



Hall County Regional Planning Commission

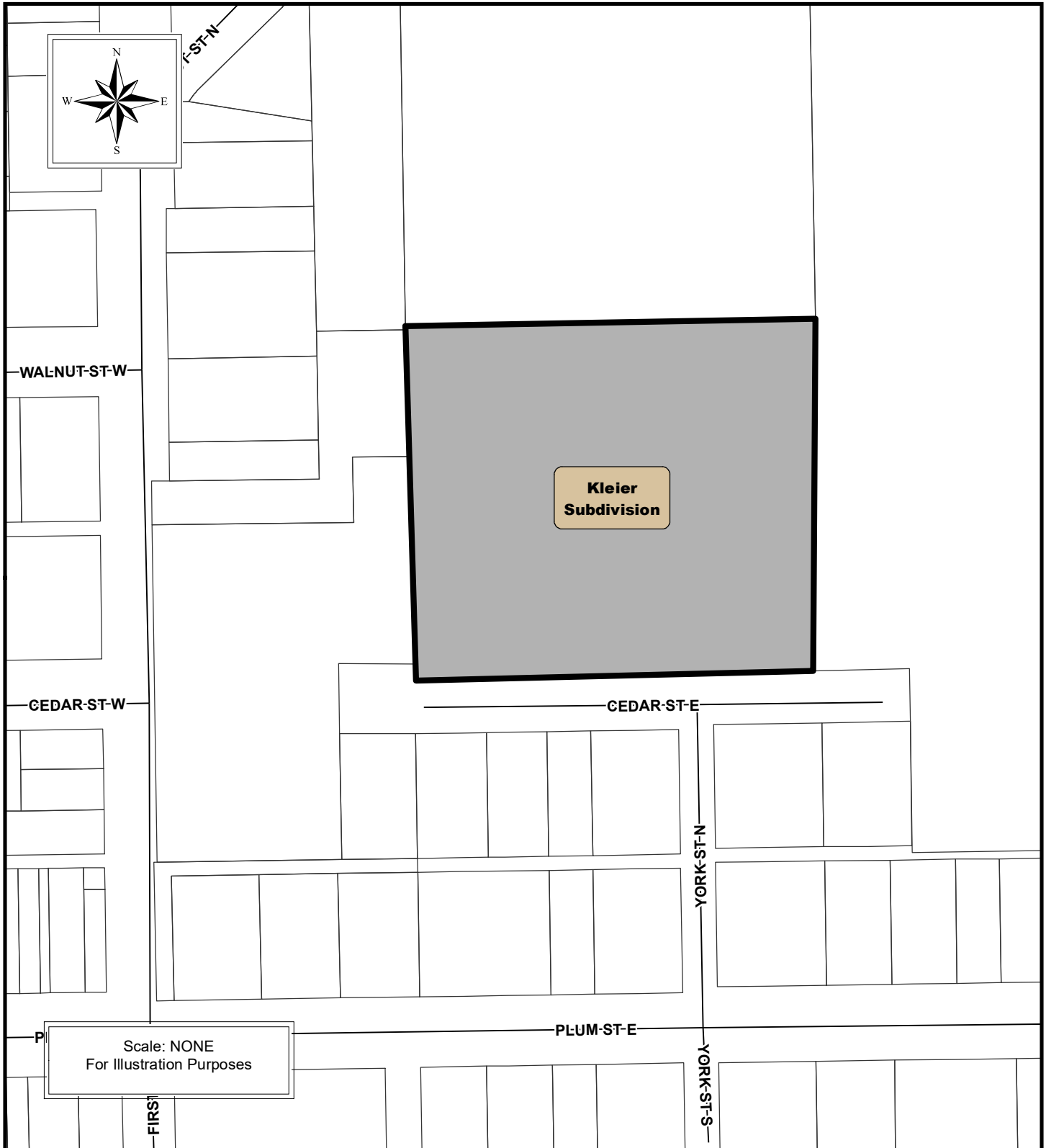
**Wednesday, July 7, 2021
Regular Meeting**

