



Hall County Regional Planning Commission

Wednesday, August 7, 2013
Regular Meeting

Item M1

Final Plat

Staff Contact: Chad Nabity

July 25, 2013

Dear Members of the Board:

RE: Final Plat – Gerdes Subdivision

For reasons of Section 19-923 Revised Statutes of Nebraska, as amended, there is herewith submitted a final plat of Gerdes Subdivision, in the Village of Doniphan, Hall County Nebraska.

This final plat proposes to create 2 lots on a tract of land comprising all of Lot Twenty Seven (27), Hoffman Second Subdivision, in the Village of Doniphan, Hall County, Nebraska, said tract containing .690 acres more or less.

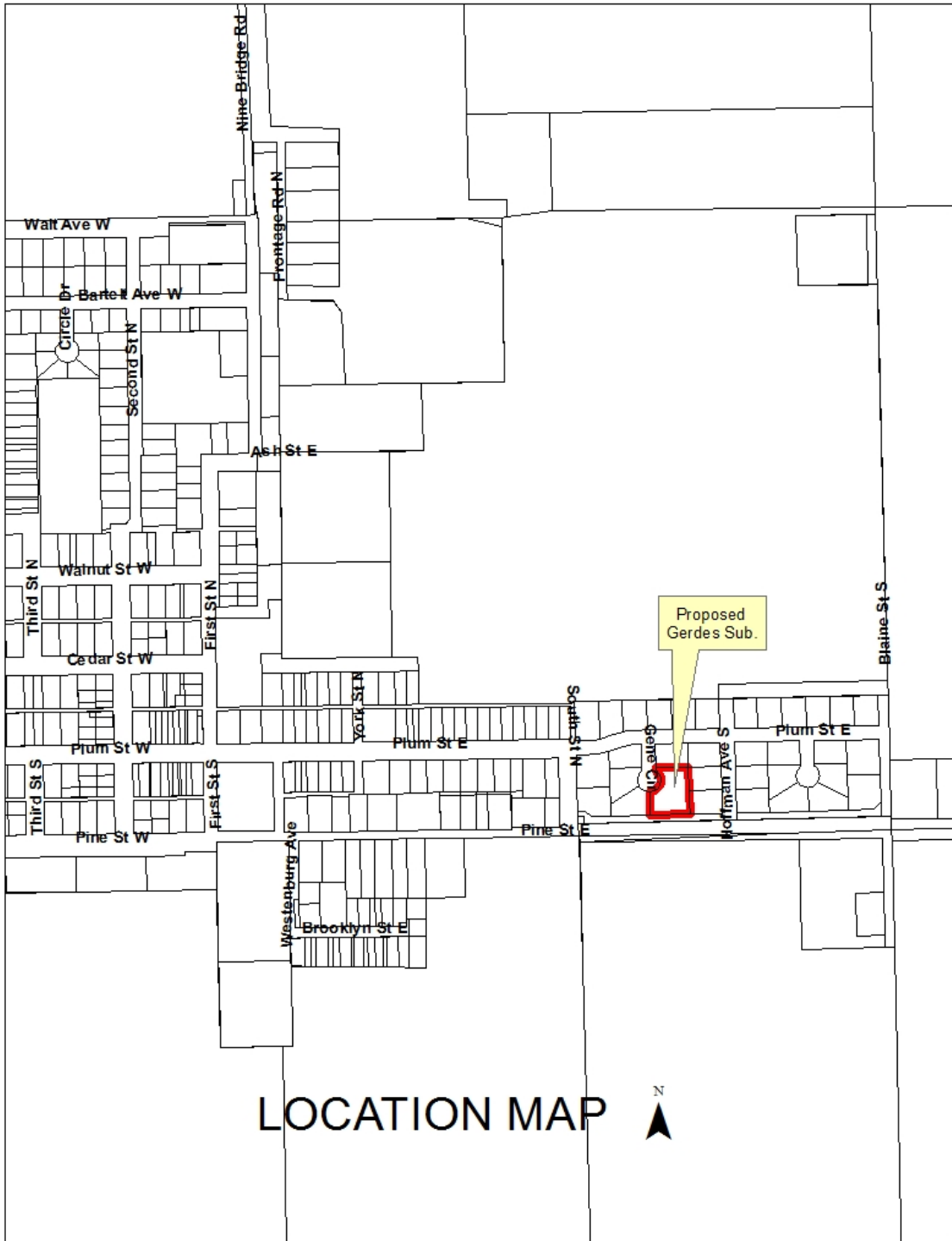
You are hereby notified that the Regional Planning Commission will consider this final plat at the next meeting that will be held at 6:00 p.m. on August 7, 2013 in the Council Chambers located in Grand Island's City Hall.

Sincerely,

Chad Naby, AICP
Planning Director

Cc: Doniphan City Clerk
Doniphan City Attorney
Director of Public Works
Hall County Zoning
Manager of Postal Operations
Rockwell & Associates

This letter was sent to the following School Districts 1R, 2, 3, 8, 12, 19, 82, 83, 100, 126.



