



# **Hall County Regional Planning Commission**

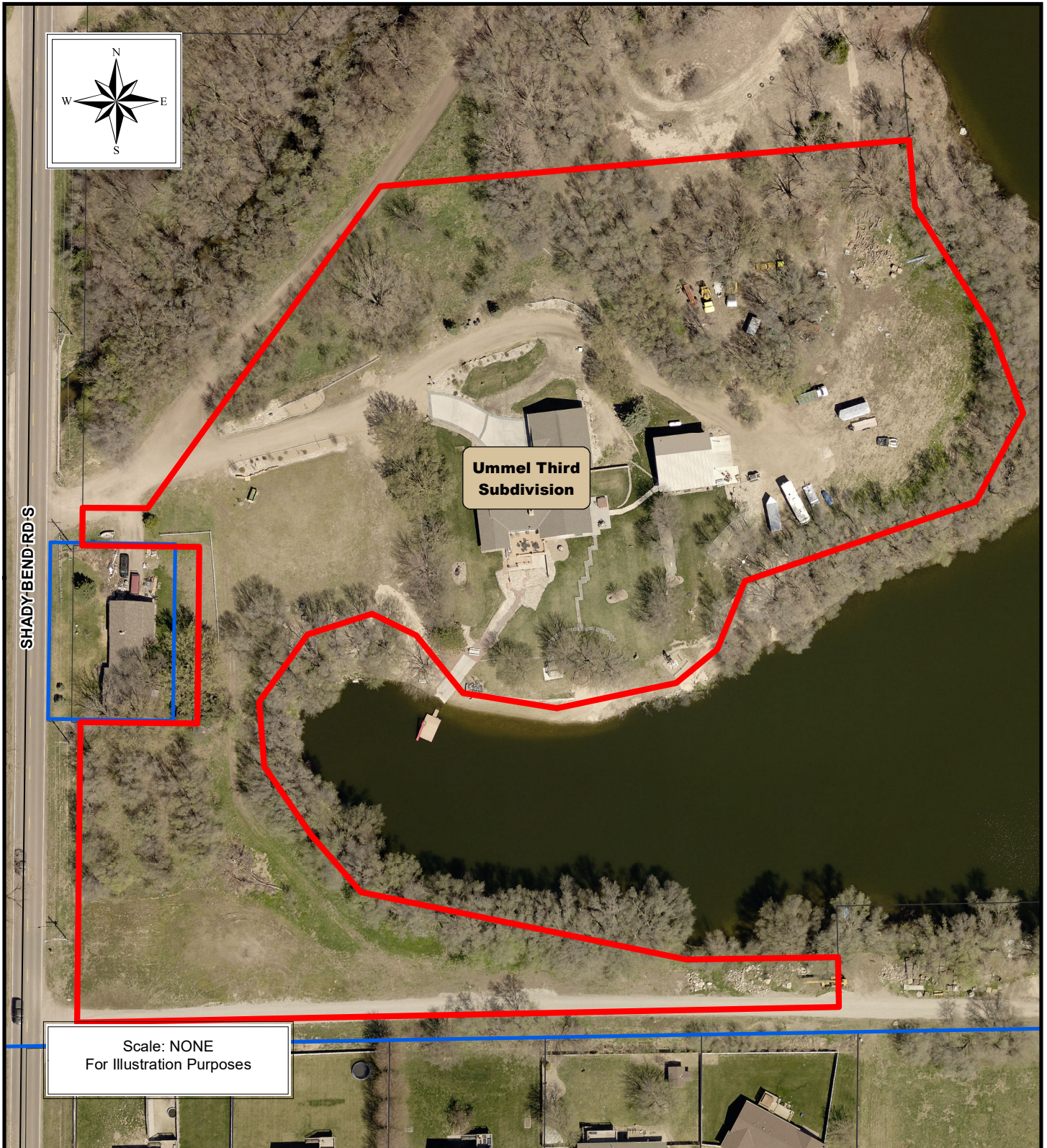
**Wednesday, March 3, 2021  
Regular Meeting**

