

Introduced by _____

First Reading _____

Second Reading _____

Ordinance No. _____

Council Bill No. B 164-13

AN ORDINANCE

vacating portions of utility easements on Lot 1 within The Crossing-EPC located on the south side of Grindstone Parkway, west of Rock Quarry Road; directing the City Clerk to have a copy of this ordinance recorded; and fixing the time when this ordinance shall become effective.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBIA, MISSOURI, AS FOLLOWS:

SECTION 1. The City Council finds and determines that certain portions of utility easements on Lot 1 within The Crossing-EPC located on the south side of Grindstone Parkway, west of Rock Quarry Road, more particularly described as follows:

THREE STRIPS OF LAND 10' WIDE BEING LOCATED IN THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 48 NORTH, RANGE 12 WEST, COLUMBIA, BOONE COUNTY, MISSOURI, BEING PORTIONS OF LOT 1 OF THE CROSSING-EPC AS RECORDED IN PLAT BOOK 39, PAGE 52 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

STRIP 1-SOUTHEAST CORNER LOT 1

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 1 OF THE CROSSING-EPC; THENCE WITH THE LINES OF SAID LOT 1, N88°49'10"E, 295.17 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHLAND DRIVE; THENCE CONTINUING WITH THE LINES OF SAID LOT 1 AND SAID RIGHT-OF-WAY, 175.59 FEET ALONG A 119.64-FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, N42°29'00"E, 160.25 FEET; THENCE N84°32'35"E, 75.28 FEET; THENCE LEAVING SAID RIGHT-OF-WAY LINE AND CONTINUING WITH THE LINES OF SAID LOT 1, N20°37'00"W, 213.82 FEET; THENCE N84°13'20"E, 211.00 FEET; THENCE S1°45'45"E, 207.99 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF SOUTHLAND DRIVE; THENCE CONTINUING WITH THE LINES OF SAID LOT 1 AND THE SAID NORTHERLY RIGHT-OF-WAY LINE, N84°32'35"E, 162.80 FEET; THENCE LEAVING THE SAID RIGHT-OF-WAY LINE AND CONTINUING WITH THE

LINES OF SAID LOT 1, N00°23'40"W, 10.04 FEET TO THE POINT OF BEGINNING;

THENCE FROM THE POINT OF BEGINNING AND CONTINUING WITH THE LINES OF SAID LOT 1, N00°23'40"W, 157.24 FEET; THENCE N87°22'25"E, 103.12 FEET; THENCE LEAVING THE LINES OF SAID LOT 1, N00°17'00"W, 10.01 FEET; THENCE S87°22'25"W, 113.15 FEET; THENCE S00°23'40"E, 167.75 FEET; THENCE N84°32'35"E, 10.04 FEET TO THE POINT OF BEGINNING AND CONTAINING 2,706 SQUARE FEET (0.06 ACRES).

STRIP 2 AROUND LOT 1 PIPPIN PLACE

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 1 OF THE CROSSING-EPC; THENCE WITH THE LINES OF SAID LOT 1, N88°49'10"E, 295.17 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF SOUTHLAND DRIVE; THENCE CONTINUING WITH THE LINES OF SAID LOT 1 AND SAID RIGHT-OF-WAY, 98.87 FEET ALONG A 119.64-FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, N24°06'45"E, 96.09 FEET; THENCE LEAVING SAID RIGHT-OF-WAY LINE AND CONTINUING WITH SAID LINES OF LOT 1, N42°12'15"W, 10.00 FEET TO THE POINT OF BEGINNING;

THENCE FROM THE POINT OF BEGINNING AND CONTINUING WITH SAID LINES OF LOT 1, N42°12'15"W, 30.89 FEET; THENCE N22°37'55"W, 107.10 FEET; THENCE N24°56'35"E, 118.72 FEET; THENCE N69°19'25"E, 52.00 FEET; THENCE S20°37'00"E, 225.19 FEET; THENCE LEAVING THE LINES SAID OF LOT 1, N84°32'35"E, 10.36 FEET; THENCE N20°37'00"W, 237.91 FEET; THENCE S69°19'25"W, 66.09 FEET; THENCE S24°56'35"W, 127.21 FEET; THENCE S22°37'55"E, 113.23 FEET; THENCE S42°12'15"E, 33.00 FEET; THENCE 10.01 FEET ALONG A 129.64-FOOT RADIUS NONTANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, N45°34'40"E, 10.01 FEET TO THE POINT OF BEGINNING AND CONTAINING 5,556 SQUARE FEET (0.13 ACRES).

