



City of Grand Island

Tuesday, January 26, 2010

Council Session

Item G3

**#2010-24 - Approving Final Plat and Subdivision Agreement for
Nottingham Estates Third Subdivision**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: January 26, 2010

Subject: Nottingham Subdivision – Final Plat

Item #'s: G-3

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

Background

This property is located south of east of Hope Street and north of Church Street, this Final Plat proposes to create 1 lot on a tract of land comprising all of Lots Nineteen (19) and Twenty (20), Nottingham Estates Subdivision, in the City of Grand Island, Nebraska. This is approximately .166 acres more or less.

Discussion

The revised preliminary and final plats for Nottingham Estates Third Subdivision were considered by the Regional Planning Commission at the January 6, 2010 meeting. A motion was made by Ruge and seconded by Hayes to approve the plats as presented on the Consent Agenda. A roll call vote was taken and the motion passed with 7 members present (Aguilar, O'Neill, Ruge, Hayes, Reynolds, Haskins and Connelly) voting in favor and no member present abstaining.

Alternatives

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

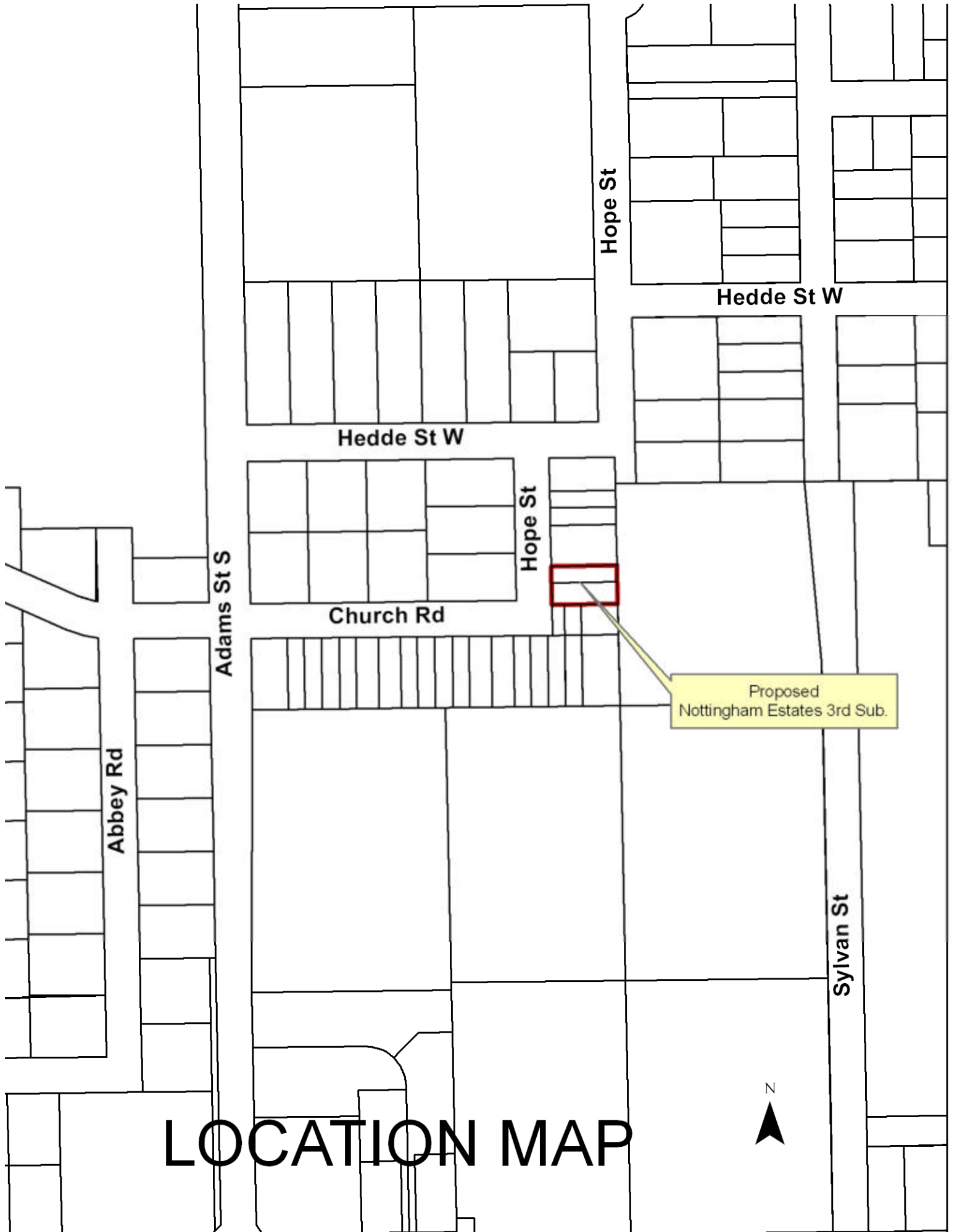
1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

Recommendation

City Administration recommends that the Council approve the final plat as presented.

Sample Motion

Move to approve as recommended.



