

RESOLUTION 2023-25

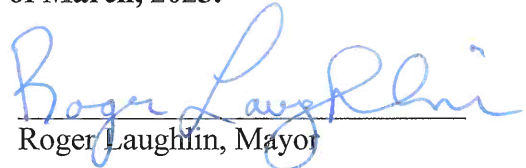
**RESOLUTION SETTING A DATE FOR A PUBLIC HEARING ON THE INTENT TO
VACATE A PORTION OF GREEN STREET AND TO DISPOSE OF THE CITY'S
INTEREST IN THE SAME.**

WHEREAS, the City Council has heretofore found that a portion Green Street right-of-way is not needed for the public use; and


WHEREAS, prior to vacate a street and dispose of any real property, the City is required to hold a public hearing pursuant to Section 364.7 of the Code of Iowa.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of West Branch, Cedar County, Iowa that a public hearing on the proposal to dispose of the City's interest in a portion of Green Street right-of-way is hereby set for 7:00 p.m. on April 3, 2023 at the Council Chambers, West Branch, Iowa. Further, the City Clerk is hereby directed to publish notice of said hearing in accordance with applicable law.

Passed and approved this 20th day of March, 2023.


Roger Laughlin, Mayor

ATTEST:


Leslie Brick, City Clerk

NOTICE OF PUBLIC HEARING

NOTICE OF PUBLIC HEARING ON PROPOSAL TO VACATE AN UNUSED PORTION OF GREEN LOCATED IN THE CITY OF WEST BRANCH, IOWA.

YOU ARE HEREBY NOTIFIED that a public hearing will be held by the City Council of the City of West Branch in the Council Chambers at 110 Poplar Street, at 7:00 o'clock P.M., on Monday, April 3rd, 2023. Said public hearing shall be to consider the proposal of vacating that portion of unused Green Street right-of-way described as Auditor's Parcel P according to the plat thereof recorded in Plat Book L, Page 160, Plat Records of Cedar County, Iowa.

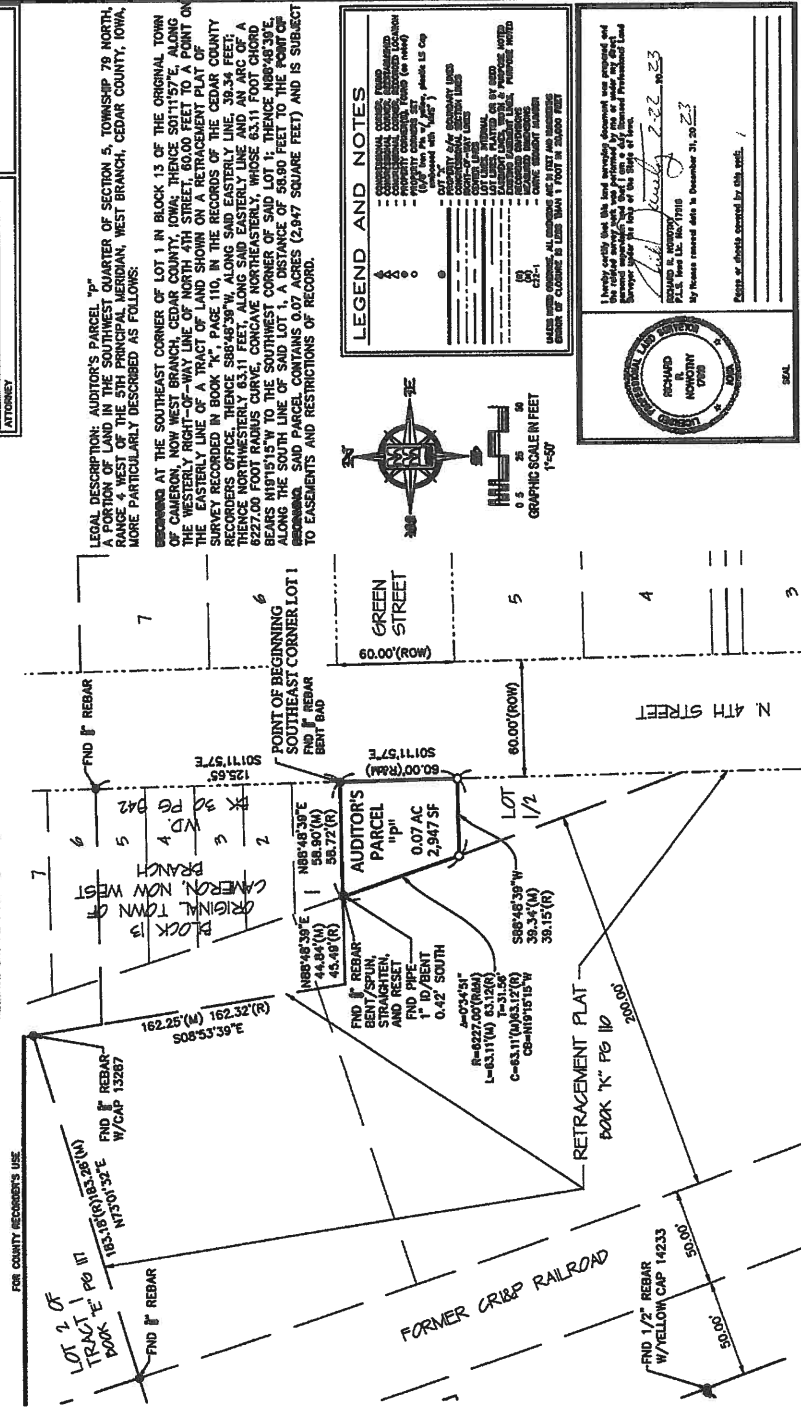
All interested persons make appear at this meeting to make comment on the proposed ordinance to vacate the aforementioned right-of way in the City of West Branch, Iowa.

