

Item # 5-4A

**City of Carson City
Agenda Report**

Date Submitted: 04/22/07

Agenda Date Requested: 05/15/07
Time Requested: Consent

To: Mayor and Supervisors
From: Development Services /Engineering

Subject Title: Action to approve Dedication of a Public Roadway, from Alpha Homes, LLC. to Carson City; containing 36,014 square feet ±; from APN #10-191-16.

Staff Summary: Development Services staff is requesting that the Board of Supervisors accept this dedication from Alpha Homes, LLC to Carson City for the purpose of public access and operation, over and across certain real property. The dedication is being given to the City to satisfy the development requirements; and has been coordinated with Development Engineering and is properly shown on Exhibit B of the dedication.

Type of Action Requested:

- Resolution
- Formal Action/Motion
- Ordinance
- Other (Specify)

Does This Action Require A Business Impact Statement: Yes No

Recommended Board Action: I move to approve Dedication of a Public Roadway, from Alpha Homes, LLC. to Carson City; containing 36,014 square feet ±; from APN #10-191-16.

Explanation for Recommended Board Action: See Staff Summary.

Applicable Statute, Code, Policy, Rule or Regulation: N/A

Fiscal Impact: N/A.

Explanation of Impact: N/A

Funding Source: N/A

Alternatives: 1) Deny the dedication or 2) Refer to staff for further review.

Supporting Material: Executed dedication form, Exhibit B - Legal Description and Map

Prepared By: Eva Chwalisz, Management Assistant

Reviewed By: _____
(Jeff Sharp, P.E., City Engineer)

Date: _____

Concurrences: _____ **Date:** _____

APN #10-191-16

DEDICATION FOR PUBLIC ROADWAY

ENGINEER'S FILE NO. _____

FROM: ALPHA HOMES, LLC

TO: CARSON CITY, A CONSOLIDATED MUNICIPALITY

A PORTION OF THE NW¼ of the NW¼ of Section 33, T.15N., R.19E., M.D.B.& M.

I, THE UNDERSIGNED, HEREBY SET ASIDE FOR PUBLIC PURPOSES, A STRIP OF LAND OWNED BY ME FOR A PUBLIC ROADWAY, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "B" AND SHOWN ON THE MAP ATTACHED HERETO AS MAP EXHIBIT "B."

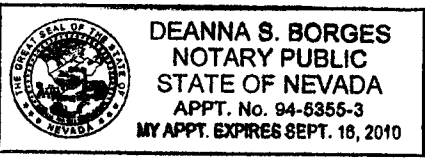
TOGETHER WITH, the tenements, hereditaments, appurtenances, reversions, remainders, rents, issues and profits thereof unto the said GRANTEE and to its assigns, forever.

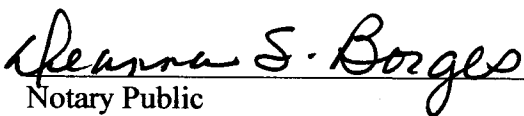
IN WITNESS WHEREOF: I have hereunto set my hand, this 20th day of February, 2008


ALPHA HOMES, LLC

STATE OF NEVADA)
CARSON CITY) ss

This instrument was acknowledged before me on Feb. 20, 2008
by Patricia Hon as Managing member, of
Alpha Homes, LLC




Notary Public

BOARD OF SUPERVISORS APPROVAL

This dedication is approved and accepted by the Carson City Board of Supervisors on this _____ day of _____, 2008.

MARV TEIXEIRA, MAYOR

ATTEST: _____
ALAN GLOVER, CITY RECORDER



HADDAN ENGINEERING, INC.

