



City of Grand Island

Tuesday, March 28, 2006

Council Session

Item G6

**#2006-89 - Approving Final Plat and Subdivision Agreement for
Ewoldt Subdivision**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission
Meeting: March 28, 2006
Subject: Ewoldt Subdivision - Final Plat
Item #'s: G-6
Presenter(s): Chad Nabity AICP, Regional Planning Director

Background

This subdivision proposes to create 10 lots and 3 outlots on a parcel of land located in the NE ¼ 36-11-10. This land consists of approximately 96.32 acres.

Discussion

The developers have requested that the zoning on this property be changed from TA-Transitional Agriculture to CD-Commercial Development. As part of the CD zone they are submitting preliminary and final plats for approval. The approval of the final plat and subdivision agreement will constitute the Development Plan for this property as required by the CD zoning district.

If the change to zoning is approved the preliminary and final plats should also be approved.

The developers are proposing 10 lots adjacent to Husker Highway and U.S. Highway 281. They are also proposing 3 outlots. Outlot A is reserved for future development. The developers will ask for approval of an amended development plan and plat for Outlot A as some future date. Outlots B and C are reserved for drainage and will be used to accommodate storm waters.

Alternatives

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

1. Approve the final plat as presented
2. Modify the final plat to meet the wishes of the Council
3. Table the issue

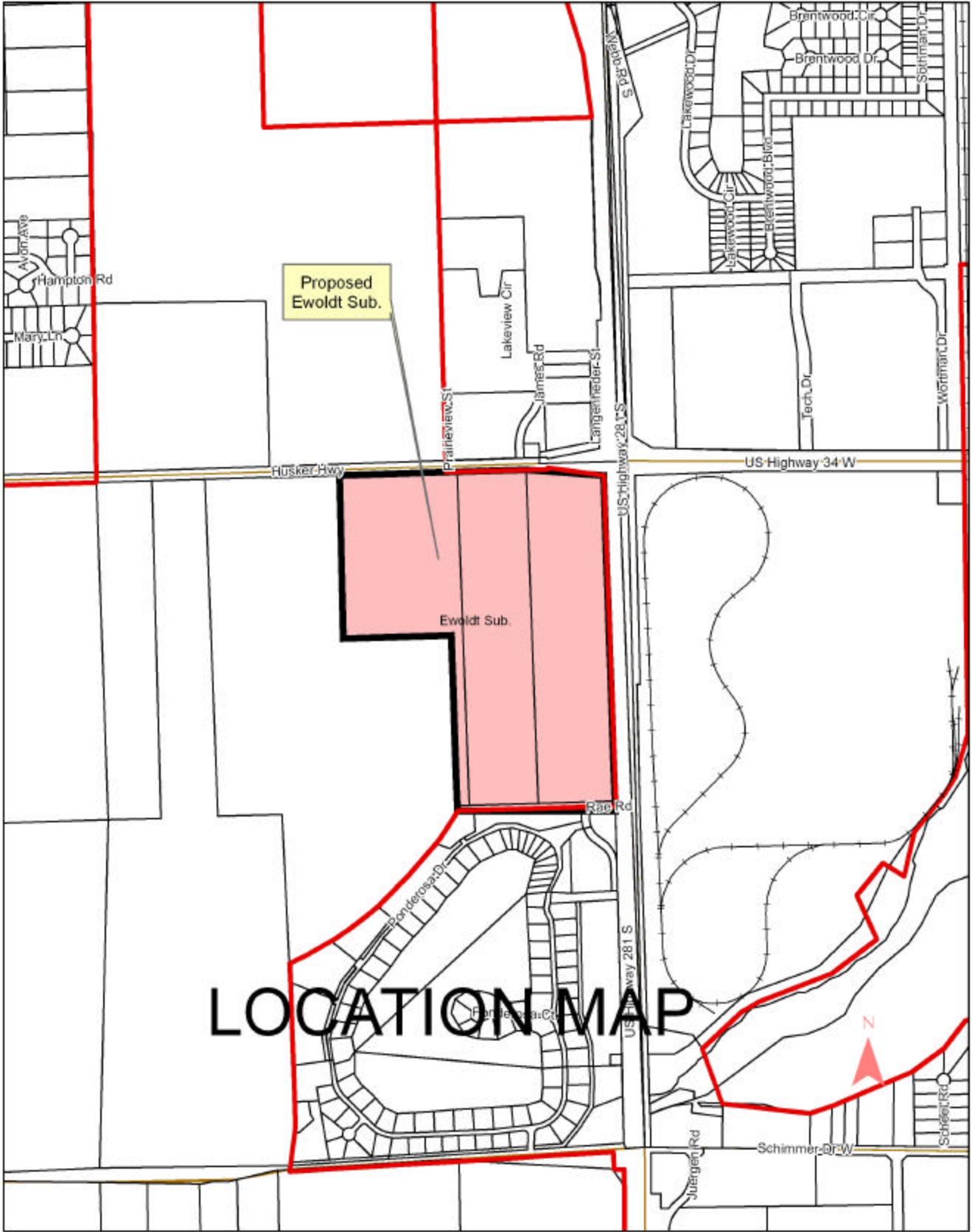
Recommendation

A motion was made by Amick 2nd by Hayes to approve the preliminary plat as presented.

A roll call vote was taken and the motion passed with 9 members present (Amick, Reynolds, O'Neill, Brown, Niemann, Miller, Eriksen, Ruge, Hayes) voting in favor.

Sample Motion

Approve the Final Plat for Ewoldt Subdivision as presented.



LOCATION MAP

RESOLUTION 2006-89

WHEREAS, Husker Retail Development, L.L.C., a limited liability company, as owner, has caused to be laid out into lots, a tract of land consisting of part of the Northeast Quarter (NE1/4) of Section 36, Township 11 North, Range 10 West of the 6th P.M. in Hall County, Nebraska, under the name of EWOLDT SUBDIVISION, and has caused a plat thereof to be acknowledged by it as an addition to the City of Grand Island; 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 EWOLDT 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, March 28, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form ☐ _____
March 23, 2006 ☐ City Attorney