

Item # 9-2A

**City of Carson City
Agenda Report**

Date Submitted: 06/16/10

Agenda Date Requested: 07/1/10

Time Requested: Consent

To: Mayor and Board of Supervisors

From: Public Works Engineering

Subject Title: Action to approve Dedication of Land for Public Right of Way Purposes from property owner Sierra Land Development, Inc. to Carson City for 254 square feet, which amounts to the entirety of APN 007-581-11, for Silver Oak Drive. (Sharp)

Staff Summary: This area was offered for dedication on the final map for Siena at Silver Oak Phase 19 recorded in March of 2007. It was intended for Silver Oak Drive. The acceptance by the Board of Supervisors will result in City ownership of said area for Silver Oak Drive right of way purposes.

Type of Action Requested:

☐ Resolution

☐ Ordinance

☒ Formal Action/Motion

☐ Other (Specify)

Does This Action Require A Business Impact Statement: ☐ Yes ☒ No

Recommended Board Action: I move to approve Dedication of Land for Public Right of Way Purposes from property owner Sierra Land Development, Inc. to Carson City for 254 square feet, which amounts to the entirety of APN 007-581-11, for Silver Oak Drive.

Explanation for Recommended Board Action: Silver Oak Drive was built in 2005 to accommodate secondary access to the hospital. The road was built to City standards and has been used by the public since it was built. These dedications are necessary to transfer ownership to the City.

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
2) Refer back to staff for further review.

Supporting Material: 1) Dedication Form

2) Exhibit "A" map

Prepared By: Jeff Sharp – City Engineer

Reviewed By:

(City Engineer)

Date:

6/16/10

(Public Works Director)

Date:

6/24/10

(City Manager)

Date:

6/22/10

(District Attorney's Office)

Date:

6/22/10

Board Action Taken:

Motion: _____

1) _____

Aye/Nay

2) _____

(Vote Recorded By)

**DEDICATION OF LAND FOR PUBLIC RIGHT
OF WAY PURPOSES**

APN#: 007-581-11

FROM: SIERRA LAND DEVELOPMENT, INC.

TO: CARSON CITY, NEVADA

A PORTION OF THE NORTH 1/2, SEC. 6, T. 15, N., R. 20E., M.D.M.

WE, THE UNDERSIGNED, HEREBY DEDICATE IN FEE TO CARSON CITY, A CONSOLIDATED MUNICIPALITY OF THE STATE OF NEVADA, for public purposes, lands owned by us or in which we have vested interest, particularly described as follows, to wit:

THAT AREA OFFERED FOR DEDICATION SOUTH OF LOT 1 AS SHOWN ON MAP 2640, FINAL MAP FOR SIENA AT SILVER OAK PHASE 19, FILE NO. 365513 IN THE OFFICIAL RECORDS OF CARSON CITY, NEVADA, CONTAINING 254 SQUARE FEET PLUS OR MINUS AS SHOWN ON EXHIBIT "A", ATTACHED HERETO.

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

THE UNDERSIGNED, in consideration of one dollar and other good and valuable consideration, does hereby relieve Carson City of all further obligations or claims on this account of the location, grade, maintenance or construction of the proposed public improvement.

TAXES shall be prorated and abated in accordance with Section 361.484 N.R.S.

IN WITNESS WHEREOF: I have hereunto set my hand, this ____ day of _____, 2010.

Dale R. Brown, President
Sierra Land Development Inc., a Nevada Corporation

STATE OF NEVADA)
CARSON CITY) ss

On _____, personally appeared before me _____
_____, who acknowledged that he executed the above instrument.

