



City of Grand Island

Tuesday, April 14, 2015

Council Session

Item E-4

**Public Hearing on Request to Rezone Property Located at 4311
West 13th Street from TA Transitional Agriculture and LLR
Large Lot Residential (Niedfelt Property Management, LLC)**

Staff Contact: Craig Lewis

Council Agenda Memo

From: Regional Planning Commission

Meeting: April 14, 2015

Subject: Rezone Properties from TA Transitional Agriculture to LLR – Large Lot Residential Zone

Item #'s: E-4 & F-4

Presenter(s): Craig Lewis, Building Department Director

Background

A request to change the zoning for a tract of land in the N ½ of the NW ¼ of the NW ¼ of Section 14 Township 11 north, Range 10 west of the 6th PM in Hall County, Nebraska from TA – Transitional Agriculture Zone to LLR – Large Lot Residential Zone. The subject property is located west of Westridge Middle School on the south side of 13th Street.

Discussion

At the regular meeting of the Regional Planning Commission, held April 1, 2015 the above item was considered following a public hearing.

O'Neill opened the Public Hearing.

Lewis explained the rezone request.

O'Neill closed the Public Hearing.

A motion was made by Ruge and seconded by Bredthauer to approve the rezone as presented.

A roll call vote was taken and the motion passed with 10 members present and 10 voting in favor (O'Neill, Connick, Huisman, Bredthauer, Ruge, Maurer, Robb, Heckman, Haskins, and Kjar) and no one abstaining.

The memo sent to the planning commission with staff recommendation is attached for review by Council.

Alternatives

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

1. Approve the rezoning request as presented
2. Modify the rezoning request to meet the wishes of the Council
3. Postpone the issue

Recommendation

City Administration recommends that the Council approve the proposed changes as recommended.

Sample Motion

Move to approve the ordinance and rezoning as presented.

March 17, 2015

Dear Members of the Board:

RE: Rezoning – A request to rezone the properties from TA Transitional Agriculture to LLR Large Lot Residential Zone in the City of Grand Island, 2 mile extraterritorial zoning jurisdiction, in Hall County, Nebraska. Property is located at 4311 W 13th St, Grand Island.

For reasons of Section 19-923 Revised Statutes of Nebraska, as amended, there is herewith submitted a rezone request to the Grand Island Zoning Map from TA Transitional Agriculture to Large Lot Residential Zone. As shown on the enclosed map.

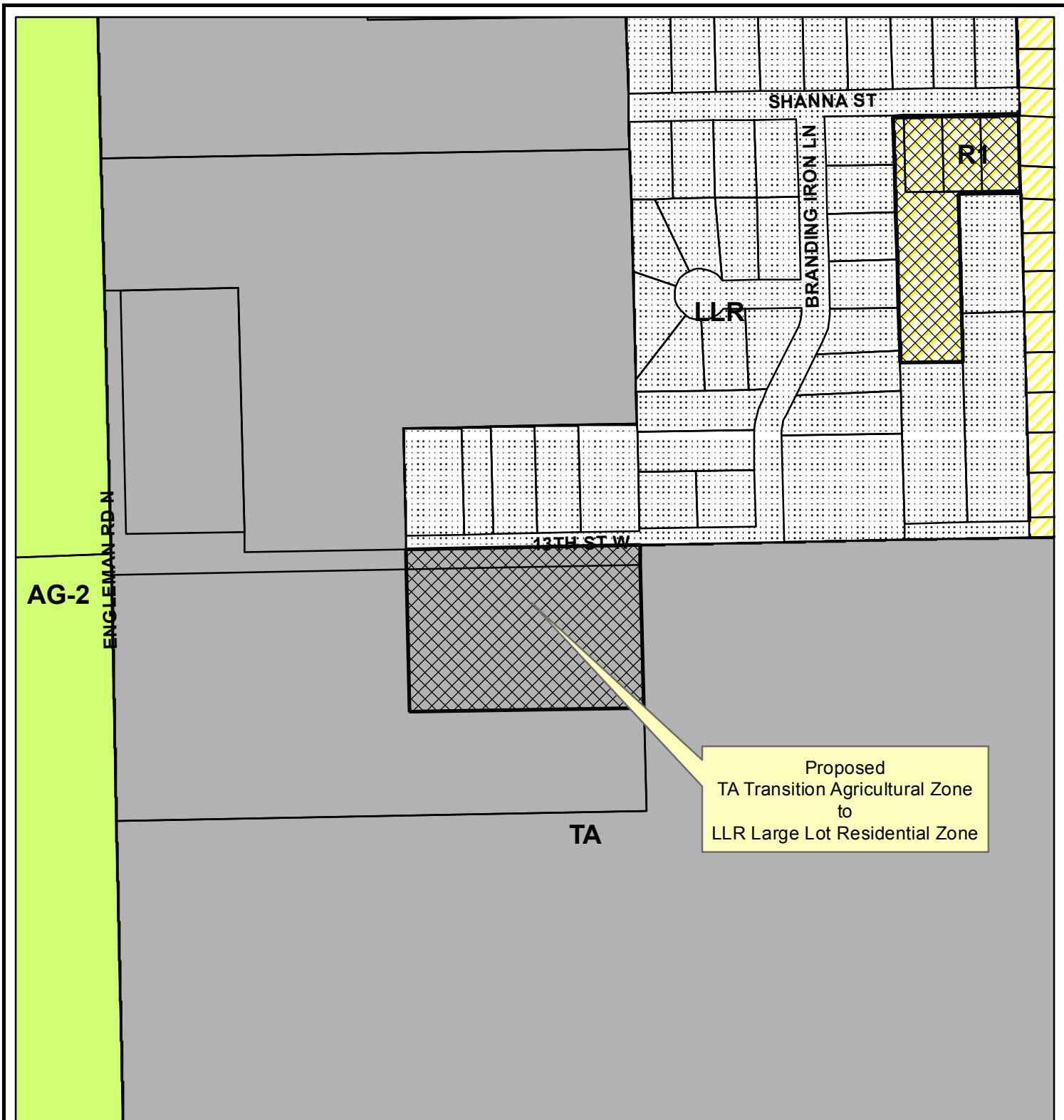
You are hereby notified that the Regional Planning Commission will consider this zoning change at the next meeting that will be held at 6:00 p.m. on April 1, 2015 in the Council Chambers located in Grand Island's City Hall.

Sincerely,



Craig Lewis
Building Director

cc: City Clerk
City Attorney
City Public Works
City Building Department
City Utilities

This letter was sent to the following School Districts 1R, 2, 3, 19, 82, 83, 100, 126.



Requested Zoning

-  From TA : Transitional Agricultural Zone
-  to LLR : Large Lot Residential Zone



Scale : NONE

C-11-2015GI

