



City of Grand Island

Tuesday, August 22, 2006

Council Session

Item G5

**#2006-230 - Approving Final Plat and Subdivision Agreement for
Nagy's Second Subdivision**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission
Meeting: August 22, 2006
Subject: Nagy's Second Subdivision
Item #'s: G-5
Presenter(s): Chad Nability AICP, Regional Planning Director

Background

This final plat proposes to create 2 lots on a tract of land comprising the southerly 76.15 feet of Lot 1, Block 22, Nagy's Addition to the city of Grand Island, Hall County, Nebraska. These properties have been bought and sold separately for many years. They have separate utilities and the owner is seeking to plat them according to the existing built conditions. Sewer and water are available to both lots. This will require that council permit an exception to the subdivision regulations for lot size (area) and width. This land consists of approximately 0.115 acres.

Discussion

The final plat for Nagy's Second Subdivision was considered under the consent agenda. A motion was made by Haskins and seconded by Miller to approve the consent agenda as presented. A roll call vote was taken and the motion carried with 8 members present voting in favor (Miller, Amick, O'Neill, Ruge, Haskins, Brown, Niemann, Snodgrass).

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

Motion to approve as recommended.



7th St E

Plum St N

Proposed Nagy's 2nd Sub.

Nagy's 2nd Sub.

