



City of Grand Island

Tuesday, August 28, 2012

Council Session

Item G3

**#2012-221 - Approving Preliminary Plat, Final Plat and
Subdivision Agreement for Sterling Estates Second Subdivision**

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission

Meeting: August 28, 2012

Subject: Sterling Estates Second Subdivision – Preliminary & Final Plat

Item #'s: G-3

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

Background

This property is located south of Capital Ave and west of US HWY 281. This final plat proposes to create 2 Lots on a tract of land consisting of part of the Northwest Quarter (NW1/4) of Section 12, Township 11 North, Range 10 West of the 6th P.M., in the City of Grand Island, Hall County, Nebraska, said tract containing 13.79 acres.

Discussion

The revised plat for Sterling Estates Second Subdivision Preliminary & Final Plat was considered by the Regional Planning Commission at the August 1, 2012 meeting.

A motion was made by Bredthauer and seconded by McCarty to approve the plat as presented. A motion was also made to approve the Preliminary Plat and Final Plat for Sterling Estates 2nd Subdivision.

A roll call vote was taken and the motion passed with 12 members present and voting in favor (Amick, Monter, Eriksen, Connelly, McCarty, Snodgrass, O'Neill, Hayes, Bredthauer, Ruge, Reynolds and Haskins) and no one voting against.

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

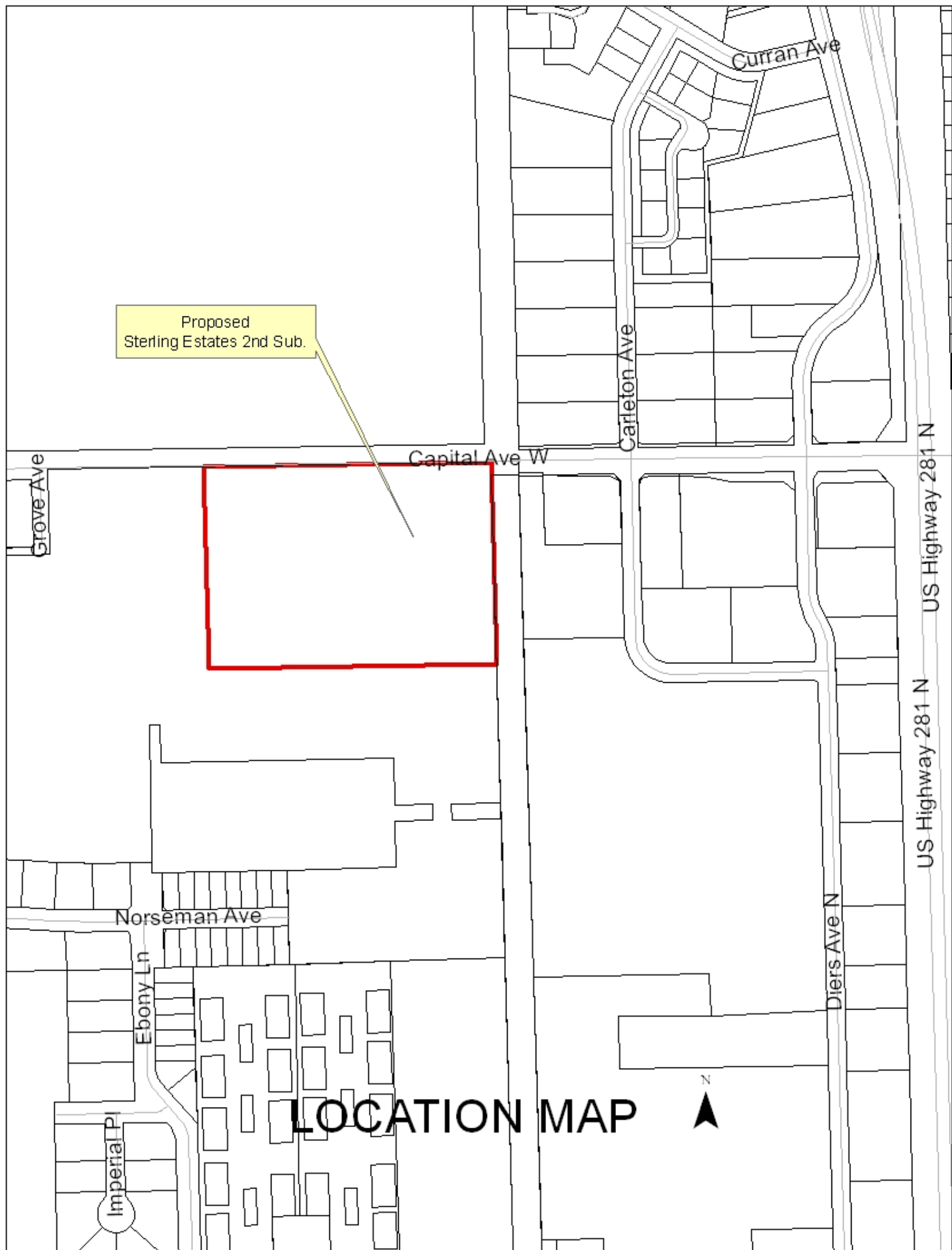
4. Take no action on the issue

Recommendation

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

Sample Motion

Move to approve as recommended.



