



City of Grand Island

Tuesday, March 24, 2009

Council Session

Item F4

#9211 - Consideration of change of Zoning for Land Located in SE 1/4, NE 1/4 Section 25-11-10 from TA Transitional Agricultural to M1 Light Manufacturing

Staff Contact: Chad Nabity

ORDINANCE NO. 9211

An ordinance rezoning a certain tract of land within the zoning jurisdiction of the City of Grand Island; changing the land use classification of a tract of land located in part of the Southeast Quarter of the Northeast Quarter (SE1/4, NE1/4) of Section Twenty-five (25), Township Eleven (11), North, Range Ten (10) West of the 6th p.m., in Hall County, Nebraska, more particularly described below, from TA Transitional Agriculture to M1 Light Manufacturing; directing that such zoning change and classification be shown on the Official Zoning Map of the City of Grand Island pursuant to the provisions of Sections 36-44 and 36-51; and providing for publication and an effective date of this ordinance.

WHEREAS, the Regional Planning Commission on March 4, 2009, 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 March 24, 2009, 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 tract of land is hereby rezoned, reclassified and changed from TA Transitional Agriculture to M1 Light Manufacturing:

A tract of land located in part of the Southeast Quarter of the Northeast Quarter (SE1/4, NE1/4) of Section Twenty-five (25), Township Eleven (11), North, Range Ten (10) West of the 6th p.m., in Hall County, Nebraska, except a certain tract more particularly described in quit claim deed recorded to the State of Nebraska in book 141, page 258, and except a certain tract more particularly described in appraiser's report recorded in book 9, page 67, and more particularly described as follows:

Commencing at the East Quarter Corner Section 25-T11N-R10W; thence on an assumed bearing of S88°08'57"W upon and along the South line of the SE1/4, NE1/4 a distance of 132.51

Approved as to Form	☐ _____
March 20, 2009	☐ City Attorney

ORDINANCE NO. 9211 (Cont.)

feet to the Northeast corner of Lot 2, Pedcor Second Subdivision, an addition to the City of Grand Island, Nebraska, said point also being the westerly right-of-way (ROW) line of US Highway #281 and the point of beginning; thence S88°09'55"W upon and along the South line of SE1/4, NE1/4, said line also being the North line of said Lot 2 a distance of 1189.55 feet to the Southwest corner of said SE1/4, NE1/4, said point also being the Northwest corner of said Lot 2; thence N01°24'18"W upon and along the West line of said SE1/4, NE1/4 a distance of 1322.52 feet to the Northwest corner of said SE1/4, NE1/4; thence N88°18'32"E upon and along the North line of said SE1/4, NE1/4 a distance of 860.86 feet to said westerly row line of US Highway #281; thence S21°57'28"E along and upon said west row line a distance of 398.06 feet to a point of curvature; thence upon and along said westerly row line around a curve in a clockwise direction having a delta angle 20°00'15", an arc length 968.79 feet, a radius 2774.79, a chord bearing S12°42'30"E with a chord distance of 963.87 feet to the point of beginning. Said tract contains a calculated area of 1,412,514.37 square feet or 32.427 acres more or less.

SECTION 2. That the Official Zoning Map of the City of Grand Island, Nebraska, as established by Sections 36-44 and 36-51 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 3. 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: _____.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk