

COUNCIL ACTION FORM

SUBJECT: DEDICATION OF RIGHT OF WAY FROM 2520 AIRPORT DRIVE AND 3300 S. RIVERSIDE DRIVE

BACKGROUND:

The City is in the process of selling property at 3100 S. Riverside Drive to Sigler Companies. This property is located at Ames Municipal Airport. To prepare the land for sale to Sigler, the acquisition parcel needs to be a legally platted lot with access from a public ROW. Therefore, South Riverside Drive and the access road to the Sigler acquisition parcel need to be dedicated as right-of-way (ROW).

These road ROW areas are currently part of the larger Airport parcel, with the property line extending to the centerline of S. Riverside Drive. All the adjacent property is owned by the City of Ames. The width of the ROW on S. Riverside Drive is 80 feet, half of which is the 40-foot ROW to be dedicated with this action. The remaining 40 feet is existing ROW along ISU Research Park's frontage. The access road to the Sigler building will be 66-foot ROW and will be named Aviation Way. Sigler was consulted regarding the name and it will be compatible with any future land use and platting on the Airport property.

Dedication of ROW will be the first step in the process of selling the property to Sigler. After the ROW dedication, there will be a platting process that creates the acquisition parcel. Once the parcel is created, it will revert to its base zoning of Government-Airport. Staff will then present City Council with a draft agreement for sale and rezoning the newly created parcel to General Industrial zoning.

ALTERNATIVES:

1. a) Approve the dedication of right-of-way from 2520 Airport Drive and 3300 South Riverside Drive as shown in the attached Exhibit A.
b) Direct the City Attorney to draft an Ordinance that names the access road "Aviation Way" as shown in Exhibit A.
2. Maintain existing conditions.

CITY MANAGER'S RECOMMENDED ACTION:

Dedication of this ROW area will allow the sale of Airport property to Sigler to move forward. It will also establish the existing roadway uses within standard ROW rather than roadway easements. **Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, as noted above.**

EXHIBIT "A"

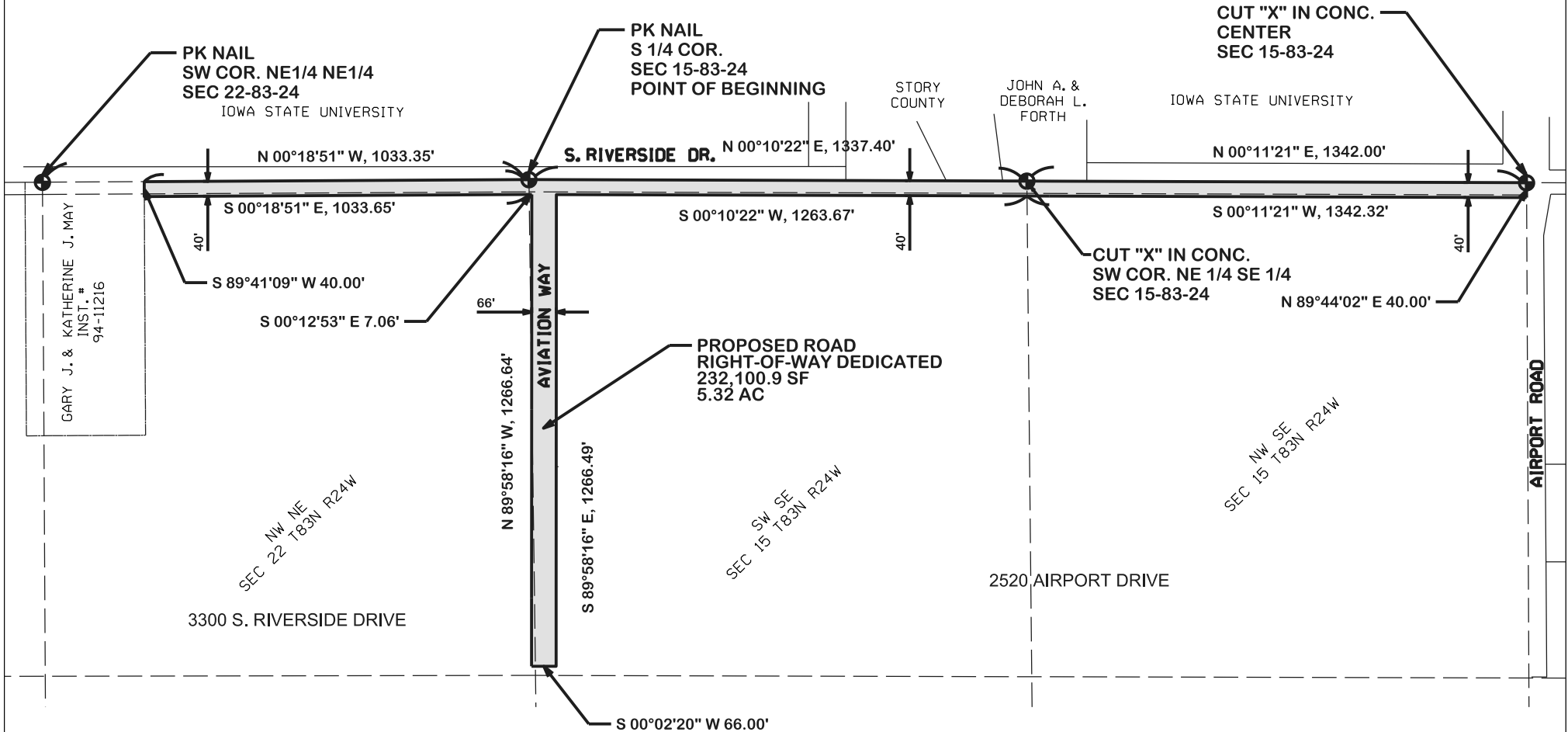


EXHIBIT "A" BOUNDARY DESCRIPTION

BEGINNING AT THE SOUTH QUARTER CORNER OF SECTION 15, TOWNSHIP 83 NORTH, RANGE 24 WEST, STORY COUNTY, IOWA: THENCE N 00°10'22" E ON THE WEST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 15, A DISTANCE 1337.40 FEET TO THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SOUTHEAST QUARTER; THENCE N 00°11'21" E, ON SAID WEST LINE, A DISTANCE OF 1342.00 FEET TO THE CENTER OF SAID SECTION 15; THENCE N 89°44'02" E, ON THE NORTH LINE OF SAID SOUTHEAST QUARTER OF SAID SECTION 15, A DISTANCE OF 40.00 FEET; THENCE S 00°11'21" W, A DISTANCE OF 1342.32 FEET; THENCE S 00°10'22" W, A DISTANCE OF 1263.67 FEET; THENCE S 89°58'16" E, A DISTANCE OF 1266.49 FEET; THENCE S 00°02'20" W, A DISTANCE OF 66.00 FEET, THENCE N 89°58'16" W, A DISTANCE OF 1266.64 FEET; THENCE S 00°12'53" E, A DISTANCE OF 7.06 FEET; THENCE S 00°18'51" E, A DISTANCE OF 1033.65; THENCE S 89°41'09" W TO A POINT ON THE WEST LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER SECTION 22, TOWNSHIP 83 NORTH, RANGE 24 WEST, A DISTANCE OF 40.00 FEET; THENCE N 00°18'51" W ON SAID WEST LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER, A DISTANCE OF 1033.35 FEET TO THE POINT OF BEGINNING.

THE DESCRIBED BOUNDARY CONTAINS 5.32 ACRES (232,100.9 S.F.), MORE OR LESS.

OWNER: CITY OF AMES

