

# Memorandum

To: Finance, Expenditures, and Legal Subcommittee

From: Eric Williams

Date: September 3, 2024

RE: Right of Way Transfer to Sarpy County for Buffalo Road

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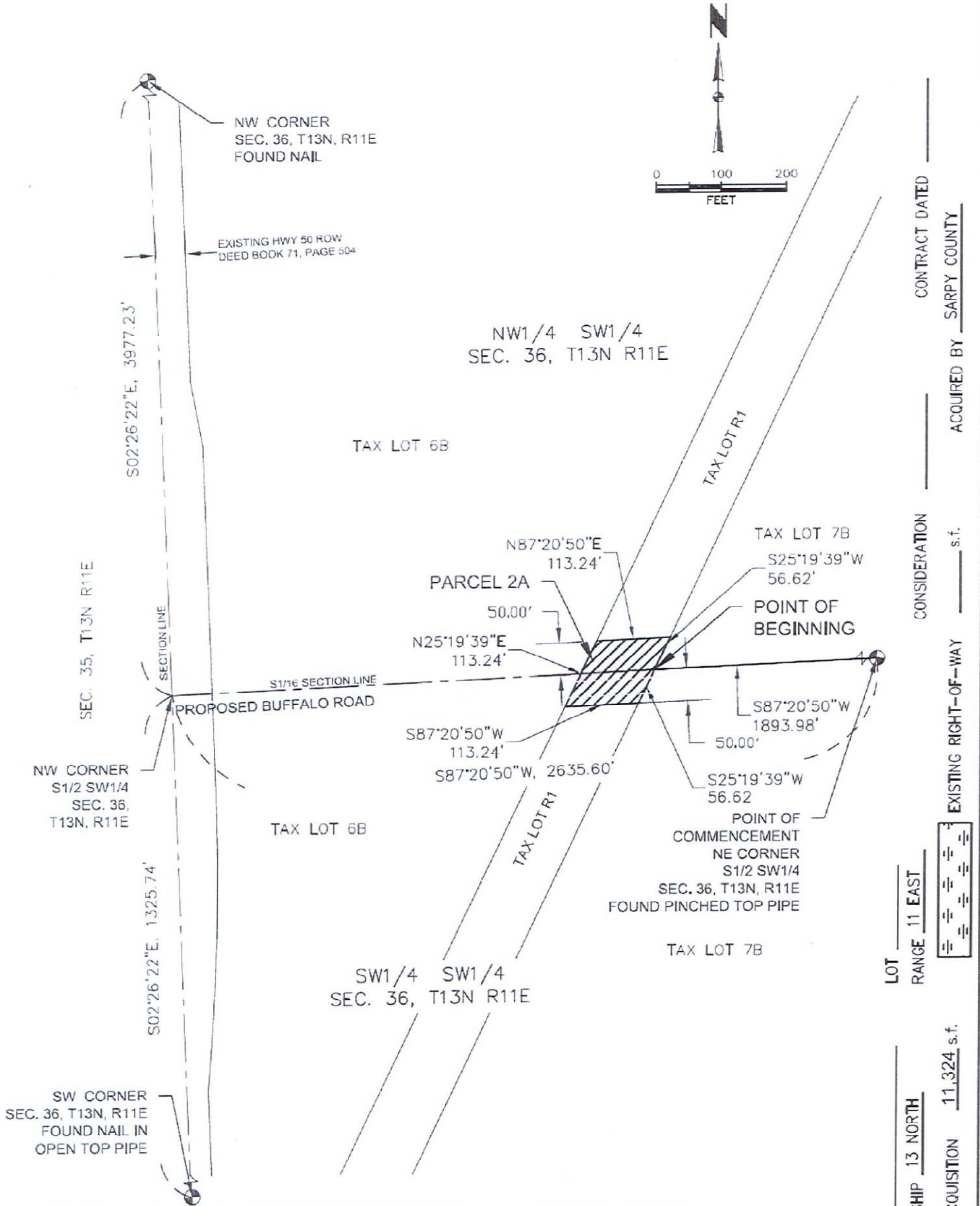
District staff have collaborated with Sarpy County on details related to realignment of Buffalo Road with a new connection to the east side of Hwy 50. The new road alignment will cross the former railroad corridor land which is now the MoPac Trail as outlined in the attached map.

