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MEMORANDUM

TO: HONORABLE MAYOR AND CITY COUNCIL
CC: JOSHUA M. TETZLAFF, CITY ADMINISTRATOR
FROM: EVAN C. GARIEPY, PLANNER
SUBJECT: SET PUBLIC HEARING DATE AND INTRODUCE ORDINANCE FOR VACATION OF CERTAIN EASEMENTS IN THE PLAT OF NEW PRAGUE BUSINESS PARK 11TH ADDITION, AS PROPOSED BY THE NEW PRAGUE ECONOMIC DEVELOPMENT AUTHORITY
DATE: FEBRUARY 9TH, 2026

The New Prague Economic Development Authority (EDA) is in the process of selling the final two plots of land in the City's Industrial Park to Aventus Investments, LLC. Aventus Investments wishes to combine the two parcels of land to build a single 50,000 square foot multi-tenant industrial flex building. The proposed vacation of the easement between the two lots for purchase is contingent on the sale of the lot to Aventus Investments. Minor subdivisions (to combine lots) do not automatically vacate the easement between the two properties; therefore, an easement vacation is required.

A public hearing needs to be scheduled before the vacation can be approved to gather input from utility companies and affected properties. Staff recommends holding this public hearing on Monday, March 16th, 2026. A public notice would be published in the Thursday February 26th, 2026 and Thursday March 5th, 2026 New Prague Times. The proposed ordinance approving the vacation is also attached so that the introduction to this ordinance can be completed at tonight's meeting to allow for possible adoption of the ordinance following the public hearing on March 16th.

Staff Recommendation

Staff recommends approval of the attached resolution setting the public hearing date for Monday, March 16th, 2026. Staff also recommends that the Council introduce the attached ordinance at tonight's meeting.