STRIP 3 NORTHWEST SIDE LOT 1

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 1 OF THE CROSSING-EPC; THENCE WITH THE LINES OF SAID LOT 1, N00°13'00"W, 654.36 FEET; THENCE N88°42'10"E, 10.00 FEET TO THE POINT OF BEGINNING;

THENCE FROM THE POINT OF BEGINNING AND CONTINUING WITH THE LINES OF SAID LOT 1, N88°42'10"E, 271.69 FEET; THENCE N00°13'00"W, 310.00 FEET; THENCE N28°17'00"E, 269.04 FEET; THENCE LEAVING THE LINES OF SAID LOT 1, S85°57'35"E, 10.97 FEET; THENCE S28°17'00"W, 271.00 FEET; THENCE S00°13'00"E, 317.27 FEET; THENCE

S88°42'10"W, 281.69 FEET; THENCE N00°13'00"W, 10.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 8,604 SQUARE FEET (0.20 ACRES).

are in excess and surplus to the needs of the City and are hereby vacated.

SECTION 2. The City Clerk is hereby authorized and directed to cause a copy of this ordinance to be recorded in the office of the Recorder of Deeds of Boone County, Missouri.

SECTION 3. This ordinance shall be in full force and effect from and after its passage.

PASSED this _____ day of _____, 2013.

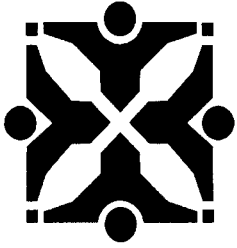
ATTEST:

City Clerk

Mayor and Presiding Officer

APPROVED AS TO FORM:

City Counselor



Source: Community Development - Planning ^{TT}

Agenda Item No:

To: City Council

From: City Manager and Staff ^{MM}

Council Meeting Date: Jun 17, 2013

Re: The Crossing-EPC - easement vacation requests (Case #13-73)

EXECUTIVE SUMMARY:

A request by The Crossing-EPC of Columbia (owner) to vacate portions of three 10-foot wide utility easements shown on The Crossing-EPC, Plat 1. The subject easements are generally located on the south side of Grindstone Parkway, west of Rock Quarry Road. (Case 13-73)

DISCUSSION:

The request is to vacate portions of three utility easements that are not in use and are not needed.

A letter from the applicant's surveyor is attached along with locator maps and descriptions of the easements to be vacated are attached.

FISCAL IMPACT:

None.

VISION IMPACT:

<http://www.gocolumbiamo.com/Council/Meetings/visionimpact.php>

None.

SUGGESTED COUNCIL ACTIONS:

Approval of the requested easement vacations.

FISCAL and VISION NOTES:					
City Fiscal Impact Enter all that apply		Program Impact		Mandates	
City's current net FY cost	\$0.00	New Program/ Agency?	No	Federal or State mandated?	No
Amount of funds already appropriated	\$0.00	Duplicates/Epands an existing program?	No	Vision Implementation impact	
Amount of budget amendment needed	\$0.00	Fiscal Impact on any local political subdivision?	No	Enter all that apply: Refer to Web site	
Estimated 2 year net costs:		Resources Required		Vision Impact?	No
One Time	\$0.00	Requires add'l FTE Personnel?	No	Primary Vision, Strategy and/or Goal Item #	N/A
Operating/ Ongoing	\$0.00	Requires add'l facilities?	No	Secondary Vision, Strategy and/or Goal Item #	N/A
		Requires add'l capital equipment?	No	Fiscal year implementation Task #	N/A



Boone County Assessors Office, Sanborn Map Company



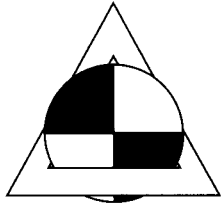
Parcel Data and Aerial Photo
Source: Boone County Assessor

Case 13-73: Easement Vacations The Crossing - EPC

0 150 300 600
Feet

1 inch = 300 feet





allstate consultants llc
Engineering • Planning • Surveying • Investigative • Geotechnical

April 24, 2013

Mr. Tim Teddy, Director
City of Columbia Department of Community Development
701 East Broadway
Columbia, MO 65201

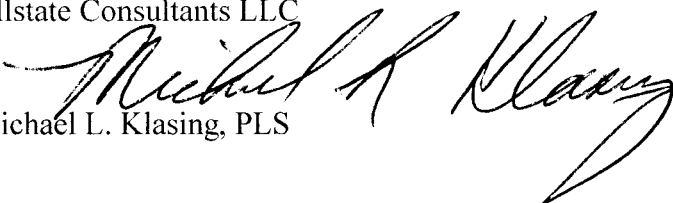
Re: The Crossing-EPC, Plat 2

Dear Mr. Teddy;

On behalf of The Crossing-EPC we are requesting a vacation of portions of the 10' utility easement shown on The Crossing-EPC, Plat 1. A description of those portions is attached as well as the fee and maps.