Notary Public

CITY:

REVIEWED AND RECOMMENDED BY:

Jeffery A. Sharp, P.E., City Engineer Date

APPROVED FOR LEGALITY AND FORM:

Carson City District Attorney Date

APPROVED:

Robert Crowell, Mayor Date

ATTEST:

Alan Glover, Clerk-Recorder Date

SIENA AT SILVER OAK PHASE 19

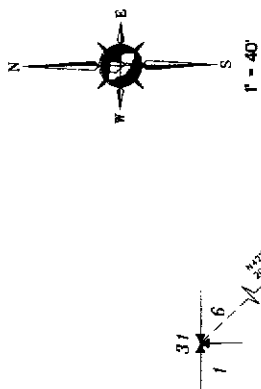
DRAWING NUMBER

Final Map
Silver Oak at
Drawing Number
Silver Oak 19

DRAWING NUMBER

DRAWING NUMBER

DRAWING NUMBER

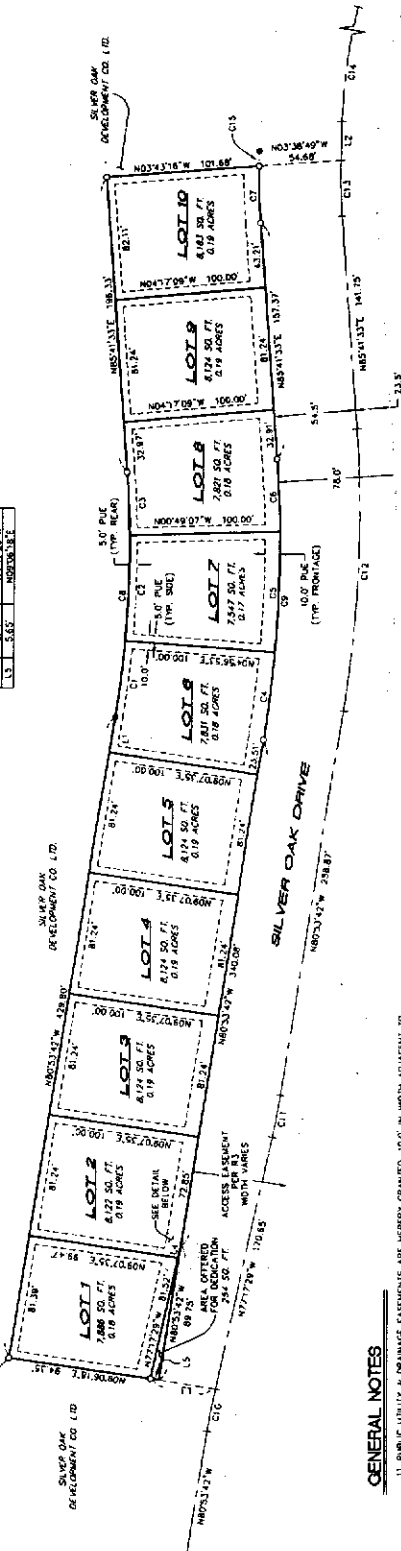


LEGEND

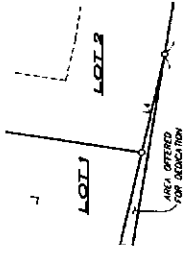
- SET CENTERLINE MONUMENT IN WELL PLS 12991
- SET 5/8" REBAR WITH PLASTIC CAP PLS 12991 OR
- NAIL & TAG PLS 12991
- FOUND 5/8" REBAR WITH PLASTIC CAP PLS 5097
- EASEMENT LINE
- NOTHING FOUND NOTHING SET

LINE	LENGTH	BEARING
1	10.00	N85°31'21" W
2	10.00	N85°31'21" W
3	10.00	N85°31'21" W
4	10.00	N85°31'21" W
5	10.00	N85°31'21" W
6	10.00	N85°31'21" W
7	10.00	N85°31'21" W
8	10.00	N85°31'21" W
9	10.00	N85°31'21" W
10	10.00	N85°31'21" W

CURVE	DELTA	LENGTH	RADIUS	CHORD	BEARING
C1	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C2	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C3	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C4	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C5	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C6	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C7	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C8	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C9	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C10	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C11	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C12	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C13	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C14	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W
C15	90°00'00"	100.00'	100.00'	100.00'	N85°31'21" W



