

Change of Zone 04011

ORDINANCE NO. \_\_\_\_\_

1           AN ORDINANCE amending the Lincoln Zoning District Maps attached to and  
 2 made a part of Title 27 of the Lincoln Municipal Code, as provided by Section 27.05.020 of the  
 3 Lincoln Municipal Code, by changing the boundaries of the districts established and shown  
 4 thereon.

5           BE IT ORDAINED by the City Council of the City of Lincoln, Nebraska:

6           Section 1. That the "Lincoln Zoning District Maps" attached to and made a part  
 7 of Title 27 of the Lincoln Municipal Code be and they are hereby amended by changing the  
 8 boundaries of the districts established and shown on said Maps as follows:

9           A portion of Lot 100 I.T., located in the Southwest Quarter of  
 10 Section 14, Township 10 North, Range 7 East of the 6th P.M.,  
 11 Lancaster County, Nebraska; more particularly described by  
 12 metes and bounds as follows:

13           Commencing at the west quarter corner of Section 14, Township  
 14 10 North, Range 7 East of the 6th P.M.; thence south 89 degrees  
 15 24 minutes 54 seconds east (an assumed bearing) on the north  
 16 line of the Southwest Quarter, a distance of 1326.42 feet to a  
 17 found 5/8" rebar for the north 1/16 corner of the Southwest  
 18 Quarter; thence south 00 degrees 02 minutes 38 seconds west,  
 19 on the west line of Lot 10 I.T. extended, a distance of 33.00 feet  
 20 to the northwest corner of Lot 10 I.T. and the point of beginning;  
 21 thence continuing on the previous bearing of south 00 degrees 02  
 22 minutes 38 seconds west, on the east line of said Lot 100 I.T., a  
 23 distance of 675.99 feet to the northeast corner of Morning Glory  
 24 Estates Addition; thence south 89 degrees 57 minutes 47  
 25 seconds west on the north line of said Addition, a distance of  
 26 566.99 feet; thence north 00 degrees 35 minutes 05 seconds  
 27 east, a distance of 398.61 feet; thence south 89 degrees 24  
 28 minutes 55 seconds east, a distance of 110.00 feet; thence north  
 29 00 degrees 35 minutes 05 seconds east, a distance of 49.00 feet;  
 30 thence north 89 degrees 24 minutes 55 seconds west, a distance  
 31 of 110.00 feet; thence north 00 degrees 35 minutes 05 seconds  
 32 east, a distance of 234.50 feet, to a point on the south right-of-  
 33 way of Leighton Avenue; thence south 89 degrees 24 minutes 55

1 seconds east, on said south right-of-way, a distance of 560.58  
2 feet to the point of beginning, and containing a calculated area of  
3 377,435.58 square feet or 8.66 acres more or less;

4 be and it hereby is transferred from the AG Agricultural District to the R-3 Residential District  
5 and is hereby made a part of the R-3 Residential District and governed by all the provisions and  
6 regulations pertaining to the R-3 Residential District.

7 Section 2. That the "Lincoln Zoning District Maps" attached to and made a part  
8 of Title 27 of the Lincoln Municipal Code be and they are hereby amended by changing the  
9 boundaries of the districts established and shown on said Maps as follows:

10 A portion of Lot 100 I.T., located in the Southwest Quarter of  
11 Section 14, Township 10 North, Range 7 East of the 6th P.M.,  
12 Lancaster County, Nebraska, more particularly described by  
13 metes and bounds as follows:

14 Commencing at the west quarter corner of Section 14, Township  
15 10 North, Range 7 East of the 6th P.M.; thence south 89 degrees  
16 24 minutes 54 seconds east (an assumed bearing) on the north  
17 line of the Southwest Quarter, a distance of 1326.42 feet to a  
18 found 5/8" rebar for the north 1/16 corner of the Southwest  
19 Quarter; thence south 00 degrees 02 minutes 38 seconds west,  
20 on the west line of Lot 10 I.T. extended, a distance of 33.00 feet,  
21 to the northwest corner of Lot 10 I.T.; thence along the north line  
22 of said Lot 10 I.T. north 89 degrees 24 minutes 55 seconds west,  
23 for a distance of 560.58 feet and the point of beginning; thence  
24 south 00 degrees 35 minutes 05 seconds west, a distance of  
25 234.50 feet; thence south 89 degrees 24 minutes 55 seconds  
26 east, a distance of 110.00 feet; thence south 00 degrees 35  
27 minutes 05 seconds west, a distance of 49.00 feet; thence north  
28 89 degrees 24 minutes 55 seconds west, a distance of 110.00  
29 feet; thence south 00 degrees 35 minutes 05 seconds west, a  
30 distance of 398.61 feet; thence south 89 degrees 57 minutes 47  
31 seconds west, on the north line of said Addition, a distance of  
32 668.35 feet to the northwest corner of Morning Glory Estates  
33 Addition, said point being on the east right-of-way of North 84th  
34 Street; thence north 00 degrees 02 minutes 13 seconds west on  
35 the east right-of-way of North 84th Street, a distance of 105.38  
36 feet; thence north 00 degrees 59 minutes 41 seconds west, on  
37 said right-of-way, a distance of 299.12 feet; thence north 00  
38 degrees 02 minutes 13 seconds west, on the east right-of-way of  
39 North 84th Street, a distance of 245.00 feet; thence north 26  
40 degrees 39 minutes 06 seconds east, on the southeasterly right-  
41 of-way of North 84th Street, a distance of 44.53 feet to a point on  
42 the south right-of-way of Leighton Avenue; thence south 89

1 degrees 24 minutes 55 seconds east, on said south right-of-way,  
2 a distance of 660.79 feet to the point of beginning, and containing  
3 a calculated area of 468,020.91 square feet or 10.74 acres, more  
4 or less;

5 be and it hereby is transferred from the AG Agricultural District to the H-4 General Commercial  
6 District and is hereby made a part of the H-4 General Commercial District and governed by all  
7 the provisions and regulations pertaining to the H-4 General Commercial District.

8 Section 3. That this ordinance shall take effect and be in force from and after its  
9 passage and publication according to law.

Introduced by:

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Approved as to Form & Legality:

\_\_\_\_\_  
City Attorney

Approved this \_\_\_ day of \_\_\_\_\_, 2005:

\_\_\_\_\_  
Mayor