After the road construction is complete, maintenance of the trail at the crossing will no longer be necessary. A standard trail crossing with bollards will be constructed on each side of the road and this will be outside of the area proposed to be dedicated as ROW for the road. Temporary easements will also be provided to Sarpy County for construction of the new road crossing.

- **Management recommends that the subcommittee recommend that the Board of Directors authorize the General Manager to execute a dedication for right of way form deeding approximately 0.26 acres of land along the MoPac Trail to Sarpy County subject to changes deemed necessary by the General Manager and approval as to form by District Legal Counsel.**

# EXHIBIT "A" ACQUISITION PLAT

ACQUIRED FROM PAPIO-MISSOURI RIVER NATURAL RESOURCES DISTRICT



CONTRACT DATED \_\_\_\_\_  
 ACQUIRED BY SARPY COUNTY  
 CONSIDERATION \_\_\_\_\_ s.f.  
 EXISTING RIGHT-OF-WAY \_\_\_\_\_ s.f.  
 LOT 11 EAST  
 RANGE 11 EAST  
 TOWNSHIP 13 NORTH  
 SECTION 36  
 RIGHT-OF-WAY ACQUISITION 11,324 s.f.

PROFESSIONAL LAND SURVEYOR

DAVID E. FORSYTHE

782

NEBRASKA

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEBRASKA

*David E. Forsythe*  
 DAVID E. FORSYTHE

DATE 03-28-2022

LICENSE NUMBER 782

MY LICENSE RENEWAL DATE IS DECEMBER 31, 2022

PAGES OR SHEETS COVERED BY THIS SEAL:  
SHEET 1 OF 2 AND SHEET 2 OF 2

SARPY COUNTY, NE

PROJECT NO. C-77(23-04)

DATE DRAWN 1-26-22 DRAWN BY SMM

EXHIBIT "A"  
**ACQUISITION PLAT**

LEGAL DESCRIPTION - RIGHT OF WAY ACQUISITION

A PARCEL OF LAND, BEING A PORTION OF TAX LOT R1 IN THE SOUTHWEST QUARTER (SW1/4) OF SECTION 36, TOWNSHIP 13 NORTH, RANGE 11 EAST OF THE 6TH PRINCIPAL MERIDIAN, SARPY COUNTY, NEBRASKA, BEING MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTH HALF OF THE SOUTHWEST QUARTER (S1/2 SW1/4) OF SAID SECTION 36;

THENCE ON THE NORTH LINE OF SAID SOUTH HALF(S1/2), SOUTH 87 DEGREES 20 MINUTES 50 SECONDS WEST, 1893.98 FEET TO A POINT ON THE EASTERLY LINE OF SAID TAX LOT R1, SAID POINT ALSO BEING THE POINT OF BEGINNING;

THENCE ON SAID EASTERLY LINE, SOUTH 25 DEGREES 19 MINUTES 39 SECONDS WEST, 56.62 FEET TO A POINT THAT IS 50.00 FEET NORMALLY DISTANT SOUTH FROM SAID NORTH LINE;

THENCE PARALLEL WITH SAID NORTH LINE, SOUTH 87 DEGREES 20 MINUTES 50 SECONDS WEST, 113.24 FEET TO A POINT ON THE WESTERLY LINE OF SAID TAX LOT R1;

THENCE ON SAID WESTERLY LINE, NORTH 25 DEGREES 19 MINUTES 39 SECONDS EAST, 113.24 FEET TO A POINT THAT IS 50.00 FEET NORMALLY DISTANT NORTH FROM SAID NORTH LINE;

THENCE PARALLEL WITH SAID NORTH LINE, NORTH 87 DEGREES 20 MINUTES 50 SECONDS EAST, 113.24 FEET TO A POINT ON SAID EASTERLY LINE;