LOCATION MAP

Nottingham Estates Third Subdivision Final Plat Summary

Developer/Owner

Baker Development Company
Gregory W. Baker, President
4710 Tara Ct.
Grand Island NE 68801

To create 1 lot east of Hope Street and north of Church Road, in the City of Grand Island, in Hall County, Nebraska.

Size: .166 acres

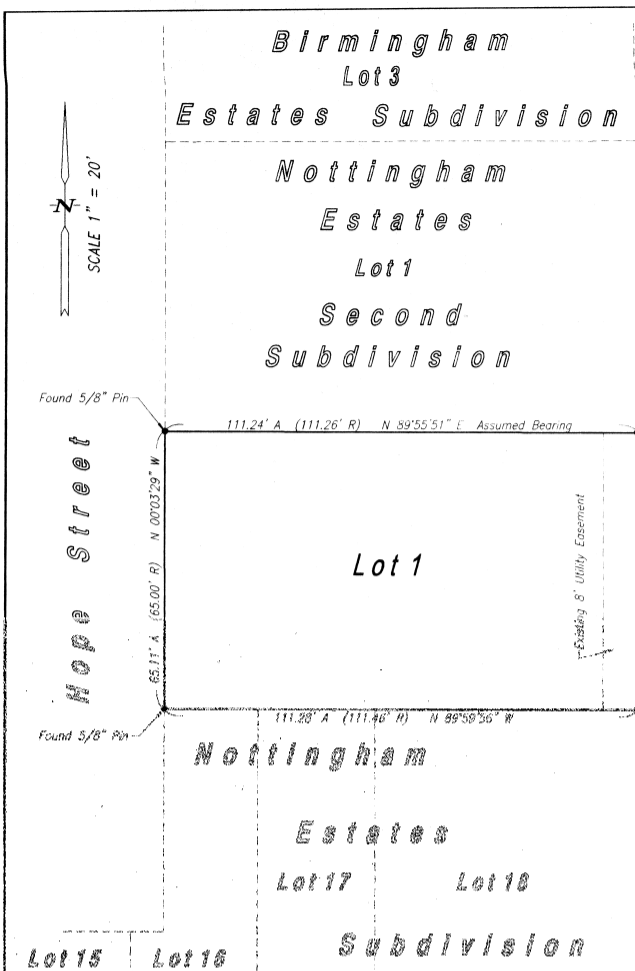
Zoning: Amended RD Residential Development Zone

Road Access: City Roads

Water Public: City water is available

Sewer Public: City sewer is available





Grand Island School Addition
Lots

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

Legal Description

A tract of land comprising all of Lots Nineteen (19) and Twenty (20), Nottingham Estates Subdivision, in the City of Grand Island, Hall County, Nebraska, said tract containing 0.166 acres more or less.

Dedication

KNOW ALL MEN BY THESE PRESENTS, that, BAKER DEVELOPMENT COMPANY, a Nebraska Corporation, being the owner of the land described hereon, has caused same to be surveyed, subdivided, platted and designated as NOTTINGHAM ESTATES THIRD SUBDIVISION, in the City of Grand Island, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the easements as shown thereon for the location, construction and maintenance of public service utilities forever, together with the right of ingress and egress thereto, 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.

IN WITNESS WHEREOF, I have affixed my signature hereto at Grand Island, Nebraska, this _____ day of _____, 2009.

BAKER DEVELOPMENT COMPANY, a Nebraska Corporation

Gregory W. Baker, President

Acknowledgement

State Of Nebraska ss
County Of Hall

On the _____ day of _____, 2009, before me _____, a Notary Public within and for said County, personally appeared GREGORY W. BAKER, President of BAKER DEVELOPMENT COMPANY, a Nebraska Corporation, 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 Corporation.

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

Approval

Submitted to and approved by the Regional Planning Commission of Hall County, Grand Island, Wood River and the Villages of Alda, Cairo and Doniphan, Nebraska.

Chairman

Date

Approved and accepted by the City of Grand Island, Nebraska, this _____ day of _____, 2010.

Mayor

City Clerk

(Seal)

Surveyor's Certificate

I hereby certify that on November 23, 2009, I completed an accurate survey of 'NOTTINGHAM ESTATES THIRD 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:

Deryl D. Sargentfrei, Reg. Land Surveyor No. 578

(Seal)

NOTTINGHAM ESTATES THIRD SUBDIVISION IN THE CITY OF GRAND ISLAND, NEBRASKA

RESOLUTION 2010-24

WHEREAS, Gregory W. Baker, President of Baker Development Company, a Nebraska Corporation, being the owner of the land described hereon, have caused to be laid out into 2 lots, a tract of land comprising all Lots Nineteen (19) and Twenty (20), Nottingham Estates Subdivision, in the City of Grand Island, in Hall County Nebraska, under the name of NOTTINGHAM ESTATES THIRD 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 NOTTINGHAM ESTATES THIRD 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, January 26, 2010.

Margaret Hornady, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
January 21, 2010	☐ City Attorney