

RESOLUTION NO. A-_____

SPECIAL PERMIT NO. 1869B

1 WHEREAS, the Knights of Columbus Building Association has submitted
 2 an application designated as Special Permit No. 1869B for authority to amend the
 3 Knights Court Community Unit Plan to reduce certain side yard setbacks from 8' to 5' on
 4 Lots 11, 12, and 13, Block 1, Knights Court Addition on property located at S. 60th
 5 Street and South Street, and legally described to wit:

6 Lots 11, 12, and 13, Block 1, Knights Court Addition, located
 7 in the Northwest Quarter of Section 33, Township 10 North,
 8 Range 7 East, Lancaster County, Nebraska;

9 WHEREAS, the real property adjacent to the area included within the site
 10 plan for this community unit plan will not be adversely affected; and

11 WHEREAS, said site plan together with the terms and conditions
 12 hereinafter set forth are consistent with the intent and purpose of Title 27 of the Lincoln
 13 Municipal Code to promote the public health, safety, and general welfare.

14 NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of
 15 Lincoln, Nebraska:

16 That the application of the Knights of Columbus Building Association,
 17 hereinafter referred to as "Permittee," to amend the Knights Court Community Unit Plan
 18 to reduce certain side yard setbacks on Lots 11, 12, and 13, Block 1, from 8' to 5', on
 19 the property legally described above, be and the same is hereby granted under the
 20 provisions of Section 27.63.320 and Chapter 27.65 of the Lincoln Municipal Code upon

1 condition that construction and operation of said community unit plan be in strict
2 compliance with said application, the site plan, and the following additional express
3 terms, conditions, and requirements:

4 1. This permit approves the reduction of the setback in the west side
5 yard of Lot 13, the east side yard of Lot 12, and the west side yard of Lot 11, from 8' to
6 5' within Knights Court Community Unit Plan.

7 2. Before receiving building permits the construction plans must
8 conform to the approved plans.

9 3. Before occupying the dwelling units, all development and
10 construction must be completed in conformance with the approved plans.

11 4. All privately-owned improvements must be permanently maintained
12 by the owner or an appropriately established homeowners association approved by the
13 City Attorney.

14 5. The site plan approved by this permit shall be the basis for all
15 interpretations of setbacks, yards, locations of buildings, location of parking and
16 circulation elements, and similar matters.

17 6. The terms, conditions, and requirements of this resolution shall be
18 binding and obligatory upon the Permittee, its successors, and assigns. The building
19 official shall report violations to the City Council which may revoke the special permit or
20 take such other action as may be necessary to gain compliance.

21 7. The Permittee shall sign and return the City's letter of acceptance
22 to the City Clerk within 30 days following approval of the special permit, provided,
23 however, said 30-day period may be extended up to six months by administrative

1 amendment. The City Clerk shall file a copy of the resolution approving the special
2 permit and the letter of acceptance with the Register of Deeds, filing fees therefor to be
3 paid in advance by the Permittee.

4 8. The site plan as approved with this resolution voids and supersedes
5 all previously approved site plans, however all resolutions approving previous permits
6 remain in force unless specifically amended by this resolution.

Introduced by:

Approved as to Form & Legality:

City Attorney

Approved this ___ day of _____, 2003:

Mayor