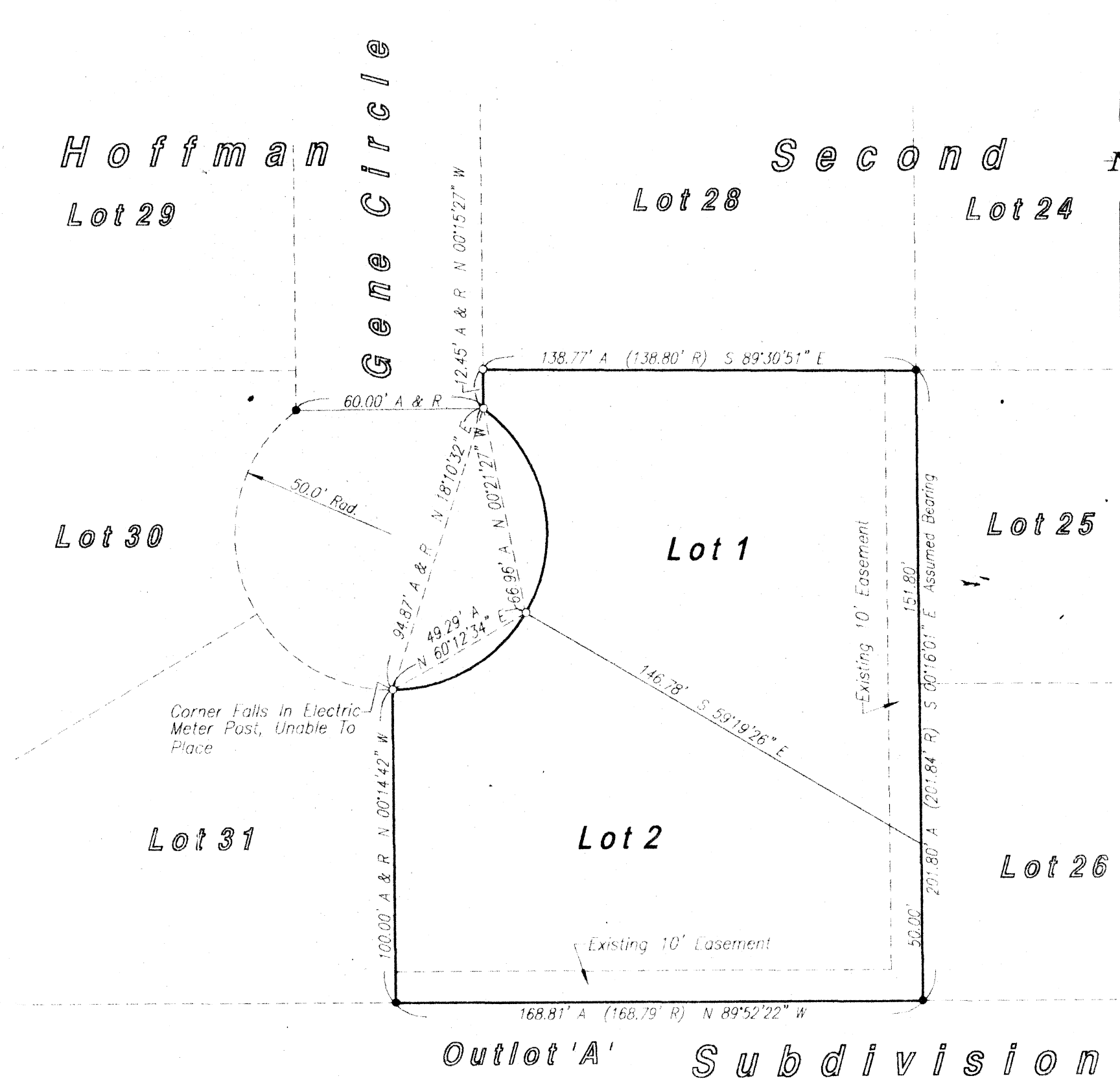
LOCATION MAP



LEGEND

- - Indicates 1/2" Iron Pipe Found Unless Otherwise Noted
- - Indicates 1/2" Iron Pipe w/Survey Cap Placed Unless Otherwise Noted
- A - Indicates ACTUAL Distance
- R - Indicates RECORDED Distance
- All Distances Shown On Cul-de-sacs Are CHORD Distances

Scale: 1" = 40'



Legal Description

A tract of land comprising all of Lot Twenty Seven (27), Hoffman Second Subdivision, in the Village of Doniphan, Hall County, Nebraska, said tract containing 0.690 acres more or less.

Dedication

KNOW ALL MEN BY THESE PRESENTS, that ANTHONY T. GERDES and AMBER L. GERDES, husband and wife, being the owners of the land described hereon, have caused same to be surveyed, subdivided, platted and designated as 'GERDES SUBDIVISION' in the Village of Doniphan, 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 _____, 2013.

Anthony T. Gerdes

Amber L. Gerdes

Surveyor's Certificate

I hereby certify that on July 10, 2013, I completed an accurate survey of 'GERDES SUBDIVISION', in the Village of Doniphan, 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.

(Seal)

Deryl D. Sorgenfrei, Reg. Land Surveyor No. 578

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 Village of Doniphan, Nebraska, this _____ day of _____, 2013.

Chairman Of The Board

Village Clerk

(Seal)

Acknowledgement

State Of Nebraska
County Of Hall ss

On the _____ day of _____, 2013, before me, _____ a Notary Public within and for said County, personally appeared ANTHONY T. GERDES and AMBER L. GERDES, husband and wife, 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

(Seal)

GERDES SUBDIVISION
IN THE VILLAGE OF DONIPHAN, NEBRASKA