COUNCIL ACTION FORM

SUBJECT: VACATION OF PUBLIC UTILITY EASEMENT ACROSS PORTIONS OF SOUTHTOWN SUBDIVISION (300 AND 310 S 17TH ST)

BACKGROUND:

In 1974, with the Final Plat for Southtown Subdivision, a public utility easement was recorded along the north/south lot line between Lots 3 (300 S 17th St) and Lot 4 (310 S 17th St). Recently, a developer of the area has submitted a Plat of Survey to move this lot line which would mean that the public utility easement would fall well within the lot area and could hinder development of that lot. The developer has therefore requested this portion of easement be vacated.

Staff has reached out to right-of-way users to inventory what utilities (private and public) exist within the easement area. Ames Electric has private service lines that feed the existing parking lot lights. Ames Electric is supportive of vacating the easement and any changes to the parking lot light service will be paid for by the developer of the area. All other responses indicated the area to be clear of private utilities.

Attachment A is a map showing the location of the existing easement and Attachment B shows the proposed lot configuration and new easement. A new public utility easement will be included as part of the new plat, which will be recorded once approved.

ALTERNATIVES:

- 1. Set the date of public hearing as December 22, 2020 to approve the vacation of the aforementioned easement.
- 2. Do not proceed with the vacation of the aforementioned easement.

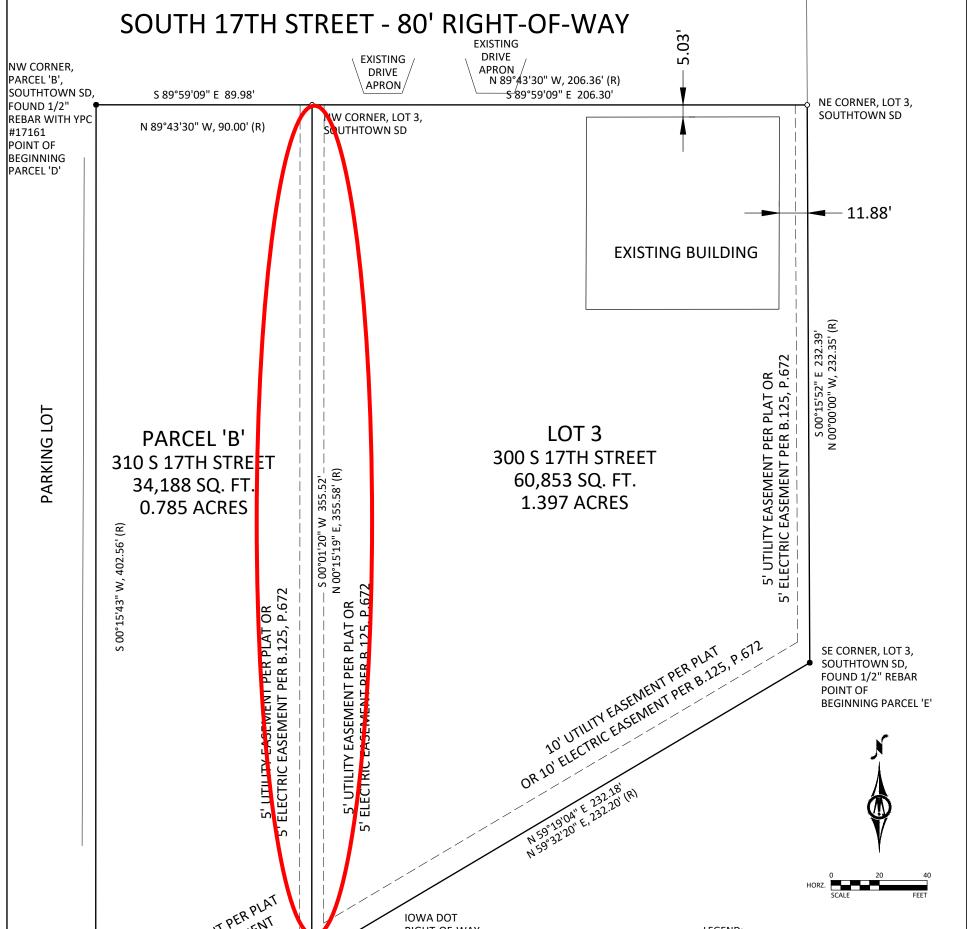
CITY MANAGER'S RECOMMENDED ACTION:

The public utility easement can be vacated because Electric is the only owner of existing facilities (parking lot lights), which will be relocated at the developer's expense.

Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, as noted above.

INDEX LEGEND				
LOCATION	PARCEL 'B' AND LOT 3, ALL IN SOUTHTOWN SUBDIVISION, CITY OF AMES, STORY COUNTY, IOWA			
REQUESTOR:	CHUCK WINKLEBLACK			
PROPRIETOR:	SOUTH 17TH STREET, LLC			
SURVEYOR:	LUKE D. AHRENS, P.L.S. #24413			
SURVEYOR COMPANY:	BOLTON & MENK, INC.			
RETURN TO:	LUKE D. AHRENS, BOLTON & MENK, INC. 1519 BALTIMORE DRIVE, AMES, IA 50010 (515)-233-6100			

FOR RECORDER USE ONLY



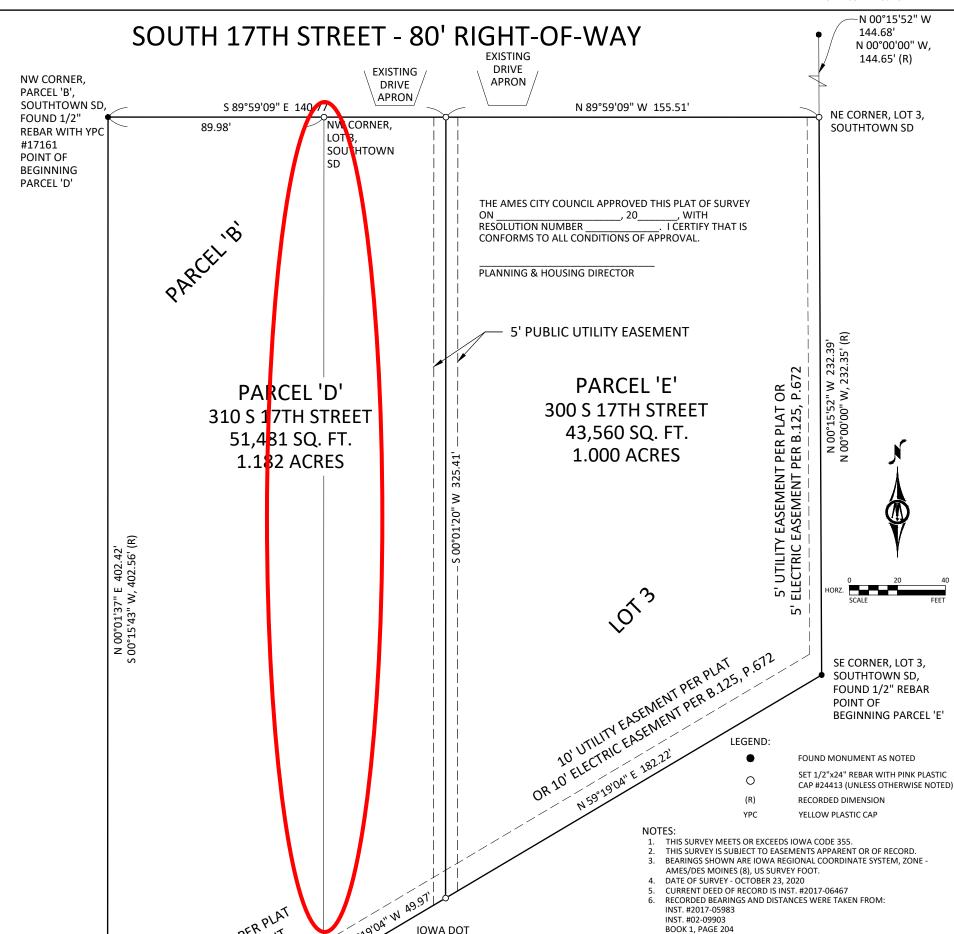
SW CORNER, PARCEL 'B', SOUTHTOWN SI FOUND 1/2" REBAR WITH YP #17161	I hereby certify that this land surveying document was prepared by me and the related field work was performed by me or under my direct personal supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa	_	AND PARCEL 'B' OF LOT 4 IN SOUTHTOWN SUBDIVISION IN THE CITY OF AMES, STORY COUNTY, IOWA, AS SHOWN ON THE "PLAT OF SURVEY" FILED IN THE OFFICE OF THE RECORDER OF STORY COUNTY, IOWA, ON JULY 19, 1993, IN BOOK 11 AT PAGE 204. STING CONDITIONS IN SUBDIVISION, CITY OF AMES, STORY COUNTY, IA SHEET
	10' UTILITY EASEMENT PER PL10' UTILITY EASEMENT0R 10' ELECTRIC EASEMENTPER B.125, P.672PER B.125, P.672PER B.125, P.672PER B.125, P.672PER B.125, P.672PER P.1250'PER P.150'PER	RIGHT-OF-WAY RAIL L=9.08' 8.97' (R) R=1066.00' 1066.00' (R) Δ=0°29'17" CH=9.08' SW CORNER, CB=S 59°31'22" W LOT 3, SOUTHTOWN SD, FOUND 1/2" REBAR	LEGEND: • FOUND MONUMENT AS NOTED • SET 1/2"x24" REBAR WITH PINK PLASTIC • CAP #24413 (UNLESS OTHERWISE NOTED) (R) RECORDED DIMENSION • YPC • VELLOW PLASTIC CAP LEGAL DESCRIPTION - WARRANTY DEED INST. #2017-06467 LOT 3, SOUTHTOWN SUBDIVISION TO AMES, STORY COUNTY, IOWA;

