



# City of Grand Island

Tuesday, September 26, 2006

Council Session

## Item G5

**#2006-267 - Approving Amendment to Subdivision Agreement for  
Springdale Subdivision**

Staff Contact: Chad Nabity

# Council Agenda Memo

**From:** Chad Nabity, AICP

**Meeting:** September 26, 2006

**Subject:** Amendment to the Subdivision Agreement for Springdale Subdivision

**Item #'s:** G-5

**Presenter(s):** Chad Nabity, AICP Hall County Regional Planning Director

## Background

The subdivision agreement approved for Springdale Subdivision required that sidewalks be installed with the construction of new houses. The first phase of Springdale Subdivision is along Lilly Drive an existing rural section asphalt street with significant ditches.

## Discussion

The language in the current subdivision agreement is:

The Subdivider shall install and maintain all public sidewalks required by the City of Grand Island when the lots are built upon, and such sidewalk shall be regulated and required with the building permit for each such lot.

Staff is suggesting that the subdivision agreement be amended and the above language replaced with:

Immediate sidewalk construction adjacent to Lilly Drive shall be waived. However, the sidewalks shall be constructed when the property owner is directed to do so by the City Council. In the event a Street Improvement District is created to pave any public street in the subdivision, the Subdivider agrees to install public sidewalks within one year of the completion of such street improvement district in accordance with the City of Grand Island Sidewalk Policy.

## **Alternatives**

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

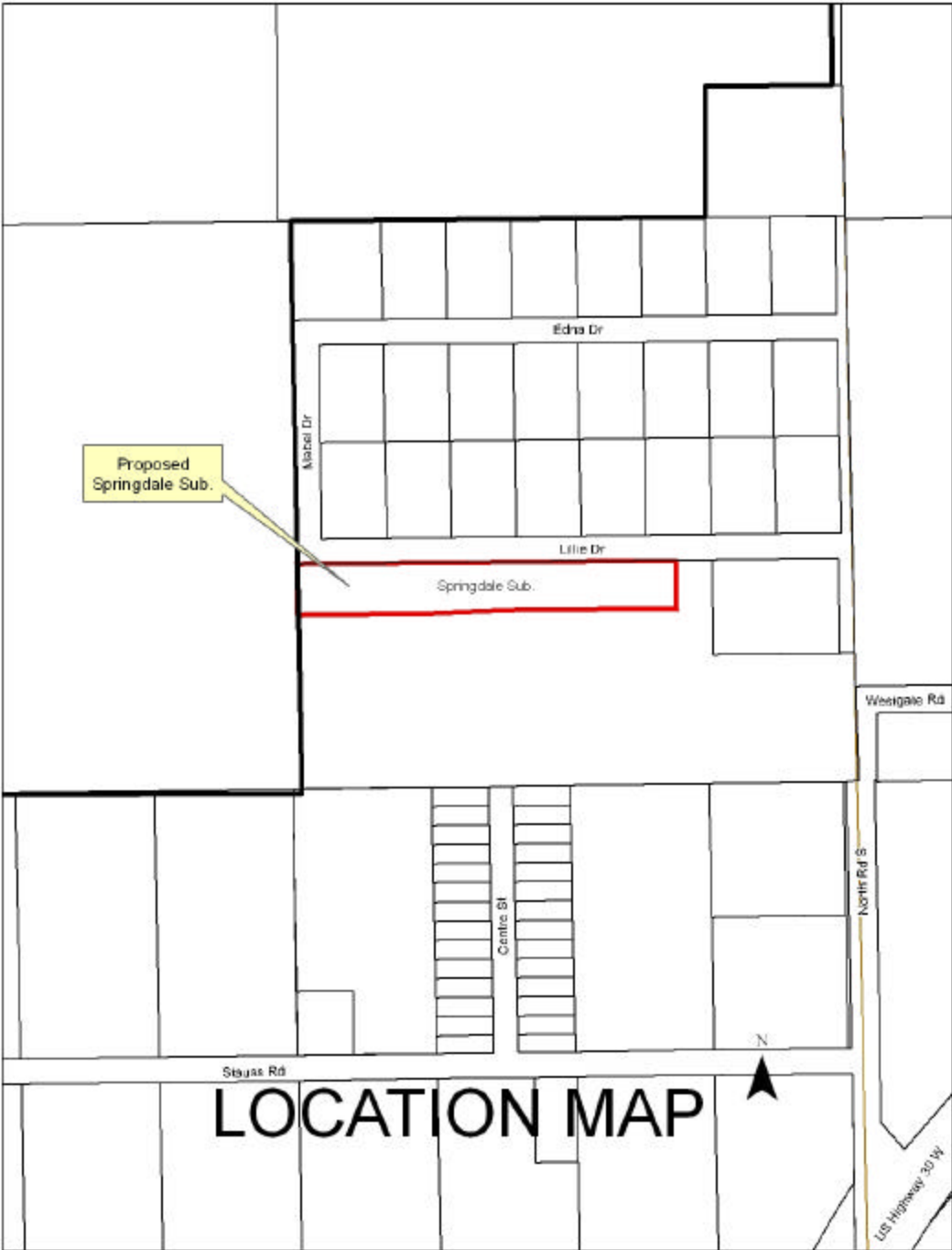
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

## **Recommendation**

City Administration recommends that the Council approve the amendment to the subdivision agreement as shown above.

## **Sample Motion**

Motion to approve the amendment to the subdivision agreement.



RESOLUTION 2006-267

WHEREAS, on June 27, 2006, by Resolution 2006-178, the City Council of the City of Grand Island approved the final plat and Subdivision Agreement for Springdale Subdivision; and

WHEREAS, the subdivision agreement required that sidewalks be installed with the construction of new homes; and

WHEREAS, because of an existing rural section of an asphalt street with significant ditches, city staff is recommending that construction of sidewalks adjacent to Lilly Drive in Springdale Subdivision should be waived until the property owner is directed to install sidewalks by the City Council.; and

WHEREAS, an Amendment to the Springdale Subdivision Agreement has been prepared by the City Attorney's office.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, that the Amendment to the Springdale Subdivision Agreement is hereby approved to waive the requirement of installation of sidewalks adjacent to Lilly Drive.

BE IT FURTHER RESOLVED, that the Mayor is hereby authorized and directed to execute such amendment on behalf of the City of Grand Island.

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Adopted by the City Council of the City of Grand Island, Nebraska, September 26, 2006.

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Jay Vavricek, Mayor

Attest:

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RaNae Edwards, City Clerk