

ITEM #: 32  
DATE: 02-25-25  
DEPT: PW

**COUNCIL ACTION FORM**

**SUBJECT: VACATION OF EASEMENTS LOCATED AT PT. WILLOW CREEK ESTATES  
2ND ADDITION**

**BACKGROUND:**

As reported to City Council on February 11, 2025, the developer for Willow Creek Estates 2nd Addition has requested that the city vacate the following easements on a part of the subdivision:

- Existing 20-foot Water Main Easement located on the eastern 10 feet of Lot 1 and western 10 feet of Lot 2.
- Existing Sanitary Sewer Easement located on Lot 2

**These unused easements currently hinder development on Lot 1 and Lot 2. The developer proposes a new 30-foot Sanitary Sewer Easement. A replacement water main easement on these lots will not be necessary because the lots can be served by other existing mains.**

**Based on the proposed replacement easement, staff agrees that the existing easements can be vacated to facilitate development.**

**ALTERNATIVES:**

1. Approve the vacation of the existing following easements.
  - Existing 20-foot Water Main Easement located on the eastern 10 feet of Lot 1 and western 10 feet of Lot 2.
  - Existing Sanitary Sewer Easement located on Lot 2.
2. Retain the existing easements and do not take action to vacate.
3. Refer this item back to City staff for additional information.

**CITY MANAGER'S RECOMMENDED ACTION:**

**These existing easements currently hinder development on Lot 1 and Lot 2. The new proposed easement will accommodate any existing utilities and the proposed development. Therefore, it is the recommendation of the City Manager that the City Council adopt Alternative No. 1, as noted above.**

**ATTACHMENT(S):**

[DEVELOPMENT SITE.pdf](#)  
[EXISTING SANITARY SEWER EASEMENT VACATION.pdf](#)  
[EXISTING WATER MAIN EASEMENT VACATION.pdf](#)  
[PROPOSED SANITARY SEWER EASEMENT.pdf](#)