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JOB NUMBER: 0A1.122980

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CEMENT PERPL	S 59 ³ HO ^{QA} IOWA DOT RIGHT-OF-WAY RAIL	BOOK 1, PAGE 204 BOOK 154, PAGE 642	
10' UTILITY EASEMENT PER PL 10' UTILITY EASEMENT 10' OR 10' ELECTRIC EASEMENT PER B.125, P.612	8.97' (R) 1066.00' (R)	LEGAL DESCRIPTION - PARCEL 'D' A PARCEL OF LAND LOCATED IN SOUTHTOWN SUBDIVISIO STORY COUNTY, IOWA, THAT IS MORE PARTICULARLY DES	CRIBED AS FOLLOWS:
L=11066.00 R=1066;45" R=1066;45" R=5°56;458' W	SOUTHTOWN SD, FOUND 1/2" REBAR	BEGINNING AT THE NORTHWEST CORNER OF PARCEL 'B' I SUBDIVISION; THENCE S89°59'09"E, 140.77 FEET; THENCE 325.41 FEET; THENCE S59°19'04"W, 49.97 FEET TO THE BI FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY; THEN CURVE 110.63 FEET, LONG CHORD BEARS S62°15'06"W, 1 N00°01'37"E, 402.42 FEET TO THE POINT OF BEGINNING.	S00°01'20"W, GINNING OF A 1066 CE ALONG SAID
PARCEL 'B', SOUTHTOWN SD,	STATUFIN	LEGAL DESCRIPTION - PARCEL 'E' A PARCEL OF LAND LOCATED IN SOUTHTOWN SUBDIVISIO STORY COUNTY, IOWA, THAT IS MORE PARTICULARLY DES	
FOUND 1/2" K REBAR WITH YPC #17161	RIGHT	BEGINNING AT THE SOUTHEAST CORNER OF LOT 3 IN SAI SUBDIVISION; THENCE N00°15'52"W, 232.39 FEET; THENC 155.51 FEET; THENCE S00°01'20"W, 325.41 FEET; THENCE FEET TO THE POINT OF BEGINNING.	E N89°59'09"W,
I hereby certify that this land surveying document was prepared by me and the related field work was performed by me or under my direct personal supervision and that I	PLAT OF SURVEY - BOUNDARY LINE ADJUSTMENT - PARCELS 'D' & 'E'		
am a duly licensed Land Surveyor under the laws of the State of Iowa	PARCEL 'B' & LOT 3, SOUTHTOWN SUBDIVISION, CITY OF AMES, STORY COUNTY, IA		
LUKE D. AHRENS 24413 COMPANY AHRENS LS. REG. NO. 24413 MY LICENSE RENEWAL DATE IS 12/31/2021 PAGES OR SHEETS COVERED BY THIS SEAL: THIS SHEET	BOLTON & MENK	1519 BALTIMORE DRIVE AMES, IOWA 50010 (515) 233-6100	SHEET 1 OF 1

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JOB NUMBER: 0A1.122980