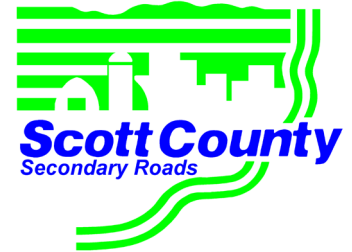


SCOTT COUNTY ENGINEER'S OFFICE

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ANGELA K. KERSTEN, P.E.
County Engineer

ELLIOTT R. PENNOCK, E.I.T.
Assistant County Engineer

TARA YOUNGERS
Senior Administrative Assistant

MEMO

TO: Mahesh Sharma
County Administrator

FROM: Angie Kersten, P.E.
County Engineer

SUBJECT: Set Public Hearing Date for Vacation and Sale of a Parcel of Road Right-of-Way

DATE: February 7, 2022

Our department was contacted by Scott County residents, Mark and Melissa Lane, to vacate and sell a parcel of road right-of-way. The Lane's own the land adjacent to the parcel of road right-of-way. The parcel of road right-of-way is described as follows:

Part of the Southwest Quarter of the Northeast Quarter of Section 7, Township 80 North, Range 4 East of the 5th P.M., Scott County, Iowa, more particularly described as follows: Commencing at the Center of said Section 7; thence north 87 degrees 57 minutes 14 seconds east along the South line of the Northeast Quarter of said Section 7, 573.52 feet; thence north 02 degrees 02 minutes 46 seconds west and perpendicular to said South line, 414.32 feet to the Point of Beginning; thence north 04 degrees 27 minutes 22 seconds east along the Westerly right-of-way line of Scott Park Road, 174.85 feet to the Southeast Corner of Lot 1 of Shannon Subdivision; thence north 87 degrees 13 minutes 07 seconds east, 55.35 feet; thence south 01 degree 08 minutes 47 seconds west, 174.70 feet; thence south 87 degrees 57 minutes 14 seconds west along the existing Scott Park Road right-of-way line, 65.42 feet to the Point of Beginning. Containing 0.24 acres or 10,500 square feet more or less, and subject to easements, reservations, restrictions, and right-of-way record and not of record.

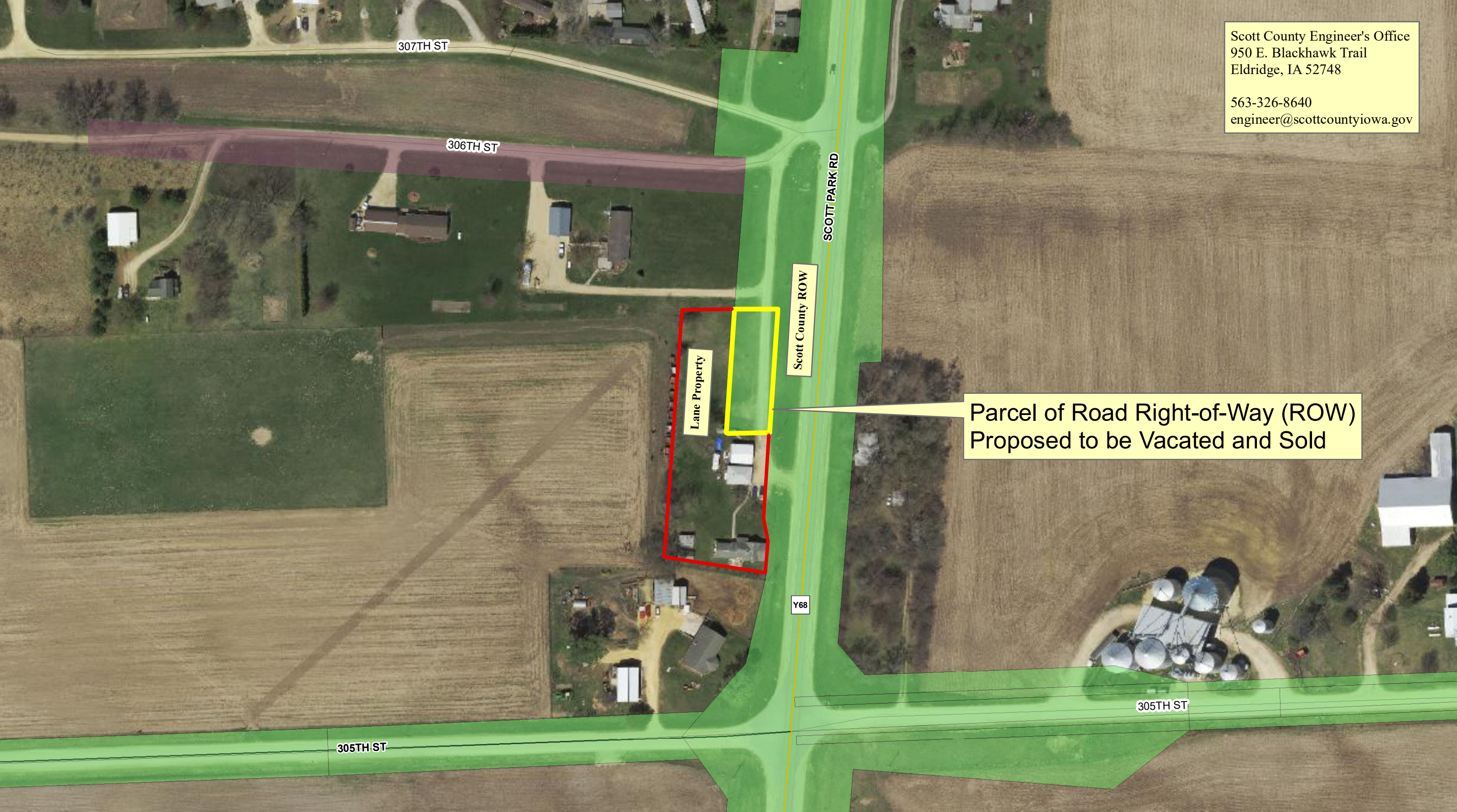
The above described land is a portion of a frontage road that parallels Scott Park Road on the west side, south of 307th Street. The public can access the frontage road from the intersection of 307th Street and Scott Park Road. However, the frontage road dead ends at Lane's property line. Although the road right-of-way dead ends at their north property line, the road continues south onto their property and outlets onto Scott Park Road through their driveway entrance. Occasionally, the traveling public uses this frontage road to make U-turns back onto Scott Park Road. This creates a hardship for the Lane's. This frontage road is of no benefit to the traveling public, because it dead ends at Lane's property line and it has no turn-around area. Our department has performed minimal maintenance of this frontage road since it was transferred to our department by the Iowa Department of Transportation in 2002.