Sterling Estates Second Subdivision

Developer/Owner

Residences at Sterling Estates, LLC
8712 W Dodge Road, Suite 400
Omaha NE 68114

To create 2 lots south of Capital Ave and west of US Hwy 281, in the City of Grand Island, in Hall County, Nebraska.

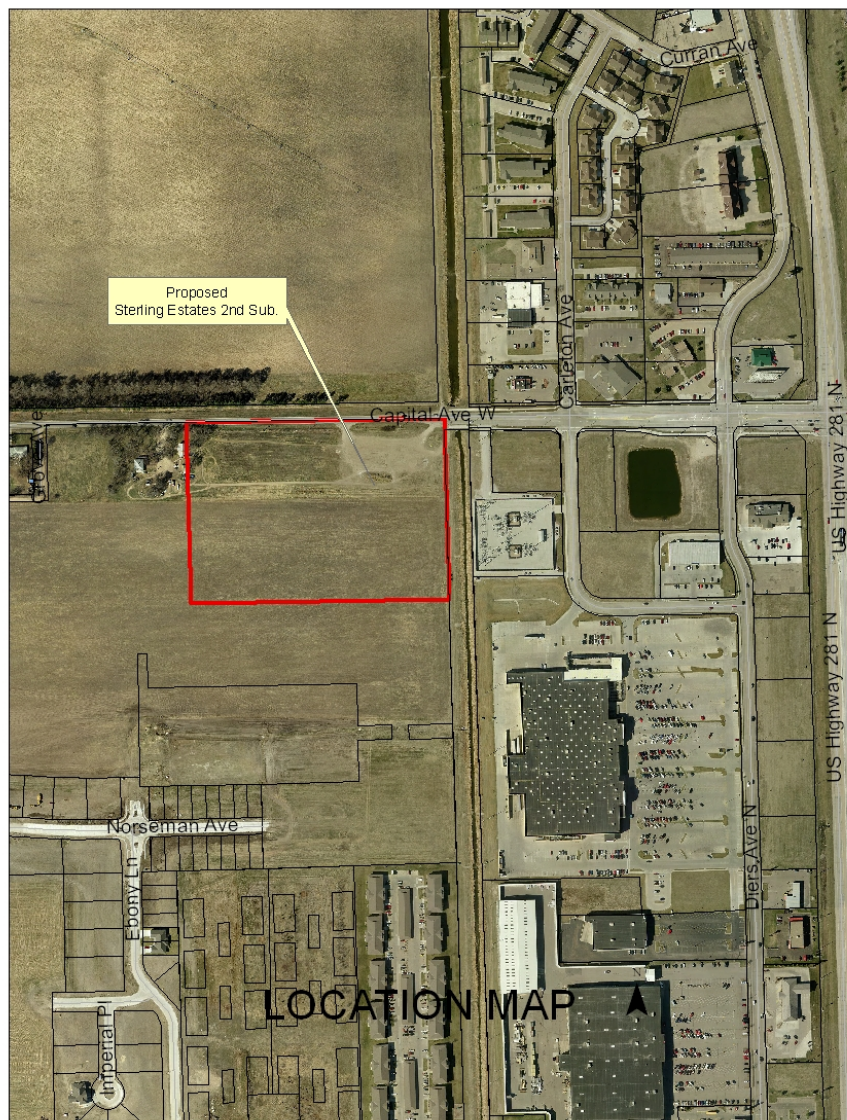
Size: 13.79 acres

Zoning: RD – Residential Development Zone

Road Access: City Roads

Water Public: City water is available

Sewer Public: City sewer is available



July 19, 2012

Dear Members of the Board:

RE: Final Plat – Sterling Estates Second Subdivision – Preliminary Plat and Final Plat.

For reasons of Section 19-923 Revised Statutes of Nebraska, as amended, there is herewith submitted a final plat of Sterling Estates Second Subdivision, located in the City of Grand Island, in Hall County Nebraska.

This final plat proposes to create 2 lots on a tract of land consisting of part of the Northwest Quarter (NW ¼) of Section 12, Township 11 North, Range 10, in the City of Grand Island Hall County, Nebraska, said tract containing 13.79 acres.

You are hereby notified that the Regional Planning Commission will consider this final plat at the next meeting that will be held at 6:00 p.m. on August 1, 2012 in the Council Chambers located in Grand Island's City Hall.

Sincerely,

Chad Nabity, AICP
Planning Director

Cc: City Clerk
City Attorney
City Public Works
City Building Department
City Utilities
Manager of Postal Operations
Olsson & Associates

This letter was sent to the following School Districts 1R, 2, 3, 8, 12, 19, 82, 83, 100, 126.

RESOLUTION 2012-221

WHEREAS, Residences at Sterling Estates, LLC, being the said owner of the land described hereon, have caused same to be surveyed, subdivided, platted and designated as "STERLING ESTATES SECOND SUBDIVISION", to be laid out into 2 lots, a tract of land consisting of part of the Northwest Quarter (NW1/4) of Section 12, Township 11 North, Range 10 West of the 6th P.M., in the City of Grand Island, Hall County Nebraska, 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 STERLING ESTATES 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 28, 2012.

Jay Vavricek, Mayor

Attest:

RaNae Edwards, City Clerk

Approved as to Form	☐ _____
August 24, 2012	☐ City Attorney