



City of Grand Island

Tuesday, January 22, 2019

Council Session

Item F-1

#9719 - Consideration of Approving Request to Rezone Property located South of Craig Drive, East of Mansfield Road, North of 13th Street and West of North Road from R-1 – Suburban Residential to R-2 Low Density Residential and R-3 Medium Density Residential (Rhoads Enterprises, Inc.)

This item relates to the aforementioned Public Hearing item E-3.

Staff Contact: Chad Nabity

ORDINANCE NO. 9719

An ordinance rezoning a certain tract of land within the zoning jurisdiction of the City of Grand Island; changing the land use classification of Lot 2 of B and M Estates Subdivision in the City of Grand Island, Hall County, Nebraska, from R-1 Suburban Density Residential to R-2 Low Density Residential Zone and R-3 Medium Density Residential as more particularly described below; directing that such zoning change and classification be shown on the Official Zoning Map of the City of Grand Island; and providing for publication and an effective date of this ordinance.

WHEREAS, the Regional Planning Commission on January 2, 2019, held a public hearing on the proposed zoning of such area; and

WHEREAS, notice as required by Section 19-923, R.R.S. 1943, has been given to the Boards of Education of the school districts in Hall County, Nebraska; and

WHEREAS, after public hearing on January 22, 2019, the City Council found and determined the change in zoning be approved and made.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA:

SECTION 1. The following tract of land is hereby rezoned, reclassified and changed from R-1 Suburban Density Residential to R-2 Low Density Residential Zone;

ALL OF LOT 2 B AND M ESTATES SUBDIVISION ALONG WITH ALL ADJOINING RIGHT OF WAY FOR MANSFIELD ROAD WEST OF SAID LOT 2. LESS AND EXCEPT A TRACT DESCRIBED BELOW PROPOSED FOR REZONING TO R3.

SECTION 2. The following tract of land is hereby rezoned, reclassified and changed from R-1 Suburban Density Residential to R-3 Medium Density Residential Zone;

Approved as to Form	□ _____
October 18, 2006	□ City Attorney

ORDINANCE NO. 9719 (Cont.)

A TRACT OF LAND CONSISTING OF PART OF LOT 2, B AND M ESTATES SUBDIVISION, IN THE CITY OF GRAND ISLAND, HALL COUNTY, NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF LOT 2, B AND M ESTATES SUBDIVISION AND ALSO BEING THE POINT OF BEGINNING; THENCE 589°26'54"W, ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 875.89 FEET; THENCE N01°38'54"W A DISTANCE OF 166.37 FEET; THENCE N89°26'54"E A DISTANCE OF 875.10 FEET TO A POINT ON THE EAST LINE OF SAID LOT 2; THENCE 501°55'08"E A DISTANCE OF 166.39 FEET TO THE POINT OF BEGINNING. SAID R3 ZONING TRACT CONTAINS A CALCULATED AREA OF 145,628.56 SQUARE FEET OR 3.34 ACRES ALONG WITH THE NORTH ½ OF THE ADJOINING RIGHT OF WAY FOR 13TH STREET.

SECTION 3. That the Official Zoning Map of the City of Grand Island, Nebraska, as established by Section 36-51 of the Grand Island City Code be, and the same is, hereby ordered to be changed, amended, and completed in accordance with this ordinance.

SECTION 4. That this ordinance shall be in force and take effect from and after its passage and publication, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: January 22, 2019

Roger G. Steele, Mayor

Attest:

RaNae Edwards, City Clerk