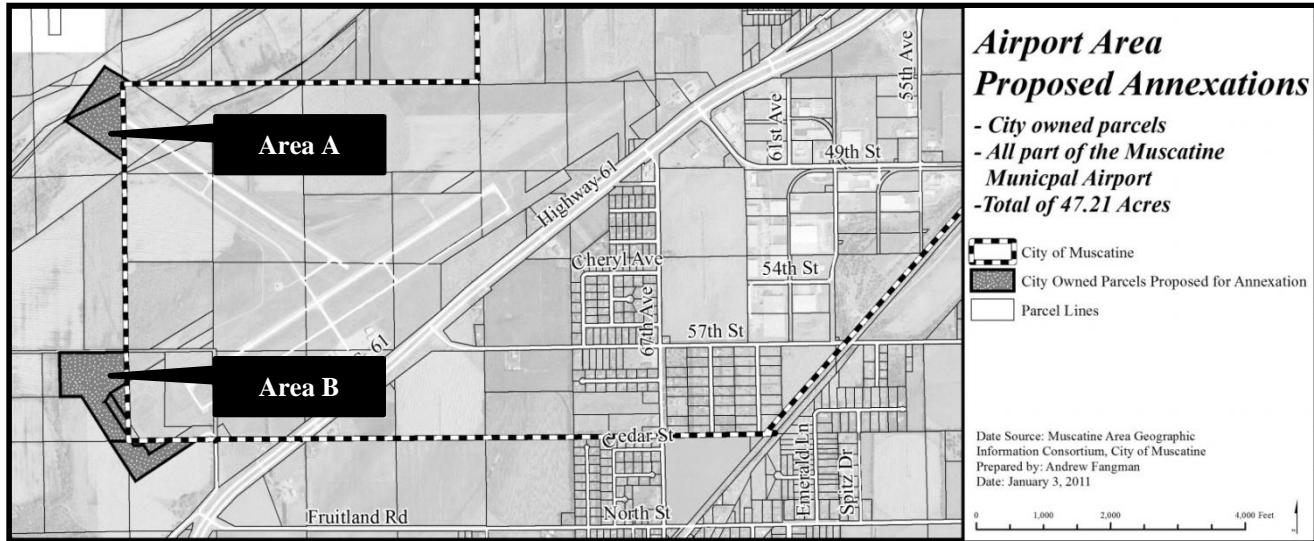
Planning,  
Zoning,  
Building Safety,  
Construction Inspection Services,  
Public Health,  
Housing Inspections,  
Code Enforcement