After meeting with the Lanes, discussing their request, and researching road records, our department determined it would be a mutual benefit to move forward with the vacation and sale of this parcel. We contracted with a registered land surveyor to perform road record research and prepare a plat of survey. We determined that the county owns the land by fee title. We followed Iowa Code regarding notice and preference of sale. In accordance with this law, our department notified all adjacent land owners of our intent to sell the vacated parcel of county road right-of-way, that the land had been appraised at a value of \$8,400.00, and that we will accept offers for a sixty day time period. We received an offer from the only adjacent land owner, Mark and Melissa Lane, for \$8,400.

Iowa Code requires the county to hold a public hearing when vacating and selling road right-of-way. I recommend holding a public hearing on March 3, 2022, to discuss vacating and selling this parcel of road right-of-way to the Lane's. Included with this memo is a location map.

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307TH ST

306TH ST

SCOTT PARK RD

Scott County ROW

Lane Property

Parcel of Road Right-of-Way (ROW)
Proposed to be Vacated and Sold

Y68

305TH ST

305TH ST

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES
THAT THIS RESOLUTION HAS BEEN FORMALLY
APPROVED BY THE BOARD OF SUPERVISORS ON

DATE

SCOTT COUNTY AUDITOR

R E S O L U T I O N

SCOTT COUNTY BOARD OF SUPERVISORS

FEBRUARY 17, 2022

APPROVAL OF SETTING A PUBLIC HEARING DATE ON
VACATING AND SELLING A PARCEL OF ROAD RIGHT-OF-WAY

WHEREAS, the Scott County Board of Supervisors, acting under the authority of Chapter 306, Code of Iowa, proposes to vacate and sell a parcel of Scott County Secondary Road right-of-way, described as follows:

Part of the Southwest Quarter of the Northeast Quarter of Section 7, Township 80 North, Range 4 East of the 5th P.M., Scott County, Iowa, more particularly described as follows: Commencing at the Center of said Section 7; thence north 87 degrees 57 minutes 14 seconds east along the South line of the Northeast Quarter of said Section 7, 573.52 feet; thence north 02 degrees 02 minutes 46 seconds west and perpendicular to said South line, 414.32 feet to the Point of Beginning; thence north 04 degrees 27 minutes 22 seconds east along the Westerly right-of-way line of Scott Park Road, 174.85 feet to the Southeast Corner of Lot 1 of Shannon Subdivision; thence north 87 degrees 13 minutes 07 seconds east, 55.35 feet; thence south 01 degree 08 minutes 47 seconds west, 174.70 feet; thence south 87 degrees 57 minutes 14 seconds west along the existing Scott Park Road right-of-way line, 65.42 feet to the Point of Beginning. Containing 0.24 acres or 10,500 square feet more or less, and subject to easements, reservations, restrictions, and right-of-way record and not of record.

BE IT RESOLVED BY the Scott County Board of Supervisors as follows:

- Section 1. That a public hearing on the proposed vacation and sale of a parcel of road right-of-way be held on Thursday, March 3, 2022, at 5:00 p.m. at the Scott County Administration Building.
- Section 2. This resolution shall take effect immediately.