Item J2

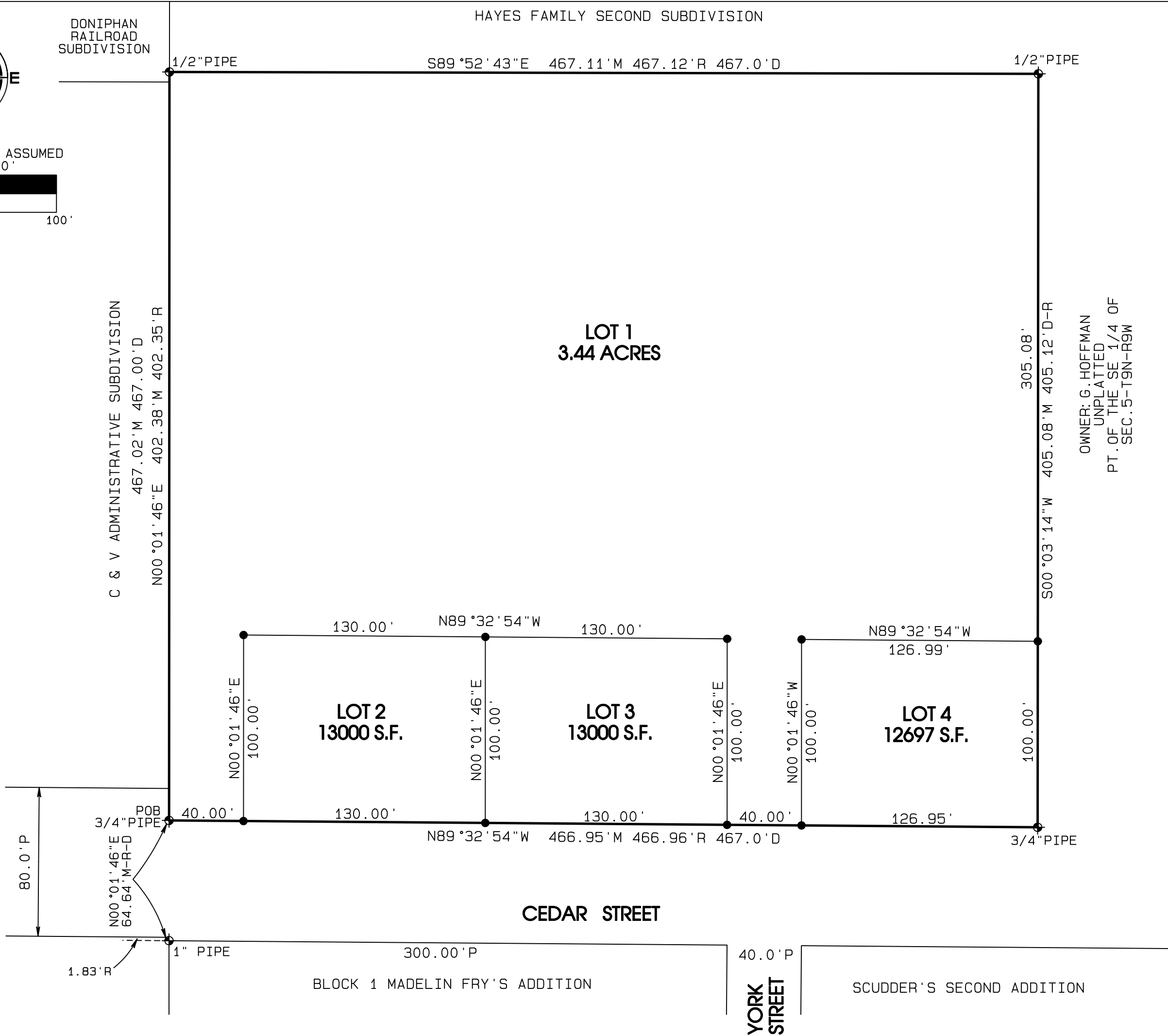
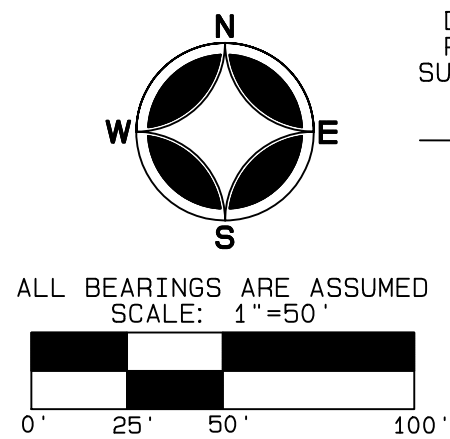
**Final Plat - Kleier Subdivision - Doniphan - Located north of the
intersection of Cedar and York Streets in Doniphan, Nebraska**