Leslie Brick, City Clerk,
by Direction of the City Council

BK: L PG: 160
 Page Number: 160-
 Instr. Number: 2023 393
 Recorded: 2/22/2023 at 1:24:29.0 PM
 County Recording Fee: \$7.00
 Iowa E-Filing Fee: \$3.13
 Combined Fee: \$10.13
 Revenue Tax:
 Melissa Bahnsen Recorder
 Cedar County, Iowa

PLAT OF SURVEY
AUDITOR'S PARCEL "P"
 A PORTION OF VACATED GREEN STREET, SOUTH OF BLOCK 13,
 ORIGINAL TOWN OF CAMERON, NOW WEST BRANCH, CEDAR
 COUNTY, IOWA

NOTES:
 1. BEARINGS ARE BASED ON THE IOWA STATE PLANE COORDINATE SYSTEM (SOUTH ZONE) LIBRARY CALIBRATION USING THE IOWA REAL TIME NETWORK (RTN) WITH DATUM NAD83(2011) (EPOCH 2010.00). THE DISTANCES SHOWN ON THE PLAT ARE HORIZONTAL DISTANCES AND SHOULD BE ADJUSTED TO THE BEARING BASIS TO THE SAME AS THE RETRACEMENT PLAT FILED IN BOOK "K" PAGE 110.



LOCATION: A PORTION OF SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 78 NORTH, RANGE 4 WEST OF THE FIFTH PRINCIPAL MERIDIAN, WEST BRANCH, CEDAR COUNTY, IOWA	OWNER: MMS CONSULTANTS, INC. 100 EAST 17TH AVENUE DENVER, CO 80202
PREPARED BY: MMS CONSULTANTS, INC. 100 EAST 17TH AVENUE DENVER, CO 80202	DATE OF SURVEY: 05-14-2022
LAND SURVEYOR: RICHARD W. HANCOCK, PLS 1817 SOUTH GILBERT STREET DES MOINES, IOWA 50319-5202	PROPRIETOR OR OWNER: MMS CONSULTANTS, INC. 100 EAST 17TH AVENUE DENVER, CO 80202
DOCUMENT RETURN INFORMATION: ATTORNEY	

LEGAL DESCRIPTION: AUDITOR'S PARCEL "P" IS A PORTION OF LAND IN THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 78 NORTH, RANGE 4 WEST OF THE 5TH PRINCIPAL MERIDIAN, WEST BRANCH, CEDAR COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT THE SOUTHWEST CORNER OF LOT 1 IN BLOCK 13 OF THE ORIGINAL TOWN OF CAMERON, NOW WEST BRANCH, CEDAR COUNTY, IOWA; THENCE S01°15'17"E, ALONG THE WESTERLY RIGHT-OF-WAY LINE OF NORTH 4TH STREET, 60.00 FEET TO A POINT ON THE EASTERLY LINE OF A TRACT OF LAND SHOWN ON A RETRACEMENT PLAT OF SURVEY RECORDED IN BOOK "K", PAGE 110, IN THE RECORDS OF THE CEDAR COUNTY RECORDERS OFFICE; THENCE S88°46'39"W, ALONG SAID EASTERLY LINE, 39.34 FEET; THENCE NORTHWESTERLY, 63.11 FEET, ALONG THE EASTERLY LINE OF SAID LOT 1, TO A POINT BEARING N182°15'15"W TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE N08°48'39"E, ALONG THE SOUTH LINE OF SAID LOT 1, A DISTANCE OF 59.90 FEET TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 0.07 ACRES (2,947 SQUARE FEET) AND IS SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

LEGEND AND NOTES

- CONSTRUCTION CORNER: FOUND
- CONSTRUCTION CORNER: APPROXIMATE LOCATION
- PROPERTY CORNER: FOUND (as noted)
- (1/4)\"/>

I hereby certify that this land survey document was prepared and the related survey work was performed by me or under my direct supervision and that I am a duly Licensed Professional Land Surveyor under the laws of the State of Iowa.

Richard W. Hancock 2-22-23
 R.W. HANCOCK, PLS
 P.L.S. No. 0270/1918
 My license renewed date is December 31, 2023

Exam. or. dated special by SRS. 1/1
 11196-002



CIVIL ENGINEERS
 LAND PLANNERS
 LAND SURVEYORS
 LANDSCAPE ARCHITECTS
 ENVIRONMENTAL SPECIALISTS

4917 S. GILBERT ST.
 IOWA CITY, IOWA 52240
 (515) 351-6282
 www.mmsconsultants.net

DESIGNATED BY
CEDAR COUNTY AUDITOR

PARCEL P

DATE 2/23/2023

INITIAL *JH*

AUDITOR'S PARCEL "P"

GREEN STREET,
 SOUTH OF BLOCK 13,
 ORIGINAL TOWN OF
 CAMERON, NOW
 WEST BRANCH,
 CEDAR COUNTY,
 IOWA

MMS CONSULTANTS, INC.
 Date: 08-01-22

Surveyed by: *JAN*
 Drawn by: *JAN*
 Checked by: *MAS/RRN*
 Project No: 11196-002