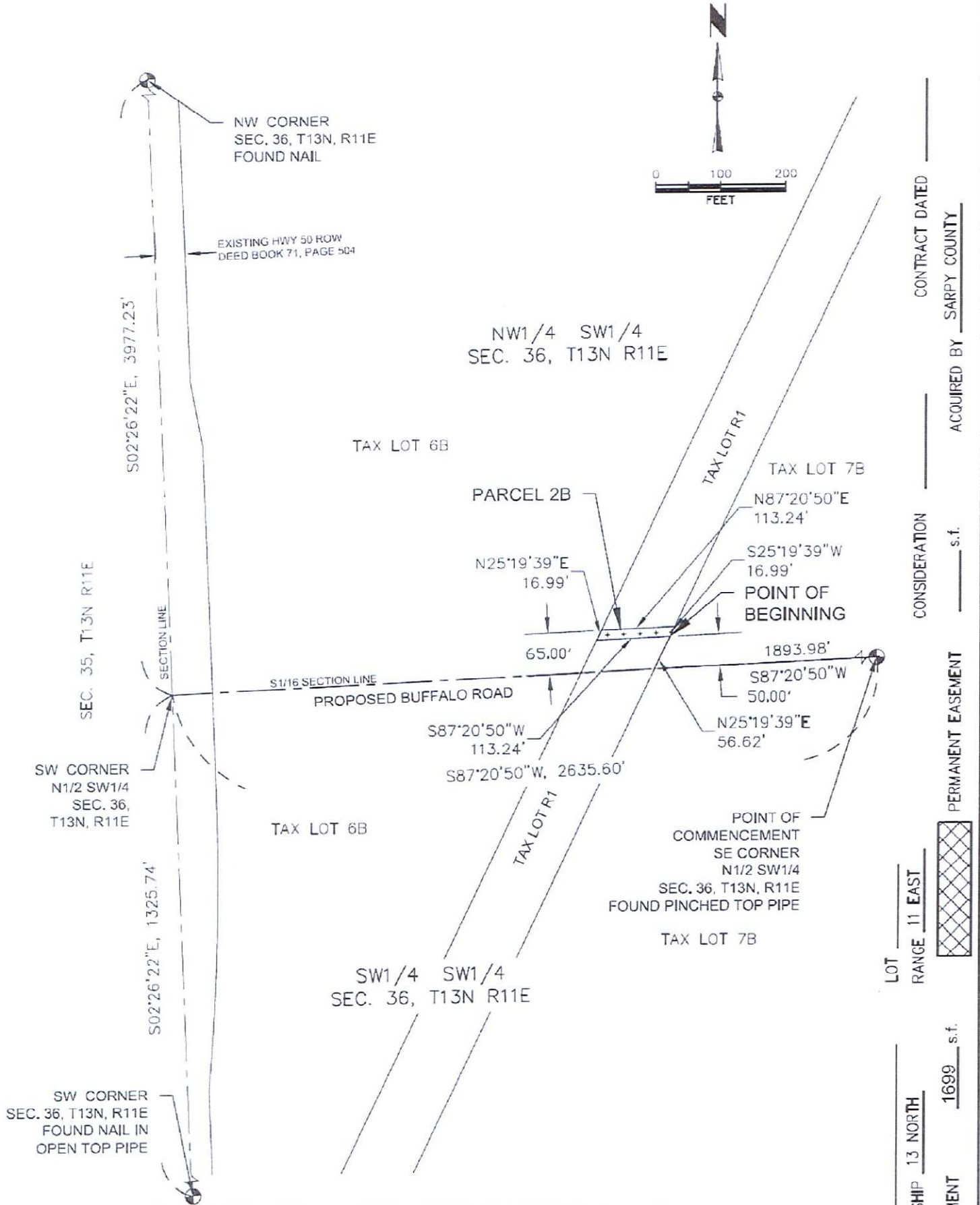
THENCE ON SAID EASTERLY LINE, SOUTH 25 DEGREES 19 MINUTES 39 SECONDS WEST, 56.62 FEET TO THE POINT OF BEGINNING

