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DON CLARK
REGISTER OF DEEDS
SAUNDERS CO. NEBR.

2370805

99 SEP 14 AM 11:30

BOOK 237 PAGE 805

OF 60 INST# 207

Don Clark

ORDINANCE NO. 1690

AN ORDINANCE OF THE CITY OF WAHOO, NEBRASKA, CREATING A STREET IMPROVEMENT DISTRICT WITHIN THE CITY OF WAHOO TO BE KNOWN AS STREET IMPROVEMENT DISTRICT NO. 1999-1; DEFINING THE BOUNDARIES OF SAID DISTRICT AND PROPERTY CONTAINED THEREIN; AND, PROVIDING FOR THE CONSTRUCTION OF IMPROVEMENTS THEREIN.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF WAHOO, NEBRASKA:

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Section 1. The Mayor and City Council of the City of Wahoo, Saunders County, Nebraska, hereby find and determine that a petition has been filed with the City Clerk and presented to the Mayor and City Council petitioning for the creation of a street improvement district for the improvement of certain streets located within Heritage Heights, a subdivision of the City of Wahoo, Saunders County, Nebraska.

As determined by the records in the office of the County Clerk and Register of Deeds of Saunders County, Nebraska, there are 8,936 feet of front footage of property directly abutting on the streets to be improved and the owners of 60% or more of the front footage directly abutting on the street to be improved have signed said petition. The petition is sufficient in form and is signed by owners of at least 60% of said front footage abutting on the street proposed to be improved, and that it is in the best interests of the City of Wahoo to create a street improvement district for the construction of the said improvements as requested by said petition.

Section 2. There is hereby created within the City of Wahoo, Nebraska, a street improvement district to be known and designated as Street Improvement District No. 1999-1, the outer boundaries of which shall contain the following property:

A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 14 NORTH, RANGE 7 EAST OF THE SIXTH P.M., SAUNDERS COUNTY, NEBRASKA, BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 10; THENCE N90°00'00"E (ASSUMED BEARING) ON THE SOUTH LINE OF SAID SECTION 10, A DISTANCE OF 246.50 FEET TO THE SOUTHEAST CORNER OF A PARCEL OF LAND PREVIOUSLY DESCRIBED AND RECORDED IN DEED BOOK 105, PAGE 633, THIS BEING THE TRUE POINT OF BEGINNING; THENCE CONTINUING N90°00'00"E ON SAID SOUTH LINE, A DISTANCE OF 1268.42 FEET; THENCE N00°00'00"E PERPENDICULAR TO SAID SOUTH LINE, A DISTANCE OF 267.00 FEET; THENCE N24°46'55"W, A DISTANCE OF 153.32 FEET; THENCE S65°47'07"W, A DISTANCE OF 117.77 FEET; THENCE NORTHWESTERLY ON A 250.00 FOOT RADIUS CURVE TO THE LEFT AN ARC DISTANCE OF 44.45 FEET, THE CHORD OF SAID CURVE BEARS N34°32'13"W 44.39 FEET; THENCE NORTHWESTERLY ON A 250.00 FOOT RADIUS CURVE TO THE RIGHT AN ARC DISTANCE OF 13.74 FEET, THE CHORD OF SAID CURVE BEARS N38°03'18"W 13.74 FEET; THENCE S53°31'11"W, A DISTANCE OF 214.68 FEET; THENCE N17°37'26"W, A DISTANCE OF 219.49 FEET; THENCE N00°00'00"E, A DISTANCE OF 519.28 FEET; THENCE N05°02'49"W, A DISTANCE OF 60.00 FEET; THENCE WESTERLY ON A 740.00 FOOT RADIUS CURVE TO THE RIGHT AN ARC DISTANCE OF 4.11 FEET, THE CHORD OF SAID CURVE BEARS S85°06'43"W 4.11

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FEET; THENCE N04°43'45"W, A DISTANCE OF 140.00 FEET; THENCE NORTHWESTERLY ON A 600.00 FOOT RADIUS CURVE TO THE RIGHT AN ARC DISTANCE OF 414.94 FEET TO A POINT OF TANGENCY, THE CHORD OF SAID CURVE BEARS N74°55'02"W 406.72 FEET; THENCE N55°06'18"W, A DISTANCE OF 252.85 FEET TO A POINT OF CURVATURE; THENCE NORTHWESTERLY ON A 300.00 FOOT RADIUS CURVE TO THE RIGHT AN ARC DISTANCE OF 96.24 FEET, THE CHORD OF SAID CURVE BEARS N45°54'54"W 95.83 FEET; THENCE S53°16'30"W, A DISTANCE 140.00 FEET; THENCE NORTHWESTERLY ON A 440.00 FOOT RADIUS CURVE TO THE RIGHT AN ARC DISTANCE OF 7.57 FEET, THE CHORD OF SAID CURVE BEARS N36°13'56"W 7.56 FEET; THENCE S54°15'37"W, A DISTANCE OF 322.52 FEET TO A POINT ON THE EAST LINE OF U.S. HIGHWAY NO. 77; THENCE SOUTHERLY ON SAID EAST LINE AS FOLLOWS; S08°11'09"E 90.92 FEET, S06°09'39"W 100.55 FEET, S02°30'12"E 131.67 FEET, S02°13'42"E 717.41 FEET TO THE NORTHWEST CORNER OF A PARCEL OF LAND PREVIOUSLY DESCRIBED AND RECORDED IN DEED BOOK 105, PAGE 633; THENCE N90°00'00"E ON THE NORTH LINE OF SAID PARCEL, A DISTANCE OF 200.00 FEET TO THE NORTHEAST CORNER OF SAID PARCEL; THENCE S02°13'42"E ON THE EAST LINE OF SAID PARCEL, A DISTANCE OF 218.00 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 34.71 ACRES, MORE OR LESS.

