



Hall County Regional Planning Commission

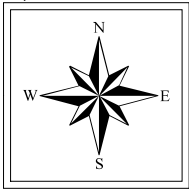
**Wednesday, August 4, 2021
Regular Meeting**

Item J2

Final Plat - Holtz Second Subdivision - Hall County - Located west of 190th Road and north of Wood River Road in Hall County. (1 lot, 1.9 acres)

Staff Contact:

PROPOSED SUBDIVISION LOCATION MAP



**Holtz 2nd
Subdivision**

WOOD-RIVER RD-W

190TH RD-S

Scale: NONE
For Illustration Purposes

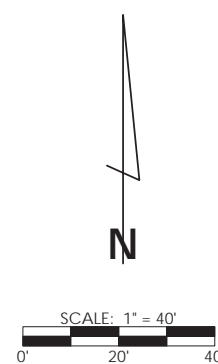


THE REGIONAL PLANNING COMMISSION of Hall
County, Grand Island, Wood River and the Villages
of Alda, Cairo and Doniphan, Nebraska

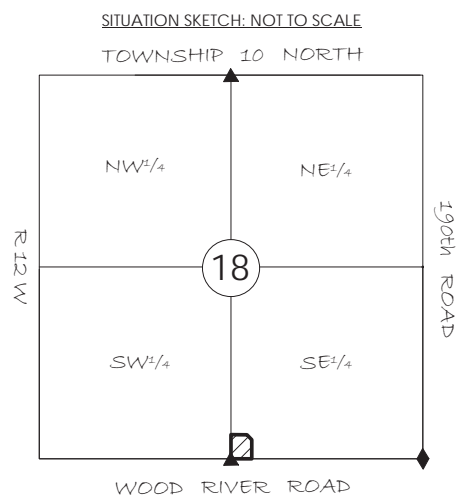
HOLTZ 2nd SUBDIVISION

HALL COUNTY, NEBRASKA

REVISED PRELIMINARY/SITE PLAT



LEGEND
M = MEASURED DISTANCE
R = PLATTED DISTANCE (HOLTZ SUB.)
X = TEMPORARY POINT
○ = 1/4" REBAR w/ LS #776 PLASTIC CAP PLACED
● = 1/2" IRON PIPE FOUND



CORNER TIES

SW COR. W1/2SE1/4, SEC. 18 - T10N - R12W
FOUND BLM BRASS CAP, 0.4' BELOW GRADE
40.00' N to 1/2" IRON PIPE
65.60' NE to NAIL IN POWER POLE
35.00' SE to MAG NAIL w/ LS #776 WASHER IN E. END OF CMP
24.76' S to MAG NAIL w/ LS #776 WASHER IN W. END OF CMP

N1/4 COR., SEC. 18 - T10N - R12W
FOUND BLM BRASS CAP, 0.8' BELOW GRADE
33.26' N to NAIL IN POWER POLE
40.84' NE to NAIL IN GATE POST
33.17' S to NAIL IN CORNER FENCE POST
66.42' NW to S. CORNER OF CONC. FAN PAD

SE COR., SEC. 18 - T10N - R12W
FOUND BLM BRASS CAP, 1.2' BELOW GRADE
47.31' NE to NAIL IN POWER POLE
46.53' SE to 1/2" REBAR IN BROKEN CONC. WITNESS CORNER
46.74' SW to 1/4" COPPER PIN
45.70' NW to MAG NAIL w/ LS #776 WASHER IN E. END OF CMP

LEGAL DESCRIPTION

A tract of land comprising of all of Lot 1, Holtz Subdivision and a part of the West Half of the Southeast Quarter (W1/2SE1/4), Section Eighteen (18), Township Ten (10) North, Range Twelve (12) West of the 6th P.M., Hall County, Nebraska. More particularly described as follows:

Beginning at the southwest corner of said Lot 1, Holtz Subdivision: thence N 00°20'07" W on and upon the west line of said W1/2SE1/4 a distance of 292.00 feet to a point; thence S 89°44'09" E and parallel with the south line of said W1/2SE1/4 a distance of 222.00 feet to a point; thence S 44°07'08" E a distance of 94.00 feet to the northeast corner of said Lot 1; thence S 00°19'32" E on and upon the east line of said Lot 1 a distance of 224.82 feet the southeast corner of said Lot 1; thence N 89°44'09" W on and upon the south line of said Lot 1 a distance of 287.00 feet to the Point of Beginning. Said tract contains 1.874 acres more or less.