## MEMORANDUM

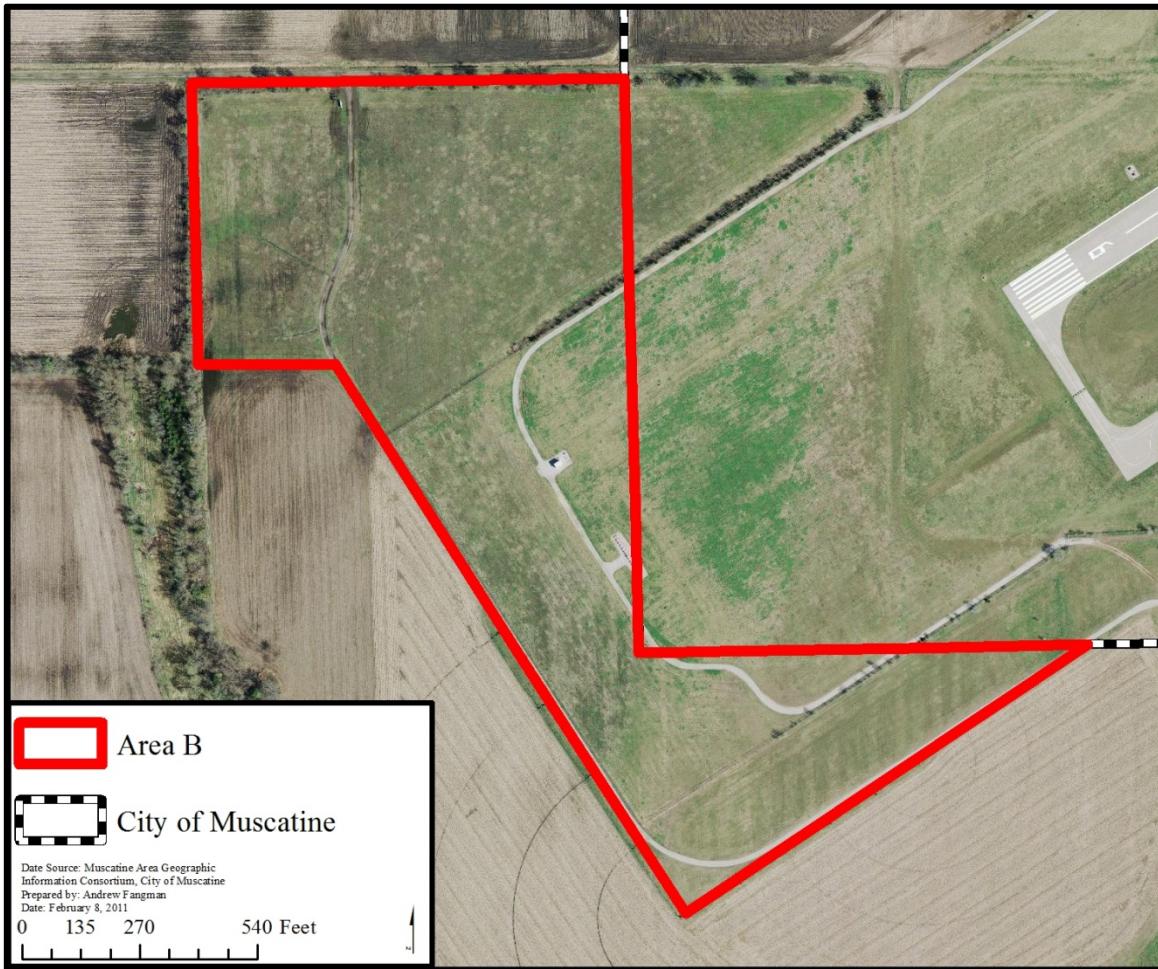
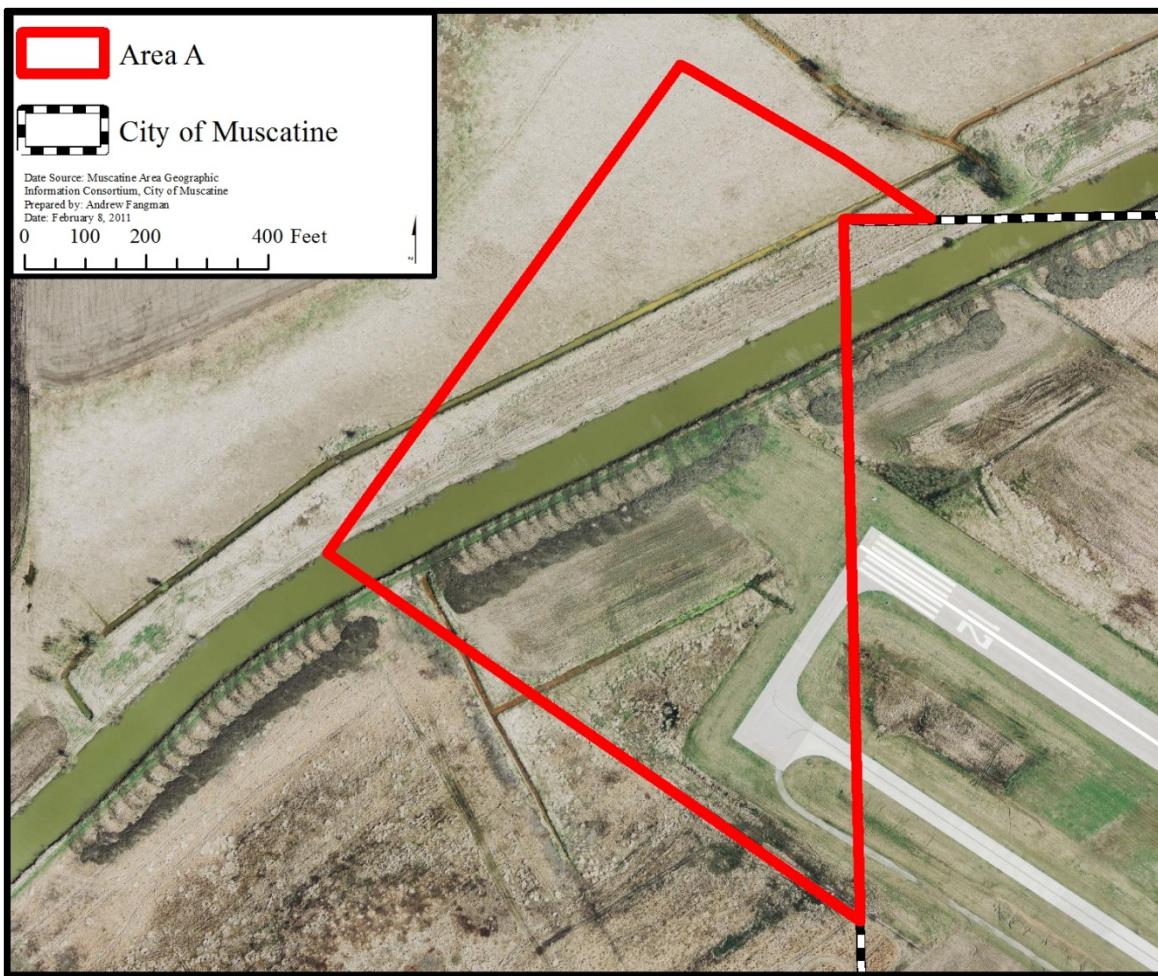
**To:** Planning and Zoning Commission Members  
**From:** Andrew Fangman, City Planner  
**Date:** February 14, 2012  
**Re:** Voluntary Annexation - City of Muscatine - Municipal Airport Property - 2 Areas - 47 Acres.

