

### Hall County Regional Planning Commission

Wednesday, March 11, 2020 Regular Meeting

Item J1

Final Plat D. Skeen Subdivision Alda

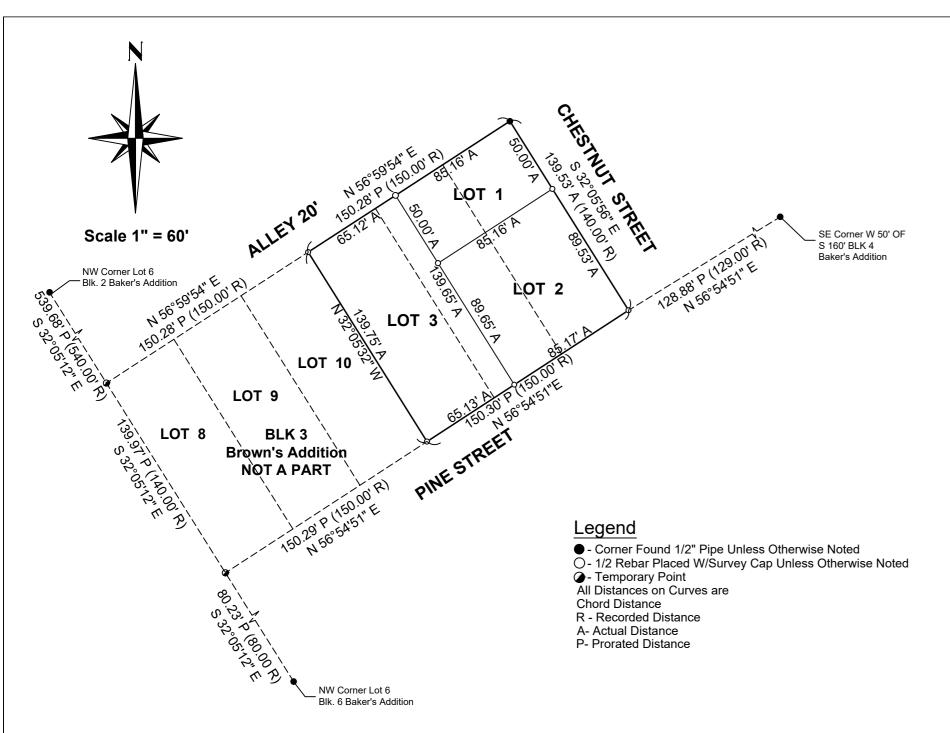
**Staff Contact:** 

## PROPOSED SUBDIVISION AERIAL MAP









#### **LEGAL DESCRIPTION**

A Replat of Lots Ten (10), Eleven (11) and Twelve (12), Block Three (3), Browns Addition to the Village of Alda, Hall County, Nebraska, contains an area of 0.482 Acres More or Less.

### **SURVEYORS CERTIFICATE**

I hereby certify that on Febuary 13, 2020, I completed an accurate survey of 'D. SKEEN SUBDIVISION', in the Village of Alda, Hall County, Nebraska, as shown on the accompanying plat thereof; that the lots, blocks, streets, avenues, alleys, parks, commons and other grounds as contained in said subdivision as shown on the accompanying plat thereof are well and accurately staked off and marked; that iron markers were placed at all lot corners; that the dimensions of each lot are as shown on the plat; that each lot bears its own number; and that said survey was made with reference to known and recorded monuments.

Brent D Cyboron

Nebraska Professional Registered Land Surveyor No. 727

### **APPROVALS**

Submitted to and approved by the Regional Planning Commission of Hall County, Grand Island and Wood River, and The Villages of Alda, Cairo, and Doniphan, Nebraska

-	Chairman	Date
Approved a	nd accepted by the Village of Alda, Ha	ll County, Nebraska this
Day of	, 2020	
	Chairman of the Board	Village Clerk

# D. SKEEN SUBDIVISION

## Alda, Nebraska

### **DEDICATION**

KNOW ALL MEN BY THESE PRESENTS, that Douglas Skeen, a Single Person and Jose M Torres and Diana C Rodrigues, Husband and Wife, being the owners of the land described hereon, have caused same to be surveyed, subdivided, platted and designated as 'D. SKEEN SUBDIVISION' A Replat of Lots Ten (10), Eleven (11) and Twelve (12), Block Three (3), Browns Addition to the Village of Alda, Hall County, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the streets as shown thereon to the public forever and the easements, if any, as shown thereon for the location, construction and maintenance of public service utilities, together with the right of ingress and egress thereto, and hereby prohibiting the planting of trees, bushes and shrubs, or placing other obstructions upon, over, along or underneath the surface of such easements; and that the foregoing subdivision as more particularly described in the description hereon as appears on this plat is made with the free consent and in accordance with the desires of the undersigned owner and proprietor.