SURVEYOR'S CERTIFICATE

I, Evan A. Jasnowski, Nebraska Registered Land Surveyor #776, duly registered under the Land Surveyor's Regulation Act, do hereby state that at the request of Jerry Ondrak, I have caused to be made a survey of the land depicted on the accompanying plat thereof, and do hereby dedicate the road right-of-way as shown thereon to the public for their use forever, and the easements, 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 obstruction upon, over, along or underneath the surface of such easements; and that foregoing subdivision as more particularly described in the description as appears on this plat is made with the free consent and in accordance with the desires of the undersigned owner and proprietors.

Evan A. Jasnowski
Evan A. Jasnowski

07/23/2021
Date

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that Jerry L. Ondrak and April M. Ondrak, owners of the land described hereon, has caused same to be surveyed, subdivided, platted and designated as "Holtz 2nd Subdivision", Hall County, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the road right-of-way as shown thereon to the public for their use forever, and the easements, 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 obstruction upon, over, along or underneath the surface of such easements; and that foregoing subdivision as more particularly described in the description as appears on this plat is made with the free consent and in accordance with the desires of the undersigned owner and proprietors.

IN WITNESS WHEREOF, I have affixed my signature hereto at _____, Nebraska, this _____ day of _____, 2021.

Jerry L. Ondrak
Jerry L. Ondrak

April M. Ondrak
April M. Ondrak

ACKNOWLEDGEMENT

State of Nebraska

County of _____ ss

On this, the _____ day of _____, 2021, before me _____, a Notary Public within and for said County, personally appeared Jerry L. Ondrak and April M. Ondrak, owners of the land, to me personally known to be the identical person whose signature is affixed hereto, and that they did acknowledge the execution thereof to be their voluntary act and deed, and that they are empowered to make the above dedication for and in behalf of said "Holtz 2nd Subdivision".

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

My commission expires _____

Notary Public
Notary Public

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that Hastings College Foundation, owners of the land described hereon, has caused same to be surveyed, subdivided, platted and designated as "Holtz 2nd Subdivision", Hall County, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the road right-of-way as shown thereon to the public for their use forever, and the easements, 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 obstruction upon, over, along or underneath the surface of such easements; and that foregoing subdivision as more particularly described in the description as appears on this plat is made with the free consent and in accordance with the desires of the undersigned owner and proprietors.

IN WITNESS WHEREOF, I have affixed my signature hereto at _____, Nebraska, this _____ day of _____, 2021.

Gary Freeman, Hastings College Foundation - Executive Director
Gary Freeman, Hastings College Foundation - Executive Director

ACKNOWLEDGEMENT

State of Nebraska

County of _____ ss

On this, the _____ day of _____, 2021, before me _____, a Notary Public within and for said County, personally appeared Gary Freeman, Executive Director of Hastings College Foundation, owners of the land, to me personally known to be the identical person whose signature is affixed hereto, and that they did acknowledge the execution thereof to be their voluntary act and deed, and that they are empowered to make the above dedication for and in behalf of said "Holtz 2nd Subdivision".

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

My commission expires _____

Notary Public
Notary Public

APPROVALS

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

Chairperson Date
Chairperson Date

Approved and accepted by the Hall County Board of Supervisors this _____ day of _____, 2021.

Chairperson County Clerk
Chairperson County Clerk



PROJECT NUMBER 21-LS-82 - DATE 07/23/2021
DRAWN BY E.A.J. - CHECKED BY E.D.J.
1205 1st STREET, AURORA, NE 68818
PHONE 402-694-8703 - EMAIL ejasnowski@gmail.com

**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 Jerry Ondrak
Address 19424 W. Wood River Road
City Shelton, State NE Zip 68876
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:

By: _____ Date: _____
(Applicant)

Surveyor/Engineers Information

Surveyor/Engineering Firm Jasnowski Surveying LLC
Address 1205 1st Street
City Aurora, State NE Zip 68818
Phone (402)694-8703
Surveyor/Engineer Name Evan Jasnowski License Number 776

SUBDIVISION NAME: Holtz 2nd 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 1

Number of Acres 2.137

Checklist of things Planning Commission Needs