Staff Contact:

PROPOSED SUBDIVISION LOCATION MAP



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



KLEIER SUBDIVISION

AN ADDITION TO THE VILLAGE OF DONIPHAN, HALL COUNTY, NEBRASKA.
A TRACT OF LAND BEING PART OF THE SOUTHEAST 1/4 OF
SECTION 5-T9N-R9W, OF THE 6TH P.M., HALL COUNTY, NEBRASKA.

LEGAL DESCRIPTION:

A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 5, TOWNSHIP 9 NORTH, RANGE 9 WEST OF THE SIXTH P.M., HALL COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHWEST CORNER OF BLOCK ONE (1), MADELIN FRY'S ADDITION TO THE VILLAGE OF DONIPHAN, HALL COUNTY, NEBRASKA, THENCE N00°01'46"E (ASSUMED BEARING) ON THE EAST LINE OF C & V ADMINISTRATIVE SUBDIVISION A DISTANCE OF 64.64 FEET TO THE NORTH LINE OF CEDAR STREET AND ALSO BEING THE POINT OF BEGINNING, THENCE N00°01'46"E CONTINUING ON SAID EAST LINE A DISTANCE OF 402.38 FEET TO THE SOUTH LINE OF HAYES FAMILY SUBDIVISION, THENCE S89°52'43"E ON SAID SOUTH LINE A DISTANCE OF 467.11 FEET, THENCE S00°03'14"W A DISTANCE OF 405.08 FEET TO THE NORTH LINE OF CEDAR STREET, THENCE N89°32'54"W ON SAID NORTH LINE A DISTANCE OF 466.95 FEET TO THE POINT OF BEGINNING, CONTAINING 4.33 ACRES MORE OR LESS.

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

THIS _____ DAY OF _____, 2021.

CHAIRMAN _____

APPROVED AND ACCEPTED BY THE VILLAGE OF DONIPHAN, HALL COUNTY, NEBRASKA

THIS _____ DAY OF _____, 2021.

CHAIRMAN OF THE BOARD _____ VILLAGE CLERK _____

SURVEYOR'S CERTIFICATE:

I CERTIFY THAT ON _____, 2021, I COMPLETED AN ACCURATE SURVEY (MADE BY ME OR UNDER MY SUPERVISION) OF "KLEIER SUBDIVISION", LOCATED IN 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 A 1/2"x24" REBAR WITH AN AFFIXED BLUE CAP, STAMPED GRUMMERT, LS-783, WERE PLACED AT ALL CORNERS AS SHOWN ON THE PLAT; THAT EACH LOT BEARS ITS OWN NUMBER; AND THAT SAID SURVEY WAS MADE IN REFERENCE TO KNOWN AND RECORDED MONUMENTS.