Thank you for your consideration in this matter. If you have any questions, or need additional information, please feel free to contact me at (573) 875-8799.

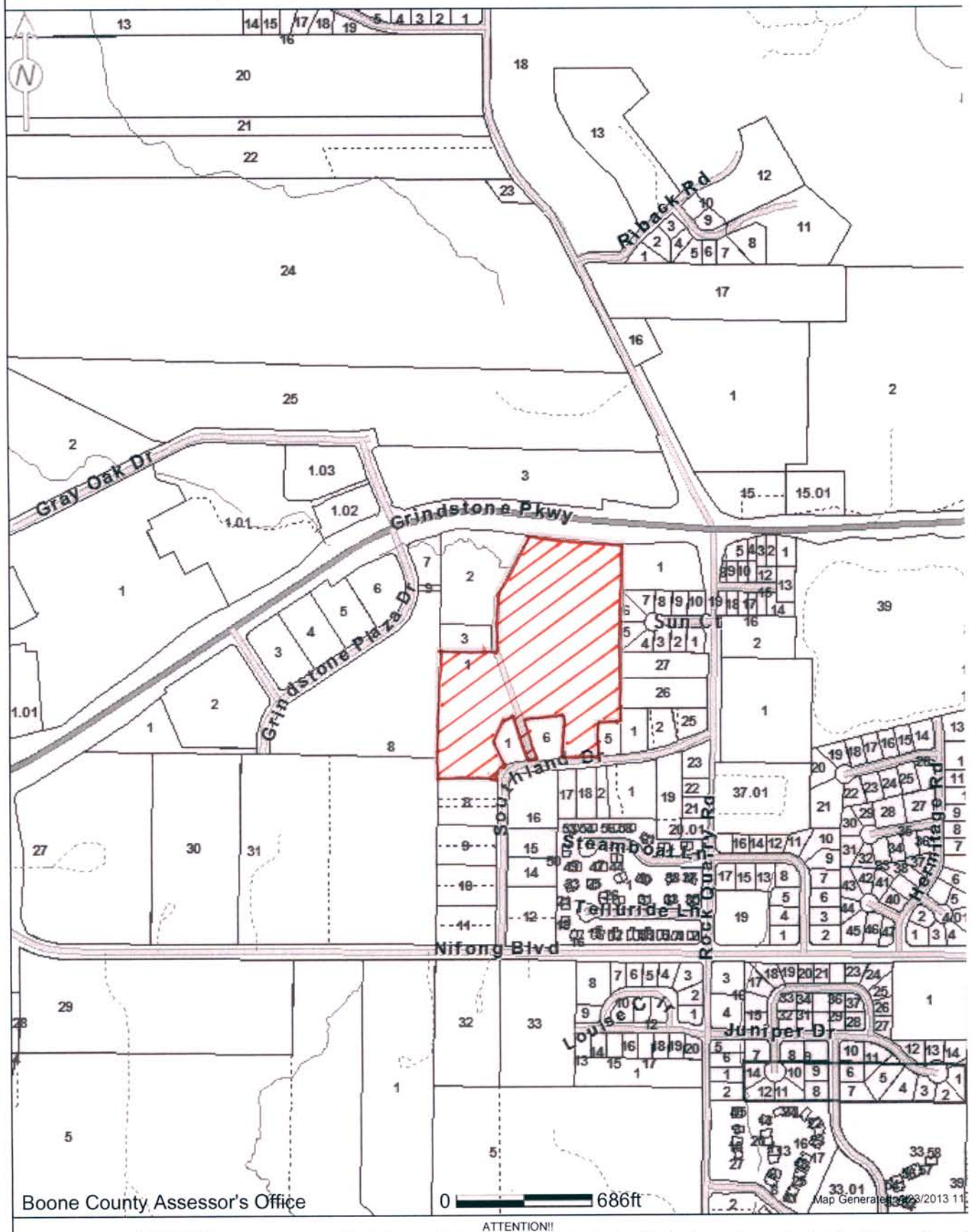
Sincerely,
Allstate Consultants LLC


Michael L. Klasing, PLS

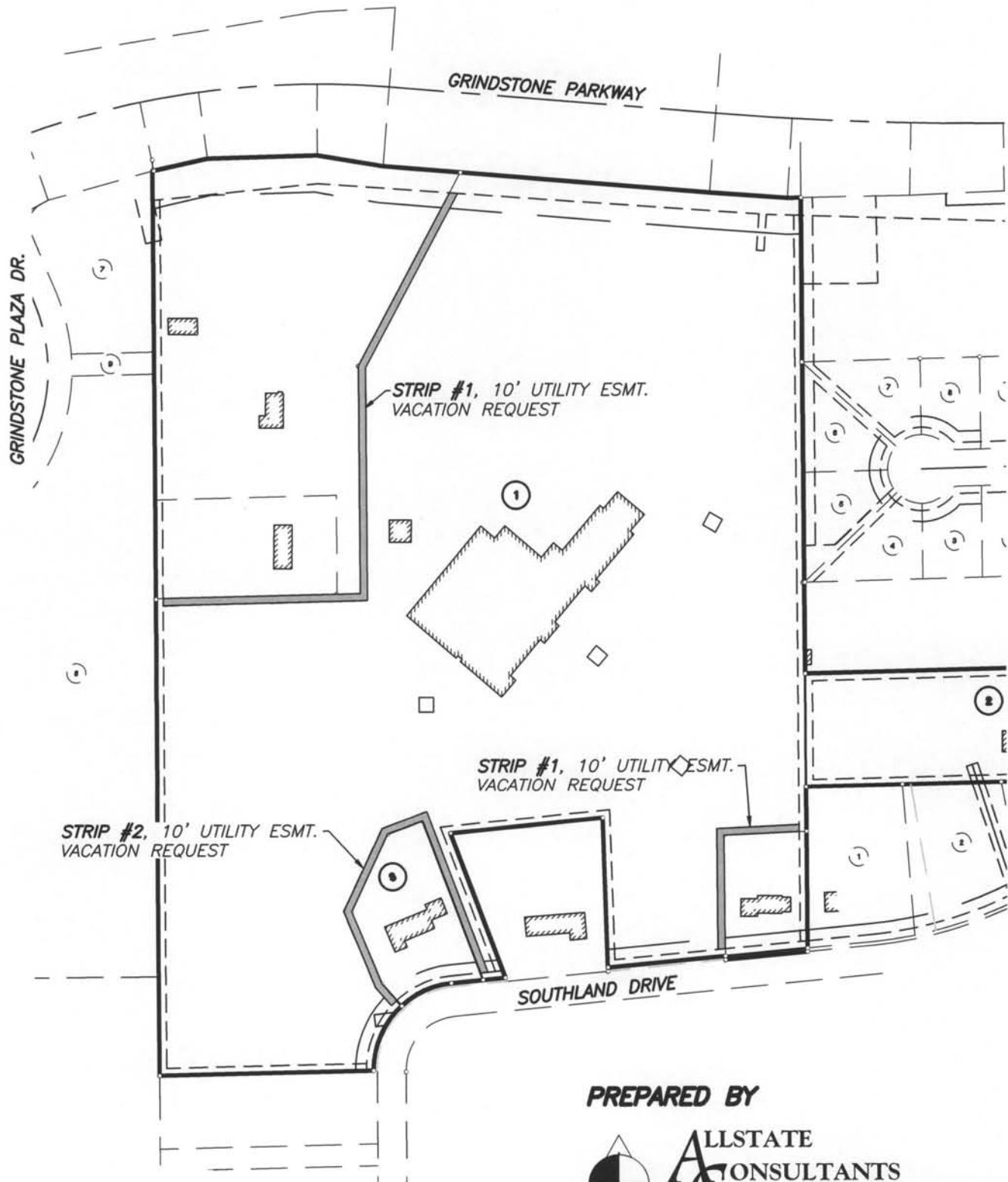
Enc.

Boone County Internet Parcel Map

Prepared by the Boone County Assessor's Office, (573) 886-4262



OVERVIEW DISPLAY MAP FOR UTILITY EASEMENT VACATION
PORTIONS OF LOT 1, THE CROSSING-EPC
COLUMBIA, BOONE COUNTY, MISSOURI
APRIL 24, 2013



PREPARED BY



ALLSTATE
CONSULTANTS

3312 LEMONE INDUSTRIAL BLVD.
COLUMBIA, MO 65201
(573) 875-8799

THE CROSSING-EPC PLAT 2

**VACATION DESCRIPTION FOR 10' UTILITY ESMT SOUTHEAST CORNER LOT 1,
AROUND LOT 1 PIPPEN PLACE AND NORTHWEST SIDE LOT 1**

FOR: THE CROSSING CHURCH
COLUMBIA, BOONE COUNTY, MISSOURI
JOB #13011.01

APRIL 23, 2013 (REVISED MAY 20, 2013)

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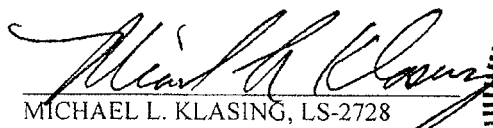
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ALLSTATE CONSULTANTS LLC


MICHAEL L. KLASING, LS-2728

5-20-2013
DATE