IN WITNESS WHEREOF, I have affixed my signature hereto, at Grand Island, Nebraska.

Douglas Skeen	Jose M Torres	Diana C Rodriguez	
Date:	Date:	Date:	
ACKNOWLEDEGEMENT			
State of Nebraska			
County of Hall			
Jose M Torres and Diana C R	Rodrigues, Husband and Wife, ar	a Notary Public within and for said County, personally and to me personally known to be the identical persons whose signature is be his and her voluntary act and deed.	
IN WITNESS WHEREOF, I h written.	nave hereunto subscribed my na	ame and affixed my official seal at Grand Island, Nebraska, on the date las	t above
My commission expires	.20		
Notary Public			
ACKNOWLEDEGEMENT			
State of Nebraska			
County of Hall			
		a Notary Public within and for said County, ne personally known to be the identical person whose signature is reof to be his voluntary act and deed.	
IN WITNESS WHEREOF, I had date last above written.	nave hereunto subscribed my na	me and affixed my official seal at Grand Island, Nebraska, on the	
My commission expires	.20		
			AL POINT S 410 S. Webb Grand Island 308-383-

INITIAL POINT SURVEYING LLC 410 S. Webb Rd.; Suite 4B Grand Island, NE 68803 308-383-6754 Cell 308-675-4141 Office

Lots Ten (10), Eleven (11) & Twelve (12) Block Three (3) Baker's Addition						
πτε: D. Skeen Subdivision Plat Alda, Nebraska						
SCALE AT A3: 1" = 60'	DATE: 2/18/2020	Brent C.	PAGE: 1 OF 1			
BENESCH PROJECT NO:	DRAWING NO:		REVISION:			
20-008						

Notary Public

### HALL COUNTY REGIONAL PLANNING COMMISSION SUBDIVISION APPLICATION

This application must be submitted a minimum of 20 calendar days prior to a planning commission meeting to be considered at that meeting. Planning Commission meetings are typically held on the first Wednesday of the month.

### **Owners Information** Name Douglas Skeen Address 406 Pine Street Zip 68810 City Alda State NE Phone Attach additional information as necessary for all parties listed as an owner on the plat and any other parties such as partners Deed of Trust holders, etc... All owners, lien holders, etc. will be required to sign the dedication certificate on the final plat. As the applicant for this subdivision I do hereby certify that I have provided complete information regarding the ownership of the property included in this application: Date: 2/19/2020 Surveyor/Engineers Information Surveyor/Engineering Firm Initial Point Surveying LLC Address 410 S Webb Rd; STE 4B City Grand Island Zip 68803 State NE Phone 308-675-4141 Surveyor/Engineer Name Brent D Cyboron License Number 727 SUBDIVISION NAME: Skeen Subdivision Please check the appropriate location Grand Island City Limits or ETJ The City of Grand Island 2-Mile Grand Island Jurisdiction The City of Wood River or 1 Mile Jurisdiction Village of Alda or 1 Mile Jurisdiction Village of Cairo or 1 Mile Jurisdiction Village of Doniphan or 1 Mile Jurisdiction Please check the appropriate Plat Preliminary Plat Final Plat Number of Lots 3 Number of Acres 0.482 Acres **Checklist of things Planning Commission Needs** ✓ AutoCAD file (Scaled 1:100) and a PDF sent to rashadm@grand-island.com 10 + 15\* copies if in City limits or the two mile jurisdiction of Grand Island 5 + 15\* copies if in Hall County, City of Wood River, Village of Cairo, Doniphan or Alda. Closure Sheet **Utilities Sheet**

Receipt for Subdivision Application Fees in the amount of \$ 500.00

Providing false information on this application will result in nullification of the application and forfeiture of all related fees. If you have any questions regarding this form or subdivision regulations administered by the Hall County Regional Planning Department call (308) 385-5240.

<sup>\* 15</sup> Pages are to be printed on 11X17, larger sizes maybe requested if needed