DETAIL



GENERAL NOTES

- 1) PUBLIC UTILITY & DRAINAGE EASEMENTS ARE HEREBY GRANTED, 10.0' IN WIDTH ADJACENT TO SPREETS & S' ALONG ALL INTERIOR & REAR LOT LINES.
- 2) A PUBLIC UTILITY EASEMENT IS HEREBY GRANTED WITH EACH LOT FOR THE EXCLUSIVE USE OF THE CITY OF CARSON CITY, NEVADA, FOR THE INSTALLATION, MAINTENANCE, AND REPAIR OF WATER, SEWER, GAS, AND TELEPHONE LINES. THE EASEMENT SHALL BE IN FULL FORCE AND EFFECT FROM THE DATE OF RECORDING OF THIS MAP UNTIL THE DATE OF THE NEXT REVISION OF THIS MAP.
- 3) THE PLANNED UNIT DEVELOPMENT IS IN CONFORMANCE WITH THE CARSON CITY MASTER PLAN.
- 4) A GRADING PLAN FOR EACH LOT WHICH COMPLIES WITH THE MASTER GRADING PLAN FOR THE PLD MUST BE APPROVED BY THE CARSON CITY ENGINEERING PRIOR TO ISSUANCE OF A PERMIT TO EXCAVATE. THE GRADING PLAN MUST SHOW THE EXISTING AND PROPOSED GRADES, ELEVATIONS, AND SLOPES. THE GRADING PLAN MUST ALSO SHOW THE LOCATION AND DEPTH OF ALL EXISTING AND PROPOSED UTILITY LINES.
- 5) THESE LOTS ARE SUBJECT TO CARSON CITY'S GROWTH-MANAGEMENT ORDINANCE AND ALL PROPERTY OWNERS SHALL COMPLY WITH PROVISIONS OF SAID ORDINANCE.
- 6) BUILDING PERMITS FOR EACH LOT ARE SUBJECT TO THE CARSON CITY GROWTH-MANAGEMENT ORDINANCE AND ALL PROPERTY OWNERS SHALL COMPLY WITH THE PROVISIONS OF SAID ORDINANCE.
- 7) ALL LOTS ARE SUBJECT TO THE PROVISIONS OF P-42/94-1 CONDITIONS OF APPROVAL.
- 8) ALL LOTS SHALL BE REQUIRED TO HOOKUP TO CITY WATER AND SEWER SERVICE.
- 9) WHEN REQUIRED, ALL LOTS WILL BE REQUIRED TO INSTALL WATER AND SEWER SERVICE LATERALS OF SUFFICIENT SIZE TO SERVE EACH LOT, INCLUDING ANY OVERSIZING REQUIRED PER THE PROVISIONS OF CCAC 12.01 AND 12.05.
- 10) TOTAL NUMBER OF LOTS = 10
TOTAL LOT AREA = 79,889 SQ. FT. (1.83 ACRES)
TOTAL LOT AREA = 79,889 SQ. FT. (1.83 ACRES)
TOTAL AREA = 101,142 SQ. FT. (2.34 ACRES)
- 11) ZONING SINGLE FAMILY 12000-PLANNED MEDIUM DENSITY RESIDENTIAL (P12-P).
- 12) MASTER PLAN DESIGNATION MEDIUM DENSITY RESIDENTIAL (MDR).

REFERENCES

- (R1) DOCUMENT NO. 308820
- (R2) PARCEL MAP NO. 2539
- (R3) RECORD MAP NO. 2539
- (R4) RECORD OF SURVEY NO. 2539

FINAL MAP FOR
SILVER OAK PHASE 19
NEVADA LAND DEVELOPMENT, INC.
A NEVADA CORPORATION
BEING A PORTION OF THE MAP 17/4 OF SECTION 6,
TOWNSHIP 15 NORTH, RANGE 20 EAST, ZONE 12N
CARSON CITY

IRI STATE SURVEYING, LTD
425 EAST LUNA STREET
CARSON CITY, NEVADA 89601
(775) 867-9111 FAX 8 987-9915

NOV 10 2011
SHEET 2 OF 2

EXHIBIT "A"

2640-B