JOSHUA E. GRUMMERT, LS-783

GRUMMERT PROFESSIONAL SERVICES, LLC

2837 W. HWY 6, STE # 206, HASTINGS NE, 68901
PHONE-402-879-5701 EMAIL- jmgrummert@yahoo.com
WEBSITE- www.grummertsurveying.com

G. P. S. PROJECT # 043-2021

SEAL

DEDICATION:

KNOWN ALL MEN BY THESE PRESENTS, THAT TRENT KLEIER AND DeANN KLEIER, HUSBAND AND WIFE BEING THE OWNER OF THE LAND DESCRIBED HEREON, HAVE CAUSED SAME TO BE SURVEYED, SUBDIVIDED, PLATTED, AND DESIGNATED AS KLEIER SUBDIVISION, AN ADDITION TO THE VILLAGE OF DONIPHAN, HALL COUNTY, NEBRASKA, AS SHOWN ON THE ACCOMPANYING PLAT THEREOF, AND DO HEREBY DEDICATE ANY STREETS OR EASEMENTS AS SHOWN THEREON TO THE PUBLIC FOR THEIR USE FOREVER, AND ANY OTHER EASEMENTS IF ANY FOR THE LOCATION, CONSTRUCTION AND MAINTENANCE OF PUBLIC SERVICE UTILITIES FOREVER, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS THERETO, AND HEREBY PROHIBIT THE PLANTING OF TREES, BUSHES AND SHRUBS, OR PLACING ANY OTHER OBSTRUCTIONS UPON, OVER, ALONG OR UNDERNEATH THE SURFACE OF SUCH EASEMENTS, AND 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 AT GRAND ISLAND, NEBRASKA, THIS _____ DAY OF _____, 2021.

TRENT KLEIER _____ DeANN KLEIER _____

ACKNOWLEDGEMENT:

STATE OF NEBRASKA }
COUNTY OF HALL } SS

ON THE _____ DAY OF _____, 20____, BEFORE ME, _____, A NOTARY PUBLIC WITHIN AND FOR SAID COUNTY,

PERSONALLY APPEARED TRENT KLEIER AND DeANN KLEIER, HUSBAND AND WIFE, TO ME PERSONALLY KNOWN TO BE THE IDENTICAL PERSON WHOSE SIGNATURES ARE AFFIXED HERETO, AND THEY DID ACKNOWLEDGE THE EXECUTION THEREOF TO BE THEIR VOLUNTARY ACT AND DEED.

IN WITNESS WHEREOF, I HAVE HEREUTO SUBSCRIBED MY NAME AND AFFIXED MY OFFICIAL SEAL AT _____, NEBRASKA, ON THE DATE LAST ABOVE WRITTEN.

MY COMMISSION EXPIRES _____, 20____.

NOTARY PUBLIC _____ (SEAL)

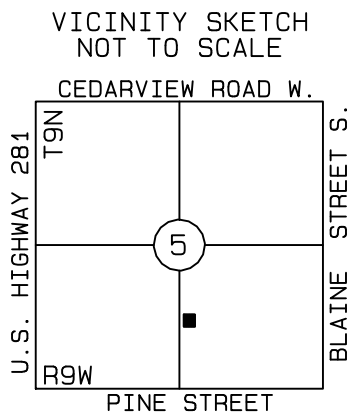
LEGEND :

D-DEED DISTANCE
M-MEASURED DISTANCE
R-LS-448 04/19/2005
G-GOVERNMENT DISTANCE
P-PLATTED DISTANCE

◆ FOUND CORNER

○ CALCULATED POINT

● SET 1/2" X 24" REBAR
WITH BLUE LS-783 CAP
UNLESS NOTED OTHERWISE



HALL COUNTY REGISTER OF DEEDS

**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 Trent Kleier
Address 319 N. First # 1
City Doniphan, State NE Zip 68832
Phone 308-379-6056

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: Trent Kleier Date: 6-16-21
(Applicant)

Surveyor/Engineers Information

Surveyor/Engineering Firm Grummert Professional Services
Address PO Box 37
City Kenesaw, State NE Zip 68956
Phone 402-879-5701
Surveyor/Engineer Name Josh Grummert License Number LS-783

SUBDIVISION NAME: D & B 2nd Subdivision Kleier 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 4

Number of Acres 4.33

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 \$_____

* 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.