



Vacating Alley or Other Right-of-Ways Purchase Request

CALVIN ANDERMAN
Applicant Name

319 551 0698
Phone Number

423 5TH AVE NW
Applicant Address

Email Address

1. Location of Right of Way (ROW) (General Description, behind or adjacent to certain properties, running between certain streets, etc.),
Vacated Row 60' x 150' North of
423 5th ave NW
2. Please include an aerial of your property, clearly showing your property, and the entirety of the ROW tied to the vacation request. When considering a ROW vacation request, City Policy directs staff to work to vacate the entirety of the ROW under consideration. The Building and Zoning Office can assist you in locating a map if necessary.
3. Identify all owners of property lying adjacent to the ROW under consideration for vacation. Each adjacent owner shall complete this form if interested in acquiring one-half of the ROW adjacent to their property. If not interested, the above portion of this form shall still be completed, with the owner(s) filling in Paragraph seven (7) below with the words "Not Interested". If any owner is opposed to the vacation/transfer they shall still complete the above portion of this form, filling in Paragraph seven (7) below with the words "Object to Vacation/Transfer" followed by any appropriate explanation.
4. When property owners on each side of the ROW are interested in acquiring one-half of the ROW lying adjacent to their property, the City will transfer one-half of the ROW to each adjacent owner. When an owner of adjacent property is not interested in acquiring adjacent ROW, the City will consider transferring the entire ROW width to the interested adjacent owner.
5. By City policy, ROW adjacent to residential zoned property, is normally transferred/sold at the rate of .20 per SF. (\$100 for a 10' x 50' section of ROW) However, the Council in all cases retains sole discretion to determine the appropriate sale price of any parcel of City ROW / City owned property.

\$100 offer.

\$1900 @ rate



6. Legal and publication fees will be assessed in addition to the .20 per SF charge and will be divided amongst all parties involved in the vacation and/or transfer process. (The more parties that are acquiring ROW the less cost per party.) Should a survey be required to determine the division of the ROW, that cost will be divided equally between purchasers and added to the final total price. The purchase price and assessed fees will be due within thirty (30) days of final Council approval of the property transfer. The City will issue a Quit Claim Deed to each purchaser of ROW upon receipt of full payment.

7. Please indicate how you want your name(s) to appear on the deed should the transfer be approved. Include your full first name, middle initial, marital status, single person, tenants in common, joint tenants with rights of survivorship.)

CALVIN EUGENE ANDERMAN

8. The vacation and/or transfer of ROW lying adjacent to non-residentially zoned property will be considered on a case-by-case basis and will not necessarily be transferred for the same per SF fee, the Council looking at and considering the potential market value of each parcel. However, all the above requested information remains required for consideration.

9. Upon submission of this form, and required information, your request, and the request or interest of others will be considered by the City Council. Depending upon all facts and circumstances, the vacation and transfer approval process will likely take two (2) to three (3) months to complete.

If you have questions or require assistance, please contact the Community Development Department.

Signed and dated this 21 day of April, 2026.

Calvin Anderson
Applicant Signature

Applicant Signature



Planning and Zoning Members,

We have received a request from Calvin Anderman of 423 5th ave NW to vacate the ROW north of his property as depicted and described below. This is the area 60' x 150' in size of what would have been the continuation of 5th st NW. This area has long been grass covered, not used as a ROW, and maintenance has been performed on this land by Mr. Anderman for multiple years. The neighbor to the North of this area has verified their disinterest in their half. Mr. Anderman intends to merge the parcels together expanded his principal property. Therefore, I recommend a motion to recommend to Council to vacate the ROW space and allow transfer of the property to Mr. Anderman at a monetary rate established by Council.

The legal description of this area would be as follows:

"All that part of the former 5th Street NW which is bounded on the west by the East line of 5th avenue NW, on the south by the north line of Lot 12 of Block 8, on the east by a line which a Northerly extension of Lot 12 Block 8, on the North by the south line of Lot 8 Block 7, in Iowa Development Company's Addition to Oelwein, Fayette County, Iowa"



Sincerely,

David Kral
Building Official and Zoning Administrator for the City of Oelwein
319-283-5862