SAID PARCEL CONTAINS AN AREA OF 11,324 s.f. (0.260 ACRE), MORE OR LESS,

(BASIS OF BEARING; THE NORTH LINE OF THE SOUTH HALF OF THE SOUTHWEST QUARTER (S1/2 SW1/4) OF SECTION 36-13-11, SOUTH 87 DEGREES 20 MINUTES 50 SECONDS WEST)

# EXHIBIT "A" EASEMENT PLAT

ACQUIRED FROM PAPIO-MISSOURI RIVER NATURAL RESOURCES DISTRICT



CONTRACT DATED \_\_\_\_\_  
 ACQUIRED BY SARPY COUNTY

CONSIDERATION \_\_\_\_\_ s.f.

PERMANENT EASEMENT

LOT 11 EAST

RANGE 11 EAST

TOWNSHIP 13 NORTH

TEMPORARY EASEMENT 1699 s.f.

SUBDIVISION 36

SECTION 36

DAVID E. FORSYTHE  
782

I HEREBY CERTIFY THAT THIS LAND SURVEYING DOCUMENT WAS PREPARED AND THE RELATED SURVEY WORK WAS PERFORMED BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEBRASKA

*David E. Forsythe*  
 DAVID E. FORSYTHE  
 LICENSE NUMBER 782  
 DATE 03-28-2022  
 MY LICENSE RENEWAL DATE IS DECEMBER 31, 2022  
 PAGES OR SHEETS COVERED BY THIS SEAL:  
SHEET 1 OF 2 AND SHEET 2 OF 2

SARPY COUNTY, NE

EXHIBIT "A"  
**EASEMENT PLAT**

LEGAL DESCRIPTION - TEMPORARY EASEMENT

A PARCEL OF LAND, BEING A PORTION OF TAX LOT R1 IN THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER (NW1/4 SW1/4) OF SECTION 36, TOWNSHIP 13 NORTH, RANGE 11 EAST OF THE 6TH PRINCIPAL MERIDIAN, SARPY COUNTY, NEBRASKA, BEING MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTH HALF OF THE SOUTHWEST QUARTER (N1/2 SW1/4) OF SAID SECTION 36;

THENCE ON THE SOUTH LINE OF SAID NORTH HALF OF THE SOUTHWEST QUARTER (N1/2SW1/4), SOUTH 87 DEGREES 20 MINUTES 50 SECONDS WEST, 1893.98 FEET TO A POINT ON THE EASTERLY LINE OF SAID TAX LOT R1;

THENCE ON SAID EASTERLY LINE, NORTH 25 DEGREES 19 MINUTES 39 SECONDS EAST, 56.62 FEET TO A POINT THAT IS 50.00 FEET NORMALLY DISTANT NORTH OF SAID SOUTH LINE, SAID POINT ALSO BEING THE POINT OF BEGINNING;

THENCE PARALLEL WITH SAID SOUTH LINE, SOUTH 87 DEGREES 20 MINUTES 50 SECONDS WEST, 113.24 FEET TO A POINT ON THE WESTERLY LINE OF SAID TAX LOT R1;

THENCE ON SAID WESTERLY LINE, NORTH 25 DEGREES 19 MINUTES 39 SECONDS EAST, 16.99 FEET TO A POINT THAT IS 65.00 FEET NORMALLY DISTANT NORTH OF SAID SOUTH LINE;

THENCE PARALLEL WITH SAID SOUTH LINE, NORTH 87 DEGREES 20 MINUTES 50 SECONDS EAST, 113.24 FEET TO A POINT ON SAID EASTERLY LINE;

