



City of Grand Island

Tuesday, June 24, 2014

Council Session

Item G-4

**#2014-167 - Approving Final Plat and Subdivision Agreement for
Copper Creek Estates Eighth Subdivision**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission
Meeting: June 24, 2014
Subject: Copper Creek Estates 8th Subdivision – Final Plat
Item #'s: G-4
Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

This property is located south of Old Potash Highway and east of Engleman Road, in the City of Grand Island, in Hall County, Nebraska and consists of (44 Lots) and 13.203 acres.

Discussion

The plat for Copper Creek Estates 8th Subdivision Final Plat was considered by the Regional Planning Commission at the June 4, 2014 meeting.

A motion was made by Vincent and seconded by Hayes to approve the plat as presented.

A roll call vote was taken and the motion passed with 10 members present and voting in favor (Connick, O'Neill, Ruge, Hayes, Vincent, Reynolds, Heckman, McCarty, Haskins and Bredthauer) and no members abstaining.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

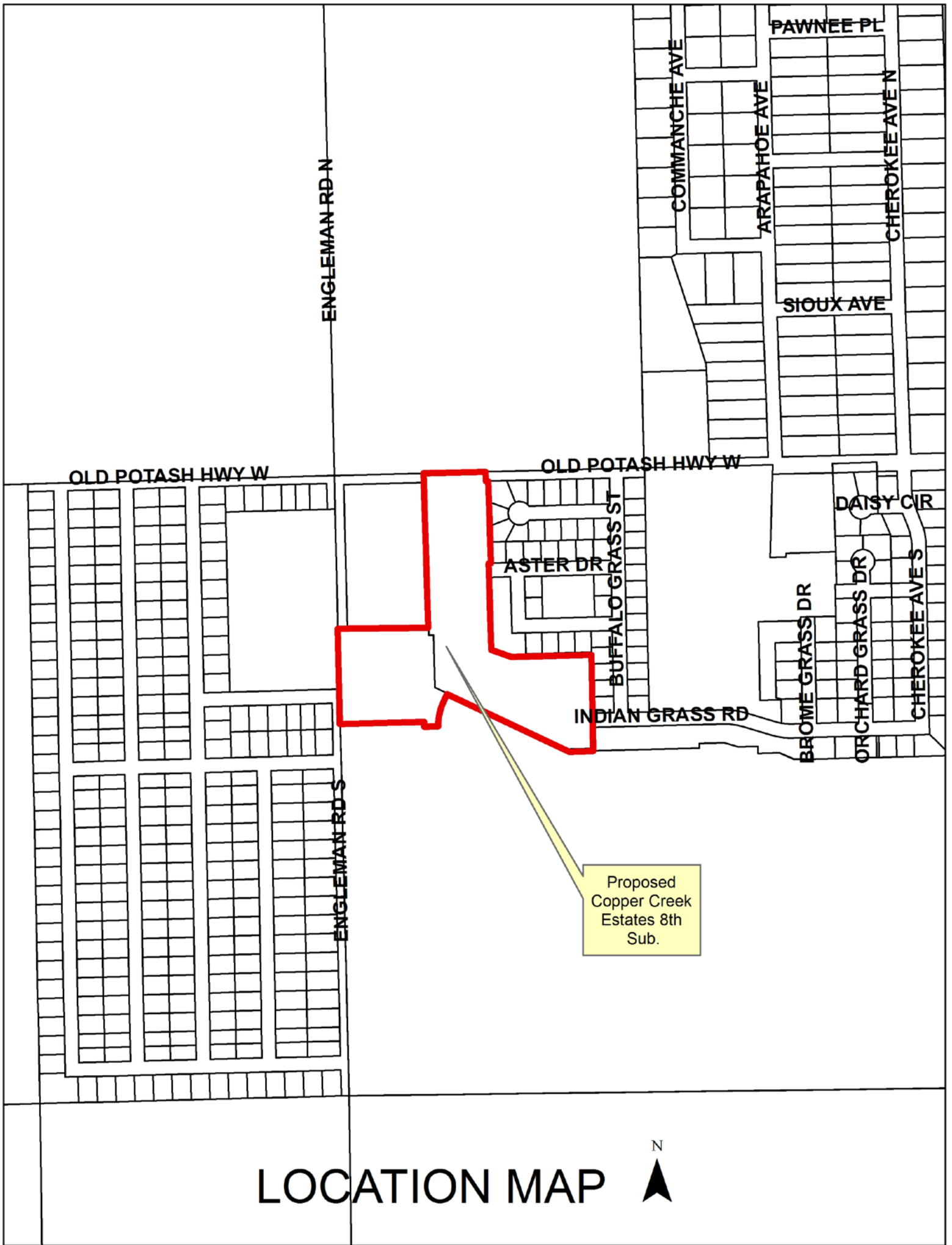
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council approve the final plat as presented.

Sample Motion

Move to approve as recommended.



LOCATION MAP



The Guarantee Group, LLC
Developer/Owner

Sean P. O'Connor
2502 N Webb Rd
Grand Island NE 68801

To create 44 lots located south of Old Potash Hwy and east of Engleman Road, in the City of Grand Island, in Hall County, Nebraska.

Size: 13.203 acres

Zoning: R2 – Low Density Residential Zone

Road Access: City Roads

Water Public: City water is available.

Sewer Public: City sewer is available.