CIVIL ENGINEERING, SURVEYING & CONSULTING

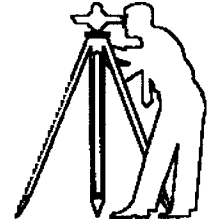


EXHIBIT "B"

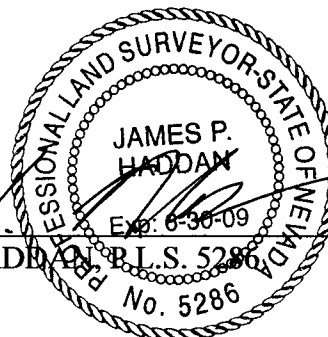
LEGAL DESCRIPTION FOR DEDICATION OF A PUBLIC ROADWAY FOR CARSON CITY ON APN 10-191-16, CARSON CITY, NEVADA

DESCRIPTION FOR DEDICATION OF A PUBLIC ROADWAY, BEING A PORTION OF THE NW¼ NW¼ SECTION 33, T.15N., R.20E., M.D.B.& M., CARSON CITY, NEVADA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 33, T.15N., R.20E., M.D.B.& M.; THENCE S. 53° 04' 56" E., 1097.61 FEET TO THE **TRUE POINT OF BEGINNING**; THENCE S. 89° 59' 46" E., 50.00 FEET; THENCE S. 00° 08' 18" E., 92.53 FEET; THENCE ON A CURVE TO THE RIGHT WITH RADIUS OF 350.00 FEET, CENTRAL ANGLE OF 13° 20' 21" AND ARC LENGTH OF 81.49 FEET (CHORD BEARS S. 06° 31' 53" W.); THENCE S. 13° 12' 04" W., 499.87 FEET; THENCE N. 89° 56' 36" W., 137.93 FEET; THENCE N. 00° 08' 18" W., 25.00 FEET; THENCE S. 89° 56' 36" E., 72.67 FEET; THENCE ON A CURVE TO THE LEFT WITH RADIUS OF 25.00 FEET, CENTRAL ANGLE OF 76° 51' 20" AND ARC LENGTH OF 33.53 FEET (CHORD BEARS N. 51° 37' 44" E.); THENCE N. 13° 12' 04" E., 466.04 FEET; THENCE ON A CURVE TO THE LEFT WITH RADIUS OF 300.00 FEET, CENTRAL ANGLE OF 13° 20' 21" AND ARC LENGTH OF 69.84 FEET (CHORD BEARS N. 06° 31' 53" E.); THENCE N. 00° 08' 18" W., 92.66 FEET TO THE **TRUE POINT OF BEGINNING**.

CONTAINING 0.83 ACRES (36,014 SQUARE FEET) MORE OR LESS.

BASIS OF BEARINGS: THE NORTH LINE OF THE NW¼ SECTION 33, T.15N., R.20E., M.D.B.& M., PER A PARCEL MAP FILED AS PLAT NO. 1593, CARSON CITY RECORDS.



 JAMES P. HADDAN, P.L.S. 5286, No. 5286
 2/7/09
 DATE

CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA	TANGENT
C1	729.19	2325.00	17°38'11"	367.61
C2	33.53	25.00	76°31'20"	19.83
C3	69.84	300.00	13°20'21"	35.08
C4	81.49	350.00	13°20'21"	40.93

LINE TABLE		
LINE	LENGTH	BEARING
L1	137.93	N 89°36'36" W
L2	25.00	N 00°08'18" W
L3	72.67	S 89°56'36" E
L4	92.53	S 00°08'18" E
L5	92.66	N 00°08'18" W
L6	50.00	S 89°59'46" E
L7	67.62	N 00°08'18" W

FOUND BRASS CAP RLS 2096 SECTION CORNER ON PREVIOUS SURVEY

FOUND BLM BRASS CAP 1/4 CORNER

N 89°51'42" E 212.70'

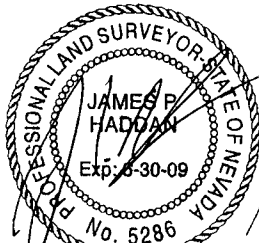
N 89°57'04" E 2652.98'
BASIS OF BEARINGS

N 89°59'46" W 320.00'

PORTION OF APN 10-191-16 WESTERLY OF ROADWAY DEDICATION 2.73 ACRES AFTER DEDICATION

SHADING INDICATES AREA BEING OFFERED FOR DEDICATION 36,014 sq. ft. 0.83 acres

PORTION OF APN 10-191-16 EASTERLY OF ROADWAY DEDICATION 3.62 ACRES AFTER DEDICATION



SHADING INDICATES AREA BEING OFFERED FOR DEDICATION 36,014 sq. ft.