## **Item J1**

**Final Plat - Ummel Third Subdivision - Grand Island**

**Staff Contact:**

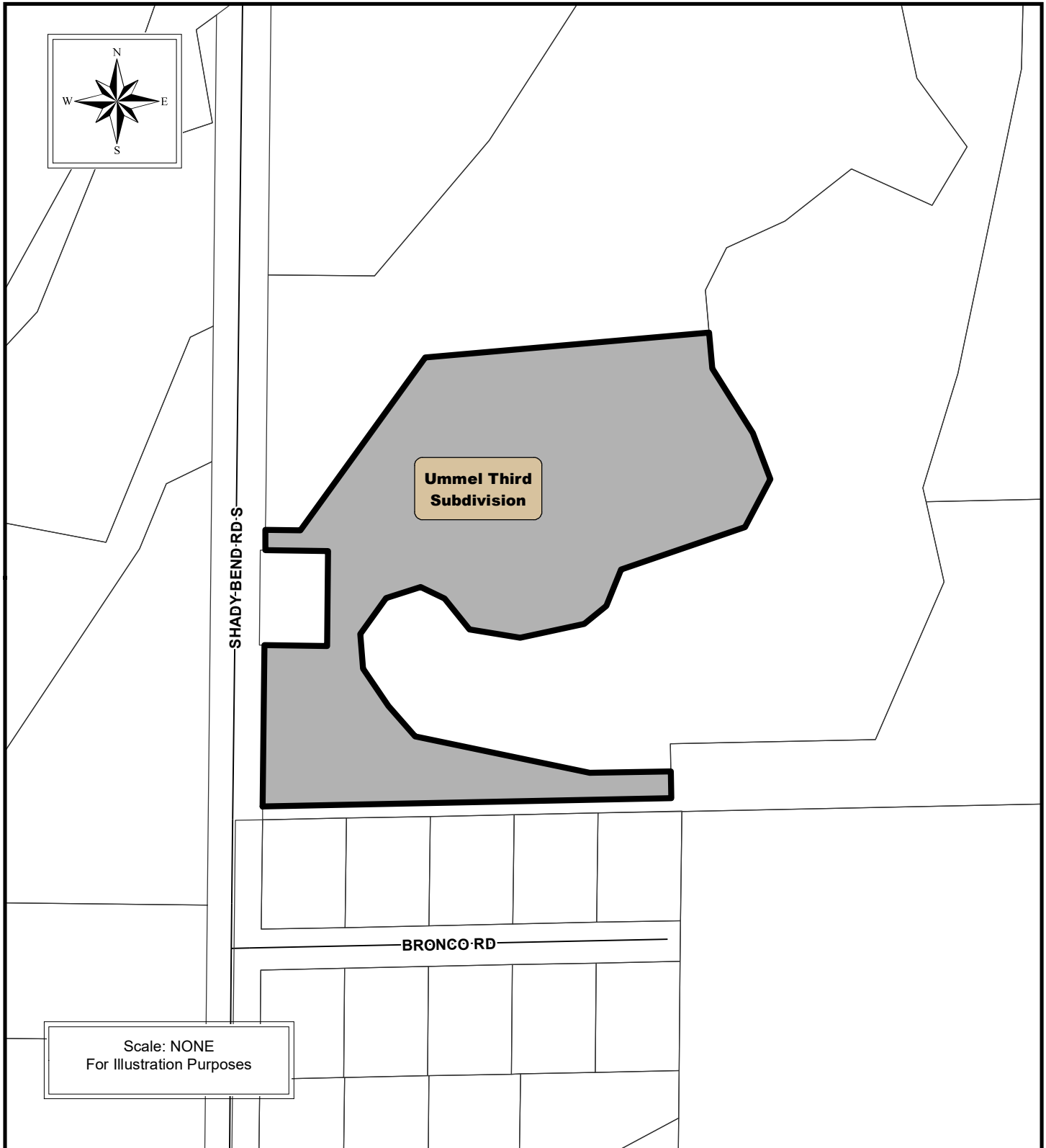
# PROPOSED SUBDIVISION AERIAL MAP



THE REGIONAL PLANNING COMMISSION of Hall  
County, Grand Island, Wood River and the Villages  
of Alda, Cairo and Doniphan, Nebraska



# PROPOSED SUBDIVISION LOCATION MAP



THE REGIONAL PLANNING COMMISSION of Hall  
County, Grand Island, Wood River and the Villages  
of Alda, Cairo and Doniphan, Nebraska

**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 Tommy L Ummel Sr.  
Address 567 S SHADY BEND RD  
City Grand Island, State NE Zip 68801  
Phone 308-379-1313

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:

By: Tommy L Ummel Sr. (Applicant) Date: 2-11-21

**Surveyor/Engineers Information**

Surveyor/Engineering Firm Initial Point Surveying LLC  
Address 1811 W. 2nd Street; STE 280  
City Grand Island, State NE Zip 68803  
Phone 308-675-4141  
Surveyor/Engineer Name Brent D Cyboron License Number 727

**SUBDIVISION NAME:** Ummel Third Subdivision

**Please check the appropriate location**

- ☐ Hall County
- ☒ The City of Grand Island or 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 2

