



City of Grand Island

Tuesday, May 25, 2004

Council Session

Item F7

#8911 - Consideration of Request to Rezone 67 Acres North of Capital Avenue and East of Independence Avenue from TA-Transitional Agriculture to R1-Suburban Density Residential and R2-Low Density Residential

This item relates to the aforementioned Public Hearing Item E-1.

Staff Contact: Chad Nabity

ORDINANCE NO. 8911

An ordinance rezoning certain tracts of land within the zoning jurisdiction of the City of Grand Island; changing the land use classification of a tract of land comprising a part of the West Half of the Southeast Quarter (W1/2, SE1/4) of Section Two (2), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., in the city of Grand Island, Hall County, Nebraska, from TA-Transitional Agricultural Zone to R1-Suburban Residential Zone and R2-Low Density Residential Zone; directing the such zoning change and classification be shown on the Official Zoning Map of the City of Grand Island; amending the provisions of Section 36-7; and providing for publication and an effective date of this ordinance.

WHEREAS, the Regional Planning Commission on May 5, 2004, held a public hearing and made a recommendation on the proposed zoning of such area; and

WHEREAS, notice as required by Section 19-923, R.R.S. 1943, has been given to the Boards of Education of the school districts in Hall County, Nebraska; and

WHEREAS, after public hearing on May 25, 2004, the City Council found and determined the change in zoning be approved and made.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA:

SECTION 1. The following tracts of land are hereby rezoned and reclassified and changed from TA-Transitional Agricultural Zone to R1-Suburban Residential Zone:

A tract of land consisting of part of the West Half of the Southeast Quarter (W1/2, SE1/4) of Section 2, Township 11 North, Range 10 West of the 6th P.M., City of Grand Island, Hall County, Nebraska and more particularly described as follows:

Tract No. 1:

Commencing at the northwest corner of said W1/2, SE1/4, said point also being the Point of Beginning; thence on an assumed bearing of

Approved as to Form	<input checked="" type="checkbox"/> _____
May 19, 2004	<input checked="" type="checkbox"/> City Attorney

ORDINANCE NO. 8911 (Cont.)

S89°08'04"E along the north line of said W1/2, SE1/4 a distance of 1313.53 feet to the northeast corner of said W1/2, SE1/4; thence S00°16'04"W along and upon the east line of said W1/2, SE1/4 a distance of 466.59 feet; thence N89°52'13"W a distance of 1312.30 feet; thence N00°07'47"E along east R.O.W. line of Independence Avenue a distance of 483.46 feet to the point of beginning. Said tract contains 14.32 acres more or less; AND

Tract No. 2:

Commencing at the northwest corner of the Southeast Quarter of the Southeast Quarter (SE1/4, SE1/4) of said Section 2, said point also being the Point of Beginning; thence on an assumed bearing of S00°15'02"W along the east line of said W1/2, SE1/4 a distance of 938.12 feet; thence N88°44'38"W a distance of 335.09 feet; thence N00°07'47"E a distance of 931.53 feet; thence S89°52'13"E a distance of 337.00 feet to the point of beginning. Said tract contains 7.21 acres, more or less.

SECTION 2. The following tract of land is hereby rezoned and reclassified and changed from TA-Transitional Agricultural Zone to R2-Low Density Residential Zone:

A tract of land consisting of part of the West Half of the Southeast Quarter (W1/2, SE1/4) of Section 2, Township 11 North, Range 10 West of the 6th P.M., City of Grand Island, Hall County, Nebraska and more particularly described as follows:

Commencing at the northwest corner of said W1/2, SE1/4; thence on an assumed bearing of S00°07'47" W a distance of 483.46 feet to a point on the east right-of-way line of Independence Avenue, said point also being the Point of Beginning; thence S89°52'13"E a distance of 1312.30 feet; thence S00°16'04"W along and upon the east line of said W1/2, SE1/4 a distance of 848.85 feet to the northwest corner of the Southeast Quarter of the Southeast Quarter of said Section 2; thence N89°52'13"W a distance of 337.00 feet; thence S00°07'47"W a distance of 931.53 feet; thence N88°44'38"W a distance of 226.55 feet; thence N00°59'45"E a distance of 29.80 feet; thence N88°34'31"W a distance of 747.39 feet to a point on the west line of said W1/2, SE1/4, said line also being the east right-of-way line of Independence Avenue; thence N00°07'47"E along said east R.O.W. line a distance of 1729.24 feet to the point of beginning. Said tract contains 45.62 acres more or less.

ORDINANCE NO. 8911 (Cont.)

SECTION 3. That the Official Zoning Map of the City of Grand Island, Nebraska, as established by Section 36-7 of the Grand Island City Code be, and the same is, hereby ordered to be changed, amended, and completed in accordance with this ordinance.

SECTION 4. That this ordinance shall be in force and take effect from and after its passage and publication, within fifteen days in one issue of the Grand Island Independent as provided by law.

Enacted: May 25, 2004.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk