



City of

VALLEY



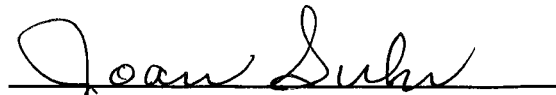
203 NORTH SPRUCE STREET
P.O. BOX 682
VALLEY, NEBRASKA 68064-0682
402-359-2251
402-359-2610 FAX

CERTIFICATION

I, JOAN SUHR, the duly appointed and acting City Clerk of the City of Valley, Douglas County, Nebraska, hereby certify that Ordinance No. 719 was adopted by the governing body in regular session on February 12, 2019, and that the original thereof is on file in my office and that the attached Ordinance is a true copy of the original record of the municipality.

Date: March 08, 2019




Joan Suhr, City Clerk

ORDINANCE NO. 719

AN ORDINANCE VACATING THE FINAL PLAT OF COUNTRY AIRE, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA EXCEPT FOR THE RIGHT OF WAY FOR JEFFERSON CIRCLE

WHEREAS, the City Council of Valley, Nebraska approved the Final Plat for Country Aire, a subdivision in Douglas County, Nebraska ("Country Aire"), on May 4, 1976; and

WHEREAS, the Final Plat for Country Aire was recorded on June 21, 1976 in the records of the Register of Deeds of Douglas County, Nebraska at Book 1546 Page 599; and

WHEREAS, the Community Development Agency of the City of Valley, Nebraska, the Owner of the lots and/or lands contained within such Final Plat, has petitioned the City of Valley for the vacation of the Final Plat for Country Aire; and

WHEREAS, it is in the best interests of the City to vacate the Final Plat for Country Aire.

NOW THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF VALLEY, DOUGLAS COUNTY, NEBRASKA, AS FOLLOWS:

Section 1. The Recitals hereinabove are incorporated herein as if fully set forth.

Section 2. Pursuant to Neb. Rev. Stat. § 19-917, the Final Plat for Country Aire, is hereby vacated.

Section 3. All streets and public rights-of-way shown on the Final Plat for Country Aire and dedicated to the public by the terms thereof shall be and hereby are vacated and shall revert back to the adjoining landowner(s), except that the right of way for Jefferson Circle is not vacated and shall remain as right-of-way dedicated to the public.

Section 4. The area being vacated, consisting of (i) Lots 24 through 86, Country Aire, and (ii) the right of way for certain of the streets within the area of the Final Plat designated as Washington Street, Green Street and Valley View Street is shown and described more particularly on Exhibit "A", attached hereto and incorporated herein by this reference.

Section 5. The area of the Final Plat which is not being vacated, consisting of the right of way for Jefferson Circle, is also shown more particularly on Exhibit "A".


Section 6. All easements shown on the Final Plat, including but not limited to landscape easements, ingress and egress easements, sanitary sewer easements, storm sewer easements, and easements for utilities, shall be and hereby are released and cancelled.

Section 7. If any section, subsection, sentence, clause or phrase of this Ordinance is for any reason held to be invalid or unconstitutional by the decision of any Court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance.

Section 8. Any other ordinance or section passed and approved prior to passage, approval, and publication of this ordinance and in conflict with its provisions is repealed.

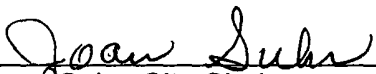
Section 9. This ordinance shall take effect and be in full force after its passage, approval, and publication as required by law.

Passed and approved this 12th day of February, 2019.



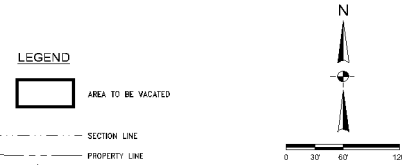
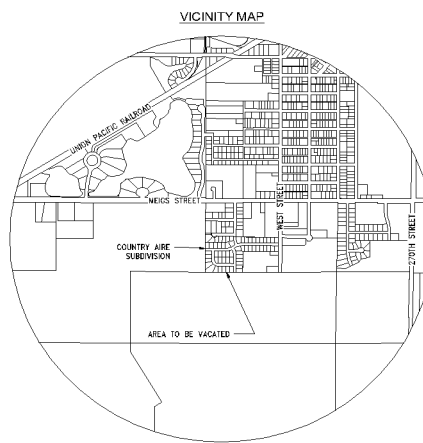
Mayor Carroll Smith

(SEAL)