APN 10-19-15 NDOT

NORTH

1" = 100 FT.

FOUND 5/8" REBAR AND CAP NO. 5286 1/16TH CORNER

N 89°56'36" W 384.91'

S 89°56'36" E 140.43'

BASIS OF BEARINGS:

THE NORTH LINE OF THE NW 1/4 SECTION 33 PER A PARCEL MAP FILED AS PLAT No. 1593. CARSON CITY RECORDS.

REFERENCE DOCUMENTS:

1. A PARCEL MAP FILED AS PLAT No. 540. CARSON CITY RECORDS.
2. A PARCEL MAP FILED AS PLAT No. 631. CARSON CITY RECORDS.
3. A PARCEL MAP FILED AS PLAT No. 1346. CARSON CITY RECORDS.
4. A PARCEL MAP FILED AS PLAT No. 1593. CARSON CITY RECORDS.
5. A PRELIMINARY TITLE REPORT PREPARED BY WESTERN TITLE CO., INC. OF CARSON CITY, NEV. UNDER ORDER NO. 006292-CLD.

MAP EXHIBIT "B"

2/3/08

MAP TO ACCOMPANY LEGAL DESCRIPTION FOR A PUBLIC ROADWAY DEDICATION ON APN 10-191-16

FOR CARSON CITY

BEING A PORTION OF THE NW 1/4 NW 1/4 SECTION 33 T.15N.R.20E., M.D.B.&M.

HE HADDAN ENGINEERING P.O. BOX 2300 DAYTON, NEVADA 89403 (775)883-6595 6002 RD DED SOUTH

Parcel name: DED SOUTH

North: 5071.7602 East : 11523.5086
Line Course: S 89-59-46 E Length: 50.00
North: 5071.7568 East : 11573.5086
Line Course: S 00-08-18 E Length: 92.53
North: 4979.2271 East : 11573.7320
Curve Length: 81.49 Radius: 350.00
Delta: 13-20-22 Tangent: 40.93
Chord: 81.30 Course: S 06-31-53 W
Course In: S 89-51-42 W Course Out: S 76-47-56 E
RP North: 4978.3821 East : 11223.7330
End North: 4898.4527 East : 11564.4841
Line Course: S 13-12-04 W Length: 499.87
North: 4411.7920 East : 11450.3289
Line Course: N 89-56-36 W Length: 137.93
North: 4411.9284 East : 11312.3989
Line Course: N 00-08-18 W Length: 25.00
North: 4436.9283 East : 11312.3386
Line Course: S 89-56-36 E Length: 72.67
North: 4436.8565 East : 11385.0085
Curve Length: 33.53 Radius: 25.00
Delta: 76-51-20 Tangent: 19.83
Chord: 31.08 Course: N 51-37-44 E
Course In: N 00-03-24 E Course Out: S 76-47-56 E
RP North: 4461.8564 East : 11385.0333
End North: 4456.1472 East : 11409.3726
Line Course: N 13-12-04 E Length: 466.04
North: 4909.8719 East : 11515.8021
Curve Length: 69.85 Radius: 300.00
Delta: 13-20-22 Tangent: 35.08
Chord: 69.69 Course: N 06-31-53 E
Course In: N 76-47-56 W Course Out: N 89-51-42 E
RP North: 4978.3828 East : 11223.7297
End North: 4979.1071 East : 11523.7289
Line Course: N 00-08-18 W Length: 92.66
North: 5071.7668 East : 11523.5051

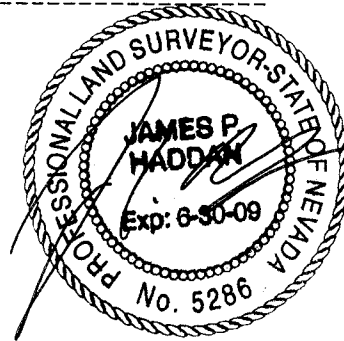
Perimeter: 1621.56 Area: 36,014 sq. ft. 0.83 acres ✓

Mapcheck Closure - (Uses listed courses, radii, and deltas)

Error Closure: 0.0074 Course: N 27-31-04 W

Error North: 0.00659 East : -0.00343

Precision 1: 219,131.08



2/7/08