Over the past several years additional acreage was acquired by the City of Muscatine and added to the Muscatine Municipal Airport as part of the Building Restriction Line (BRL) program through the FAA. Approximately 47 acres of this area added to the Muscatine Municipal Airport was located outside by adjacent to the Corporate Limit Line.

Staff is proposing that these 47 municipally owned acres which are split between two distinct locations within the Muscatine Municipal Airport be annexed. This would bring the entire municipal airport within the City of Muscatine. Additionally that City would benefit from a small savings on property taxes paid on any portion these 47 acres being leased for agricultural production.



**"I remember Muscatine for its sunsets. I have never seen any on either side of the ocean that equaled them" — Mark Twain**



## ***Voluntary Annexation Request Areas***

### **Area A**

Beginning at the southwest corner of the northwest  $\frac{1}{4}$  of the northwest  $\frac{1}{4}$  of Section 24, Township 76 North, Range 3 West of the 5<sup>th</sup> Principal Meridian; in Muscatine County, Iowa; thence east 171.15 feet along the south line of the northwest  $\frac{1}{4}$  of the northwest  $\frac{1}{4}$  of Section 24 to the intersection of the south line of the northwest  $\frac{1}{4}$  of the northwest  $\frac{1}{4}$  of Section 24 and the southeast line Lot 14 of the Keokuk Lake Survey in Muscatine County; thence north 56°00'59" west along said lot line 43.39 feet; thence north 56°00'59" west 165.51 feet along the northeast line of Parcel H recorded in Plat Book 10, page 297 to the intersection with the west line of Section 24; thence north 56°00'59" west 330.58 feet along the northeast line of said parcel; thence south 33°59'01" west, 845.36 feet along the northwest line of said parcel; thence south 33°59'01" west, 154.64 feet; thence south 56°00'59" east, 81.01 feet; thence south 56°00'59" east along southwest line of Parcel G recorded in Plat Book 10, page 297 to the intersection of said parcel line and the west line of Section 24; thence north along the west line of Section 24 to the point of beginning. All referenced documents have been recorded in the Office of the Muscatine County Recorder.

### **Area B**

Beginning at northeast corner of Section 26, Township 76 North, Range 3 West of the fifth Principal Meridian; in Muscatine County, Iowa; thence south 89°34'35" west 1000 feet to the northwest corner of Parcel "R", recorded as Document No. 2006-02093; thence south 0°25'25" east 666 feet along the west line of said parcel; thence north 88°47'55" east 316.24 feet along said parcel line; thence south 33°03'04" east 784.77 along said parcel line; thence south 33°03'04" east 715.23 feet along the west line of Parcel "S", recorded as Document No. 2006-02092; thence north 56°56'56" east 1,114.87 feet along said parcel line to south line of the northwest  $\frac{1}{4}$  of the northwest  $\frac{1}{4}$  of Section 25; thence west along the south line of the northwest  $\frac{1}{4}$  of the northwest  $\frac{1}{4}$  of Section 25 to the intersection with the east line of Section 26; thence north along east line of Section 26 to point of beginning. All referenced documents have been recorded in the Office of the Muscatine County Recorder.