Vine St N

6th St E

5th St E

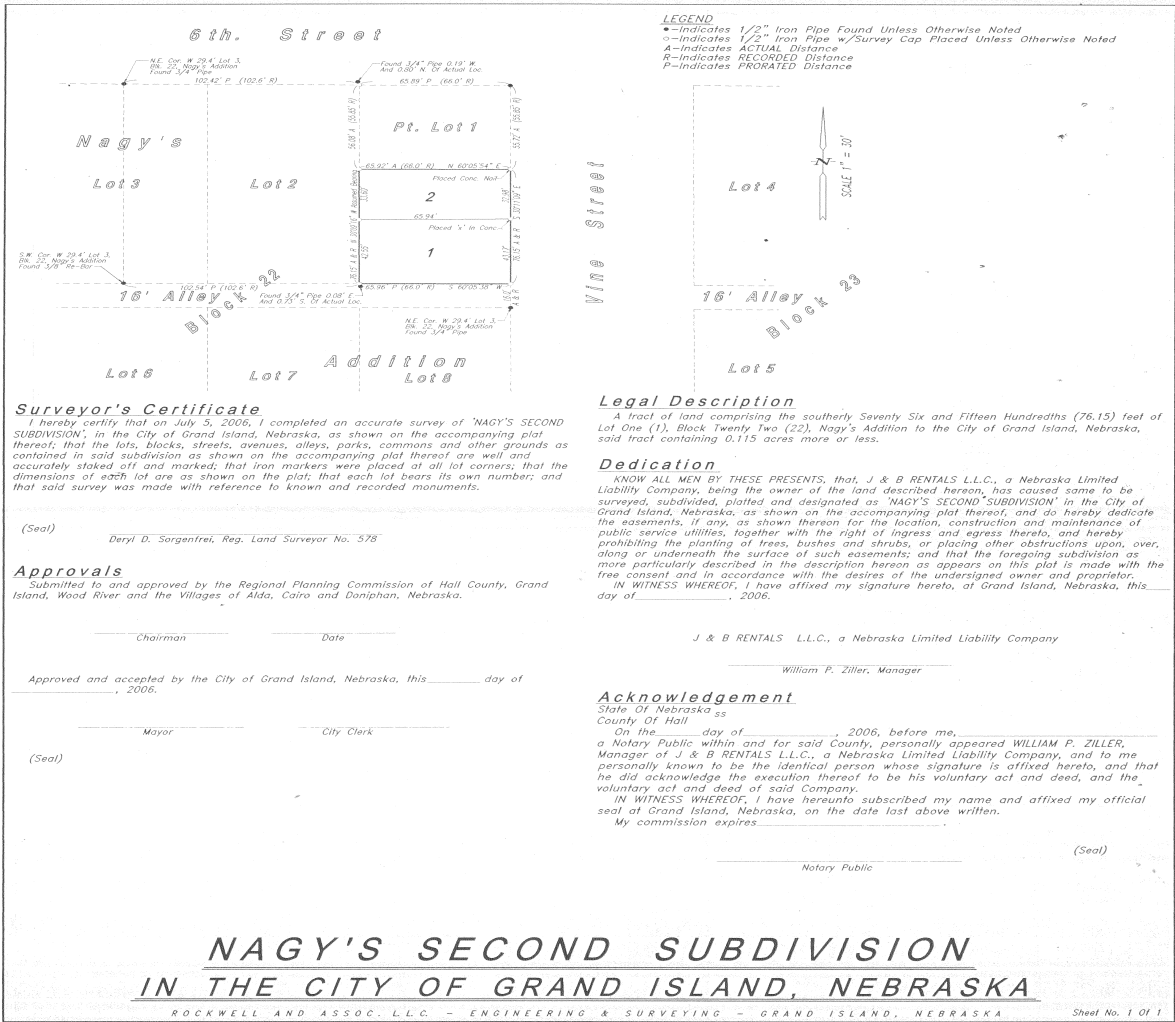
Oak St N



LOCATION MAP

Kimball Ave N

4th St E



Surveyor's Certificate

I hereby certify that on July 5, 2006, I completed an accurate survey of "NAGY'S SECOND SUBDIVISION", in the City of Grand Island, 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. Sargentfrel, 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 Daniphan, Nebraska.

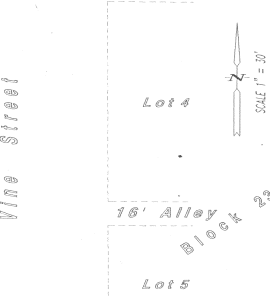
Chairman Date

Approved and accepted by the City of Grand Island, Nebraska, this _____ day of _____, 2006.

Mayor City Clerk

(Seal)

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
 P—Indicates PRORATED Distance



Legal Description

A tract of land comprising the southerly Seventy Six and Fifteen Hundredths (76.15) feet of Lot One (1), Block Twenty Two (22), Nagy's Addition to the City of Grand Island, Nebraska, said tract containing 0.115 acres more or less.

Dedication

KNOW ALL MEN BY THESE PRESENTS, that, J & B RENTALS L.L.C., a Nebraska Limited Liability Company, being the owner of the land described herein, has caused same to be surveyed, subdivided, platted and designated as "NAGY'S SECOND SUBDIVISION" in the City of Grand Island, 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 thereon, 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 owner and proprietor.

J & B RENTALS L.L.C., a Nebraska Limited Liability Company

William P. Ziller, Manager

Acknowledgement

On the _____ day of _____, 2006, before me, _____, a Notary Public within and for said County, personally appeared WILLIAM P. ZILLER, Manager of J & B RENTALS L.L.C., a Nebraska Limited Liability Company, and to me personally known to be the identical person whose signature is affixed hereto, and that he did acknowledge the execution thereof to be his voluntary act and deed, and the voluntary act and deed of said Company.

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 _____

(Seal)

Notary Public

**NAGY'S SECOND SUBDIVISION
 IN THE CITY OF GRAND ISLAND, NEBRASKA**

RESOLUTION 2006-230

WHEREAS, J & B Rentals, L.L.C., a Nebraska limited liability company, as owner, has caused to be laid out into lots, a tract of land comprising the southerly Seventy Six and Fifteen Hundredths (76.15) feet of Lot One (1), Block Twenty Two (22), Nagy's Addition to the City of Grand Island, Hall County, Nebraska, under the name of NAGY'S SECOND SUBDIVISION, 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 NAGY'S SECOND 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, August 22, 2006.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 17, 2006	☐ City Attorney