Joan Suhr, City Clerk
City of Valley, Nebraska

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 8/17/18 23:52



NOTES:
 BEARINGS AREA ASSUMED FROM DOUGLAS COUNTY LOW DISTORTION PROJECTION (LDP) COORDINATE SYSTEM

LEGAL DESCRIPTION OF PARTIAL VACATION

BEGINNING AT SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1 TOWNSHIP 15 NORTH RANGE 9 EAST OF THE 6TH PM;
 THENCE A BEARING OF N01°17'14"E, A DISTANCE OF 720.59 FEET ALONG THE WEST LINE OF SAID QUARTER TO THE NORTH LINE OF THE CURRENT REMAINING PORTION OF LOT 24 OF COUNTRY AIRE SUBDIVISION;
 THENCE A BEARING OF S89°42'48"E, A DISTANCE OF 116.70 FEET ALONG SAID NORTH LINE TO THE RIGHT-OF-WAY LINE OF JEFFERSON CIRCLE;
 THENCE SOUTH EASTERLY ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 50.00 FEET, AN ARC DISTANCE OF 157.08 FEET, A CHORD BEARING OF S59°42'48"E, AND A CHORD DISTANCE OF 100.00 FEET ALONG SAID RIGHT-OF-WAY LINE;
 THENCE A BEARING OF S89°42'48"E, A DISTANCE OF 291.70 FEET ALONG SAID RIGHT-OF-WAY LINE TO THE WEST RIGHT-OF-WAY LINE OF VALLEY VIEW STREET;
 THENCE A BEARING OF S01°17'14"W, A DISTANCE OF 17.97 FEET ALONG SAID WEST RIGHT-OF-WAY LINE;
 THENCE A BEARING OF S89°42'48"E, A DISTANCE OF 166.95 FEET TO THE SOUTH EAST CORNER OF LOT 87 OF COUNTRY AIRE SUBDIVISION;
 THENCE ALONG THE BOUNDARY FOR COUNTRY AIRE SUBDIVISION FOR THE NEXT FIVE (5) CALLS
 A BEARING OF S89°52'26"E, A DISTANCE OF 625.00 FEET TO THE WEST RIGHT-OF-WAY LINE OF 3 WEST STREET;
 A BEARING OF S01°17'00"W, A DISTANCE OF 264.61 FEET ALONG SAID RIGHT-OF-WAY LINE;
 A BEARING OF N89°54'30"W, A DISTANCE OF 625.00 FEET;
 A BEARING OF S01°17'00"W, A DISTANCE OF 384.73 FEET;
 A BEARING OF N89°57'14"W, A DISTANCE OF 661.97 FEET ALONG THE SOUTH LINE OF SAID QUARTER TO THE POINT OF BEGINNING.
 SAID PARCEL CONTAINS 13.39 ACRES (599,525.83 SQUARE FEET), MORE OR LESS.

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| | OLMSTED & PERRY CONSULTING ENGINEERS INC. 10730 PACIFIC STREET SUITE 232 OMAHA, NEBRASKA | | |
| REVISIONS | | DESIGNED BY: | JME |
| CHECKED BY: | JME | PROJECT NO. | 19003 |
| DRAWN BY: | JME | DATE | JANUARY 15, 2019 |
| SHEET NO. | 1 of 1 | EXHIBIT 'A' | |
| PARTIAL VACATION OF COUNTRY AIRE SUBDIVISION VALLEY, NEBRASKA | | | |

ORDINANCE NO. 719

LEGAL DESCRIPTION OF PARTIAL VACATION

BEGINNING AT SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1 TOWNSHIP 15 NORTH RANGE 9 EAST OF THE 6TH PM;
THENCE A BEARING OF N0°17'14"E, A DISTANCE OF 720.59 FEET ALONG THE WEST LINE OF SAID QUARTER TO THE NORTH LINE OF THE CURRENT REMAINING PORTION OF LOT 24 OF COUNTRY AIRE SUBDIVISION;
THENCE A BEARING OF S89°42'46"E, A DISTANCE OF 116.70 FEET ALONG SAID NORTH LINE TO THE RIGHT-OF-WAY LINE OF JEFFERSON CIRCLE;
THENCE SOUTH EASTERLY ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 50.00 FEET, AN ARC DISTANCE OF 157.08 FEET, A CHORD BEARING OF S59°42'46"E, AND A CHORD DISTANCE OF 100.00 FEET ALONG SAID RIGHT-OF-WAY LINE;
THENCE A BEARING OF S89°42'46"E, A DISTANCE OF 291.70 FEET ALONG SAID RIGHT-OF-WAY LINE TO THE WEST RIGHT-OF-WAY LINE OF VALLEY VIEW STREET;
THENCE A BEARING OF S0°17'14"W, A DISTANCE OF 17.97 FEET ALONG SAID WEST RIGHT-OF-WAY LINE;
THENCE A BEARING OF S89°42'46"E, A DISTANCE OF 166.95 FEET TO THE SOUTH EAST CORNER OF LOT 87 OF COUNTRY AIRE SUBDIVISION;
THENCE ALONG THE BOUNDARY FOR COUNTRY AIRE SUBDIVISION FOR THE NEXT FIVE (5) CALLS A BEARING OF S89°52'26"E, A DISTANCE OF 625.00 FEET TO THE WEST RIGHT-OF-WAY LINE OF S WEST STREET;
A BEARING OF S0°17'09"W, A DISTANCE OF 264.61 FEET ALONG SAID RIGHT OF WAY LINE;
A BEARING OF N89°54'38"W, A DISTANCE OF 625.00 FEET;
A BEARING OF S0°17'08"W, A DISTANCE OF 384.73 FEET;
A BEARING OF N89°57'44"W, A DISTANCE OF 661.97 FEET ALONG THE SOUTH LINE OF SAID QUARTER TO THE POINT OF BEGINNING.
SAID PARCEL CONTAINS 13.99 ACRES (609,525.83 SQUARE FEET), MORE OR LESS.