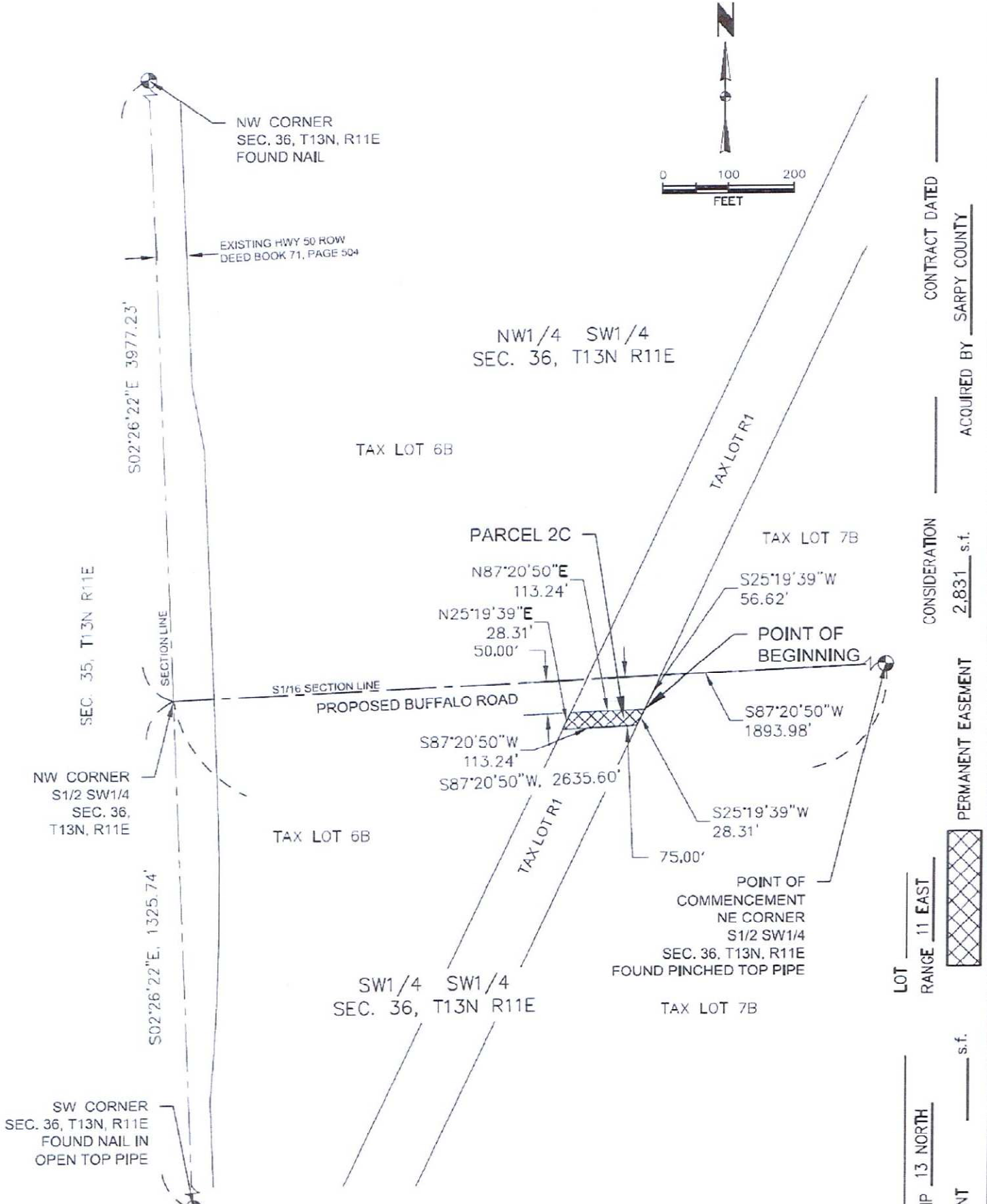
THENCE ON SAID EASTERLY LINE, SOUTH 25 DEGREES 19 MINUTES 39 SECONDS WEST, 16.99 FEET, TO THE POINT OF BEGINNING

SAID PARCEL CONTAINS AN AREA OF 1,699 s.f. (0.039 ACRE), MORE OR LESS.