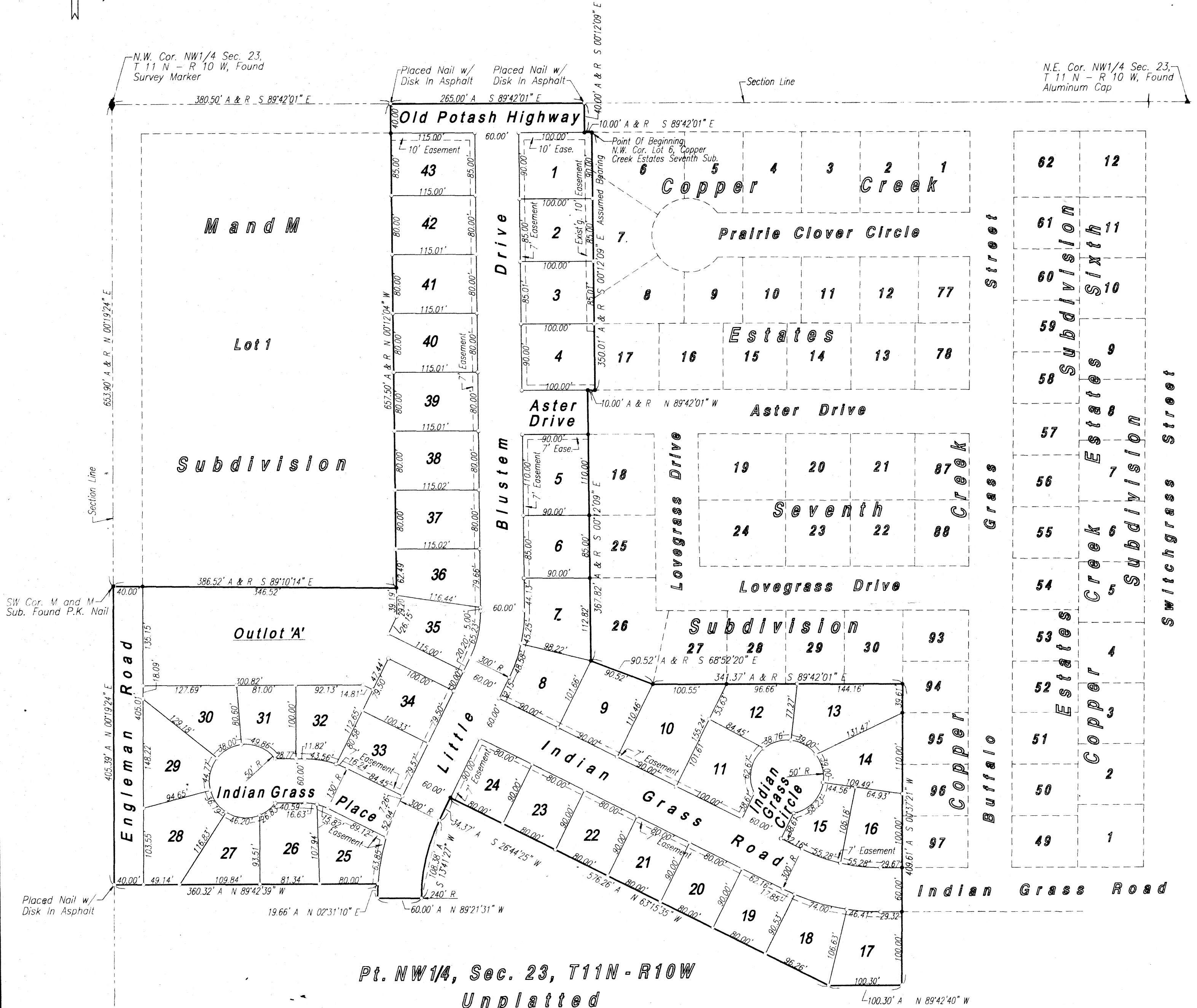


Scale: 1" = 100'

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 Curves Are CHORD Distances
- All Distances Shown On Cul-de-sacs Are CHORD Distances

**Pt. SW1/4, Sec. 14, T11N - R10W
Unplatted**



**Pt. NW1/4, Sec. 23, T11N - R10W
Unplatted**

**COPPER CREEK ESTATES EIGHTH SUBDIVISION
IN THE CITY OF GRAND ISLAND, NEBRASKA**

RESOLUTION 2014-167

WHEREAS the Guarantee Group, LLC., a Nebraska Limited Liability Company, being the owner of the land described hereon, has caused same to be surveyed, subdivided, platted and designated as "COPPER CREEK ESTATES EIGHTH SUBDIVISION", to be laid out into 44 lots, on a tract of land comprising a part of Vacated Lots Sixty Nine (69), Seventy (70), Seventy One (71) and Eighty Four (84), Copper Creek Estates Subdivision, along with a part of the Northwest Quarter (NW1/4), all in Section Twenty Three (23), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., in the City of Grand Island, Hall County, Nebraska, and has caused a plat thereof to be acknowledged by it; and

WHEREAS, a copy of the plat of such subdivision has been presented to the Boards of Education of the various school districts in Grand Island, Hall County, Nebraska, as required by Section 19-923, R.R.S. 1943; and

WHEREAS, a form of subdivision agreement has been agreed to between the owner of the property and the City of Grand Island.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the form of subdivision agreement hereinbefore described is hereby approved, and the Mayor is hereby authorized to execute such agreement on behalf of the City of Grand Island.

BE IT FURTHER RESOLVED that the final plat of COPPER CREEK ESTATES EIGHTH SUBDIVISION, as made out, acknowledged, and certified, is hereby approved by the City Council of the City of Grand Island, Nebraska, and the Mayor is hereby authorized to execute the approval and acceptance of such plat by the City of Grand Island, Nebraska.

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Adopted by the City Council of the City of Grand Island, Nebraska, June 24, 2014.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☒ _____
June 20, 2014	☒ City Attorney