Section 3. Within said District the following streets shall be improved by grading and construction of curb and gutter, paving, storm sewer improvements and other necessary and appurtenant improvements:

- a. Maly Boulevard from Sloup Drive to County Road "J".
- b. Shalene Circle from Sloup Drive south 555' into a Cul-de-sac.
- c. Garrett Avenue from Sloup Drive to Mark Drive.
- d. Mark Drive from County Road "J" north a distance of 373'.
- e. Curtis Street from Garrett Avenue east a distance of 130'.
- f. Sloup Drive from 159' northwest of Maly Boulevard to a termination point 160' east of Garrett Avenue.

Section 4. The improvement of said streets shall consist of 31 foot wide concrete paving with integral curb and gutter along with storm sewer and other appurtenances and accessories.

The storm sewer is more particularly described as follows:

- a. Two curb inlets on Sloup Drive along with a 30" Storm Sewer pipe running along the westerly side of lot 81 for 155' to a termination point;
- b. A 36" Storm Sewer pipe commencing near the west mid-point line of lot 3, thence north 78' into lot 2, thence southeast between lots 1 and 2 to Maly Boulevard, thence north along Maly Boulevard to Sloup Drive, thence continuing on between lots 80 and 81 with the 36" Storm Sewer pipe and curb inlets to the termination point at the northerly line of said lots;

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- c. A series of curb inlets commencing at the intersection of Shalene Circle and Sloup Drive, thence east on the north side of Sloup Drive with a 24" Storm sewer pipe to a point near the line between lots 75 and 76, thence north between lots 75 and 76 with a 36" Storm Sewer pipe to a termination point at the northerly line of said lots, also on Sloup Drive near the intersection of lots 75 and 76 a 36" Storm Sewer pipe crosses southerly a distance of 37' along with several inlets in this same area, thence continuing southerly with a 30" Storm Sewer pipe a distance of 128' to an inlet structure termination point.
- d. The above watershed will have the connection of a 24" CMP under County Road "J" near the mid-point of lot 16 with a concrete junction box, thence east along the north side of County Road "J" with a 30" Storm Sewer pipe a distance of 112' to a point near the southeast corner of lot 16, thence north to a termination discharge point a distance of 8' between lots 16 and 54.

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Section 5. All of said improvements shall be constructed to the established grades as fixed by ordinances of the City of Wahoo, and shall be constructed in accordance with plans and specifications to be prepared by the City's Engineers, which plans shall be approved by the Mayor and City Council. The improvements shall be made at public cost, but special assessments shall be levied to reimburse the City for the cost of the improvements as provided by law and as set forth in the Subdivision Agreement previously entered into between the City of Wahoo and Wahoo View, LLC.

Section 6. Notice of the creation of said Street Improvement District No. 1999-1 shall be published in The Wahoo Newspaper, a legal newspaper published in and of general circulation within the City of Wahoo, for two weeks after the publication of this Ordinance.

Section 7. If any section, paragraph, clause, or provision of this Ordinance shall be held invalid, the invalidity of such section, paragraph, clause, or provision shall not affect any of the other provisions of this Ordinance.

PASSED AND APPROVED this 26th day of August, 1999.

CITY OF WAHOO, NEBRASKA

By: Phyllis J. Nozicka
Phyllis J. Nozicka, Its Mayor

ATTEST:

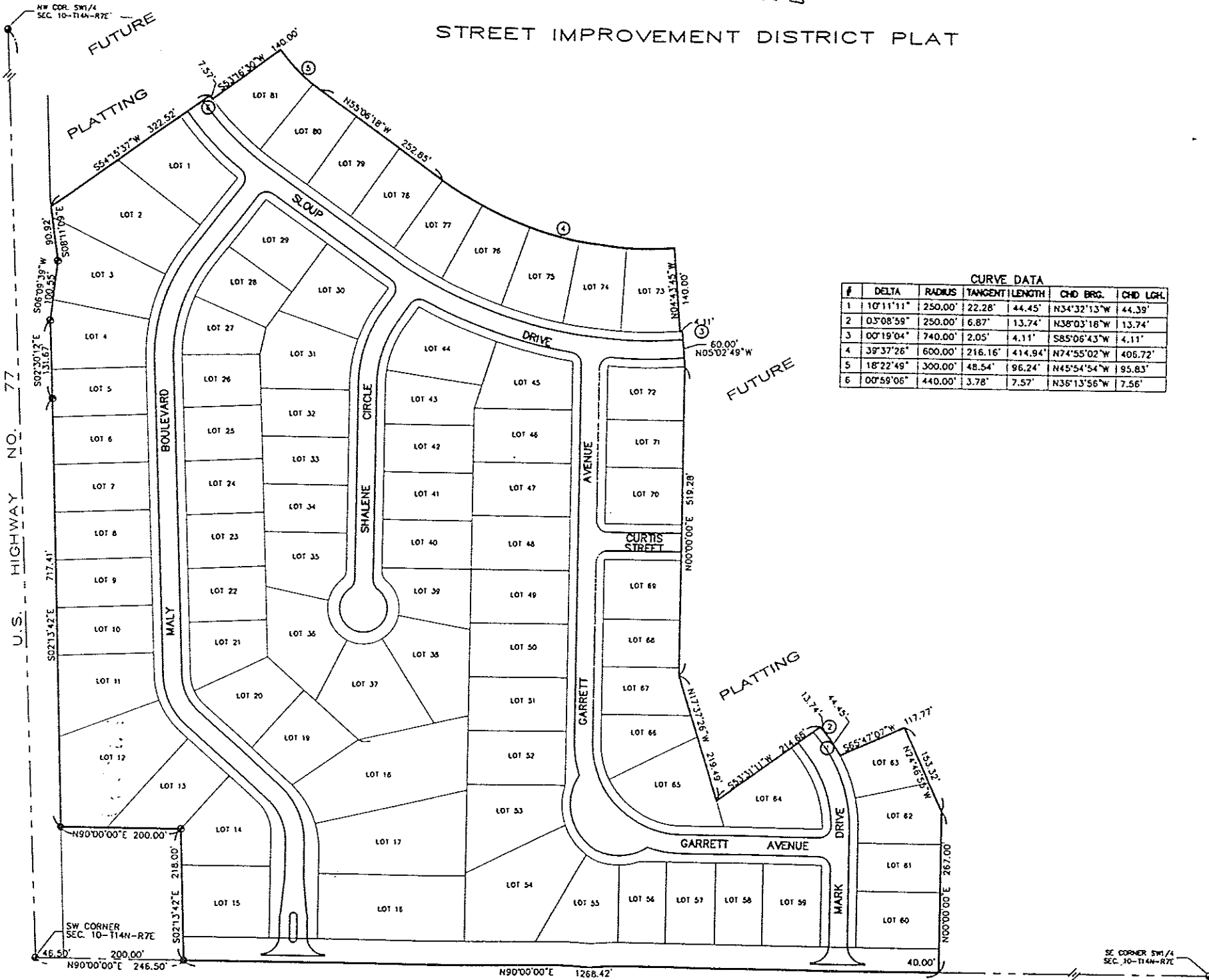
Melissa M. Harrell
Melissa Harrell, Its Clerk

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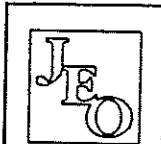
STREET IMPROVEMENT DISTRICT PLAT



CURVE DATA

#	DELTA	RADIUS	TANGENT	LENGTH	CHD BRG.	CHD LGH.
1	10°11'11"	250.00'	22.28'	44.45'	N34°32'13"W	44.39'
2	0°08'59"	250.00'	6.87'	13.74'	N38°03'16"W	13.74'
3	0°19'04"	740.00'	2.05'	4.11'	S85°06'43"W	4.11'
4	39°37'26"	600.00'	216.16'	414.94'	N74°55'02"W	406.72'
5	18°22'49"	300.00'	48.54'	96.24'	N45°54'54"W	95.83'
6	0°59'06"	440.00'	3.78'	7.57'	N36°13'56"W	7.56'

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ERICKSON
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607/428-8827
HOPKINS, NE
402/777-4478
CAMPBELL, IA
781/782-8971

PROJECT:
STREET IMPROVEMENT DIST. NO. 1999-1
WATER EXT. DIST. NO. 1999-1
& SEWER EXT. DIST. NO. 1999-1
WAHOO, NEBRASKA

DATE	8-23-99
SCALE	1"=100'
DRAWN	DF
CHECKED	
JOB NO.	607SD16
FIELD BOOK	
FIELD CREW	
REVISIONS	
DRAWING NO.	
SHEET	1 of 1

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