(BASIS OF BEARING: THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHWEST QUARTER (N1/2 SW1/4) OF SECTION SECTION 36-13-11, SOUTH 87 DEGREES 20 MINUTES 50 SECONDS WEST)

# EXHIBIT "A" EASEMENT PLAT

ACQUIRED FROM PAPIO-MISSOURI RIVER NATURAL RESOURCES DISTRICT



CONTRACT DATED \_\_\_\_\_  
 ACQUIRED BY SARPY COUNTY

CONSIDERATION 2,831 s.f.

PERMANENT EASEMENT

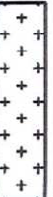


LOT 11 EAST  
 RANGE 11

s.f.

TOWNSHIP 13 NORTH

TEMPORARY EASEMENT



SUBDIVISION 36  
 SECTION 13

PROFESSIONAL LAND SURVEYOR

DAVID E. FORSYTHE

782

NEBRASKA

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*David E. Forsythe*  
 DAVID E. FORSYTHE

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SARPY COUNTY, NE

EXHIBIT "A"  
EASEMENT PLAT

LEGAL DESCRIPTION - PERMANENT EASEMENT

A PARCEL OF LAND, BEING A PORTION OF TAX LOT R1 IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER (SW1/4 SW1/4) OF SECTION 36, TOWNSHIP 13 NORTH, RANGE 11 EAST OF THE 6TH PRINCIPAL MERIDIAN, SARPY COUNTY, NEBRASKA, BEING MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTH HALF OF THE SOUTHWEST QUARTER (S1/2 SW1/4) OF SAID SECTION 36;

THENCE ON THE NORTH LINE OF SAID SOUTH HALF (S1/2), SOUTH 87 DEGREES 20 MINUTES 50 SECONDS WEST, 1893.98 FEET TO A POINT ON THE EASTERLY LINE OF SAID TAX LOT R1;

THENCE ON SAID EASTERLY LINE, SOUTH 25 DEGREES 19 MINUTES 39 SECONDS WEST, 56.62 FEET TO A POINT THAT IS 50.00 FEET NORMALLY DISTANT SOUTH OF SAID NORTH LINE, SAID POINT ALSO BEING THE POINT OF BEGINNING;

THENCE CONTINUING ON SAID EASTERLY LINE, SOUTH 25 DEGREES 19 MINUTES 39 SECONDS WEST, 28.31 FEET TO A POINT THAT IS 75.00 FEET NORMALLY DISTANT SOUTH OF SAID NORTH LINE;

THENCE PARALLEL WITH SAID NORTH LINE, SOUTH 87 DEGREES 20 MINUTES 50 SECONDS WEST, 113.24 FEET TO A POINT ON THE WESTERLY LINE OF SAID TAX LOT R1;

THENCE ON SAID WESTERLY LINE, NORTH 25 DEGREES 19 MINUTES 39 SECONDS EAST, 28.31 FEET TO A POINT THAT IS 50.00 FEET NORMALLY DISTANT SOUTH OF SAID NORTH LINE;

THENCE PARALLEL WITH SAID NORTH LINE, NORTH 87 DEGREES 20 MINUTES 50 SECONDS EAST, 113.24 FEET TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS AN AREA OF 2,831 s.f. (0.065 ACRE), MORE OR LESS.

(BASIS OF BEARING: THE NORTH LINE OF THE SOUTH HALF OF THE SOUTHWEST QUARTER (S1/2 SW1/4) OF SECTION SECTION 36-13-11, SOUTH 87 DEGREES 20 MINUTES 50 SECONDS WEST)





**SARPY COUNTY, NEBRASKA, a**  
Political subdivision

By: \_\_\_\_\_  
Sarpy County Engineer/Surveyor

\_\_\_\_\_  
Date

STATE OF NEBRASKA            )  
                                          ) SS  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_ day of \_\_\_\_\_, 2024, before me, Notary Public, duly qualified and commissioned in and for said County and State, personally appeared \_\_\_\_\_, \_\_\_\_\_, of [GRANTOR], LLC, who is personally known to me to be the identical person whose name is affixed to the forgoing instrument and they acknowledged the signing of the same to be their voluntary act and deed and the voluntary act and deed of the limited liability company.

\_\_\_\_\_  
Notary Public

EXHIBIT "A"