Number of Acres 6.546 Acres

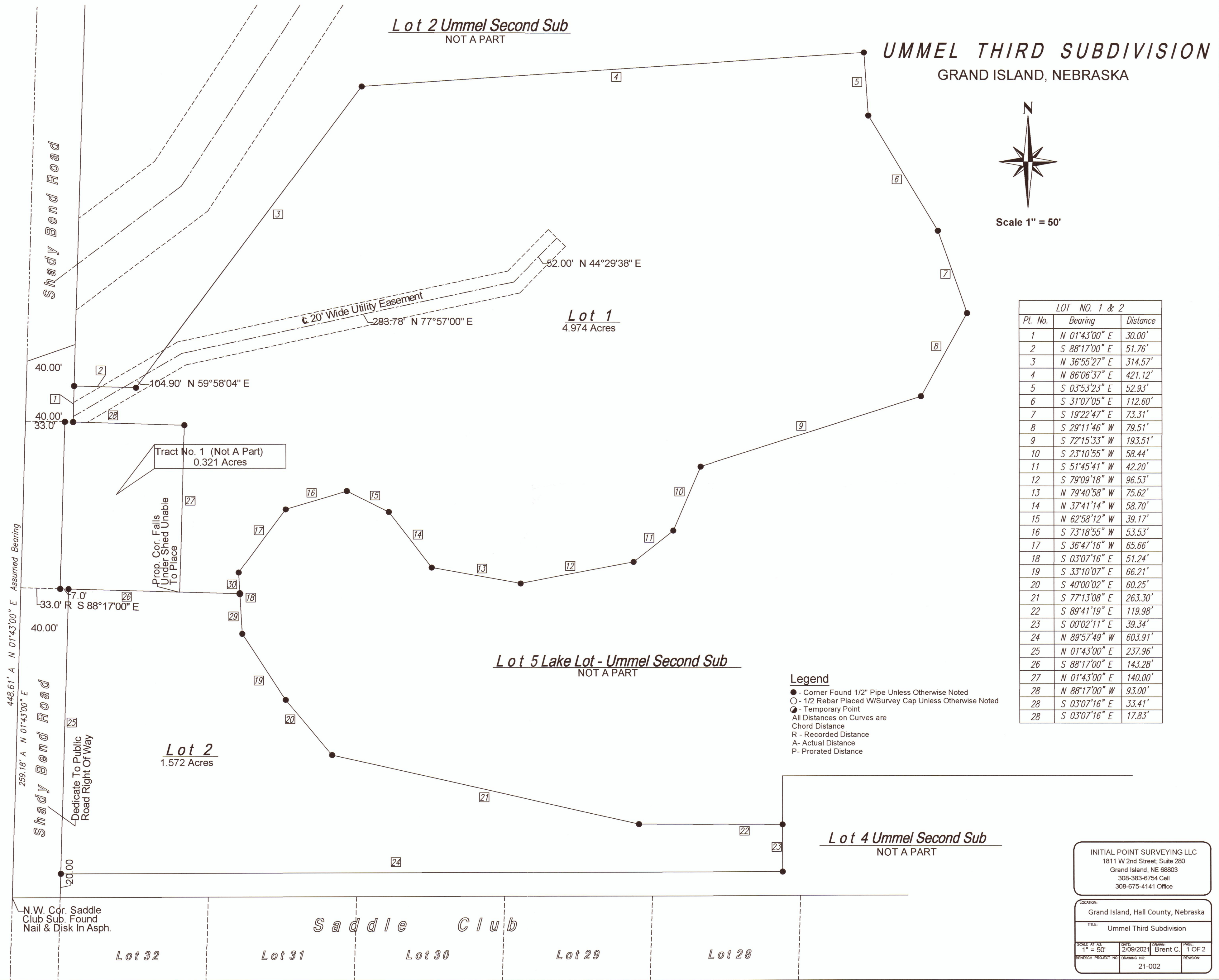
**Checklist of things Planning Commission Needs**

- ☒ 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 \$490.00

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

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.







# UMMEL THIRD SUBDIVISION

## GRAND ISLAND, NEBRASKA

### Legal Description

Replat of Lot 3 Ummel Second Subdivision, Hall County, Grand Island, Nebraska

### Dedication

KNOW ALL MEN BY THESE PRESENTS, that TOMMY L. UMMEL, SR., a single person, being the owners of the land described hereon, have caused same to be surveyed, subdivided, platted and designated as 'UMMEL THIRD SUBDIVISION', an Addition to the City of Grand Island, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate 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 owners and proprietors.

IN WITNESS WHEREOF, we have affixed our signatures hereto, at Grand Island, Nebraska, this \_\_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Tommy L. Ummel, Sr.

\_\_\_\_\_  
Date

### Acknowledgement

State Of Nebraska **SS**  
County Of Hall

On the \_\_\_\_ day of \_\_\_\_\_, 2013, before me, \_\_\_\_\_ a Notary Public within and for said County, personally appeared TOMMY L. UMMEL SR., a single person, and to me personally known to be the identical persons whose signatures are affixed hereto, and that each did acknowledge the execution thereof to be his or her voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal at Grand Island, Nebraska, on the date last above written.

My commission expires \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

### Surveyor's Certificate

I hereby certify that on February 2, 2021, I completed an accurate survey of 'UMMEL THIRD SUBDIVISION', an Addition to the City of Grand Island, 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, Reg. Land Surveyor No. 727

### Approvals

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

\_\_\_\_\_  
Chairman

\_\_\_\_\_  
Date

Approved and accepted by the City of Grand Island, Nebraska, this day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
City Clerk

INITIAL POINT SURVEYING LLC 1811 W 2nd Street, Suite 280 Grand Island, NE 68803 308-383-6754 Cell 308-675-4141 Office			
LOCATION: Grand Island, Hall County, Nebraska			
TITLE: Ummel Third Subdivision			
SCALE AT A3: 1" = 50'	DATE: 2/09/2021	DRAWN: Brent C.	PAGE: 2 OF 2
BENESCH PROJECT NO: 21-002		REVISION:	