Conner's Architectural Antiques
701 P Street
Lincoln, Nebraska 68508
(402) 435-3338

EXHIBIT "A"

9/26/02

Dear Mr. Bartells,

Enclosed please find our proposed plan for remodeling at 1001 'L' St., Pictures of the existing building and stoop, and this formal request for variance to allow for the construction of a wheel chair ramp within the area between the building lot line and the city sidewalk. I have already made an application for a $5000.^{00} bond to meet city requirements. If you could review these plans and give me a call it you need anything further.

Yours,

Sid Conner

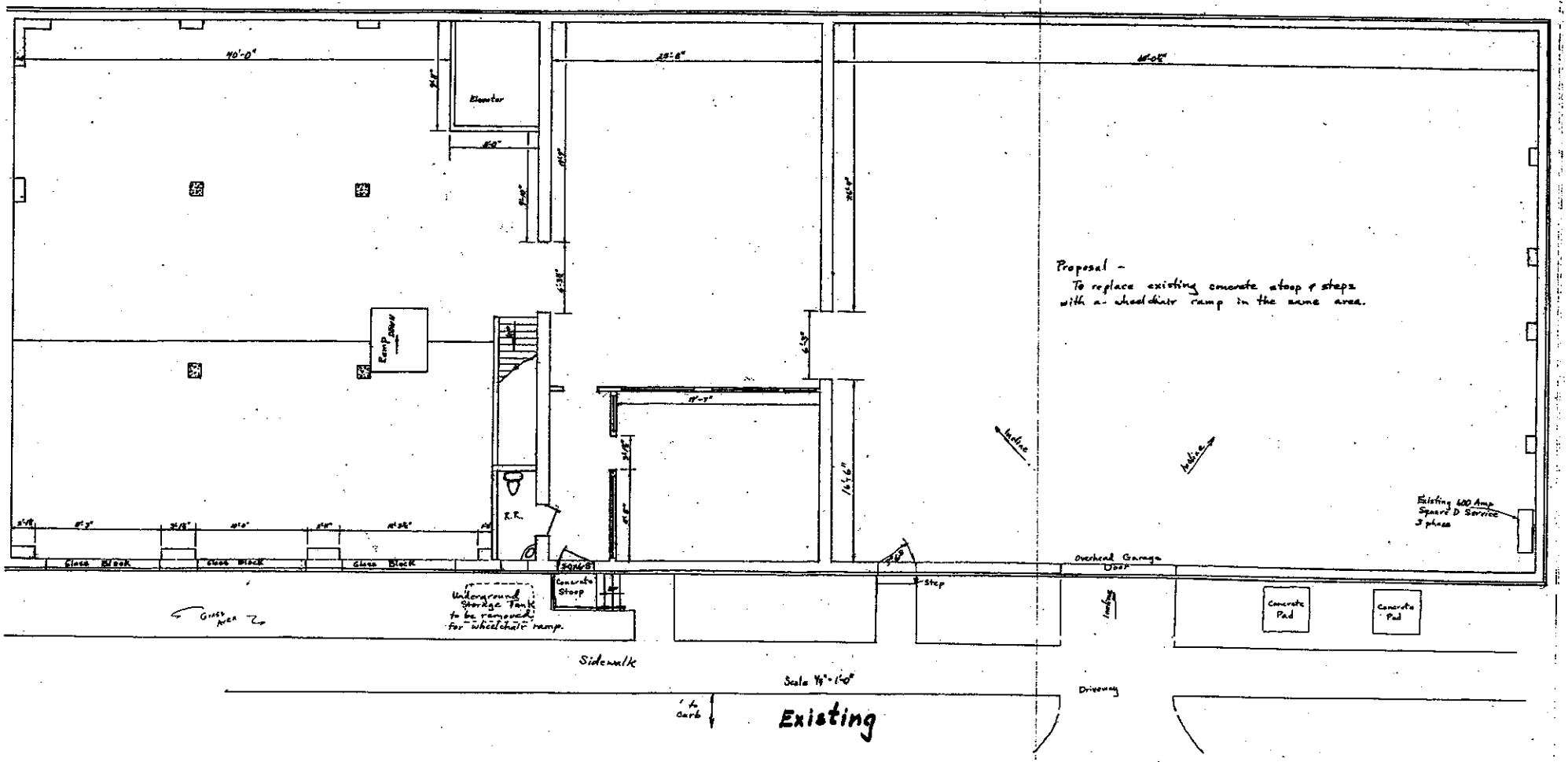
Sid Conner

cell # 450-5200

EXHIBIT "B"

Sid & Cheryl Conner

Metz Bakery, Tyler Beverage Co.
1001 'L'



Legal Description:
Lot 6, Block 100, Original Plat
Lincoln, Lancaster Co., Ne.

Address: 1001 'L'

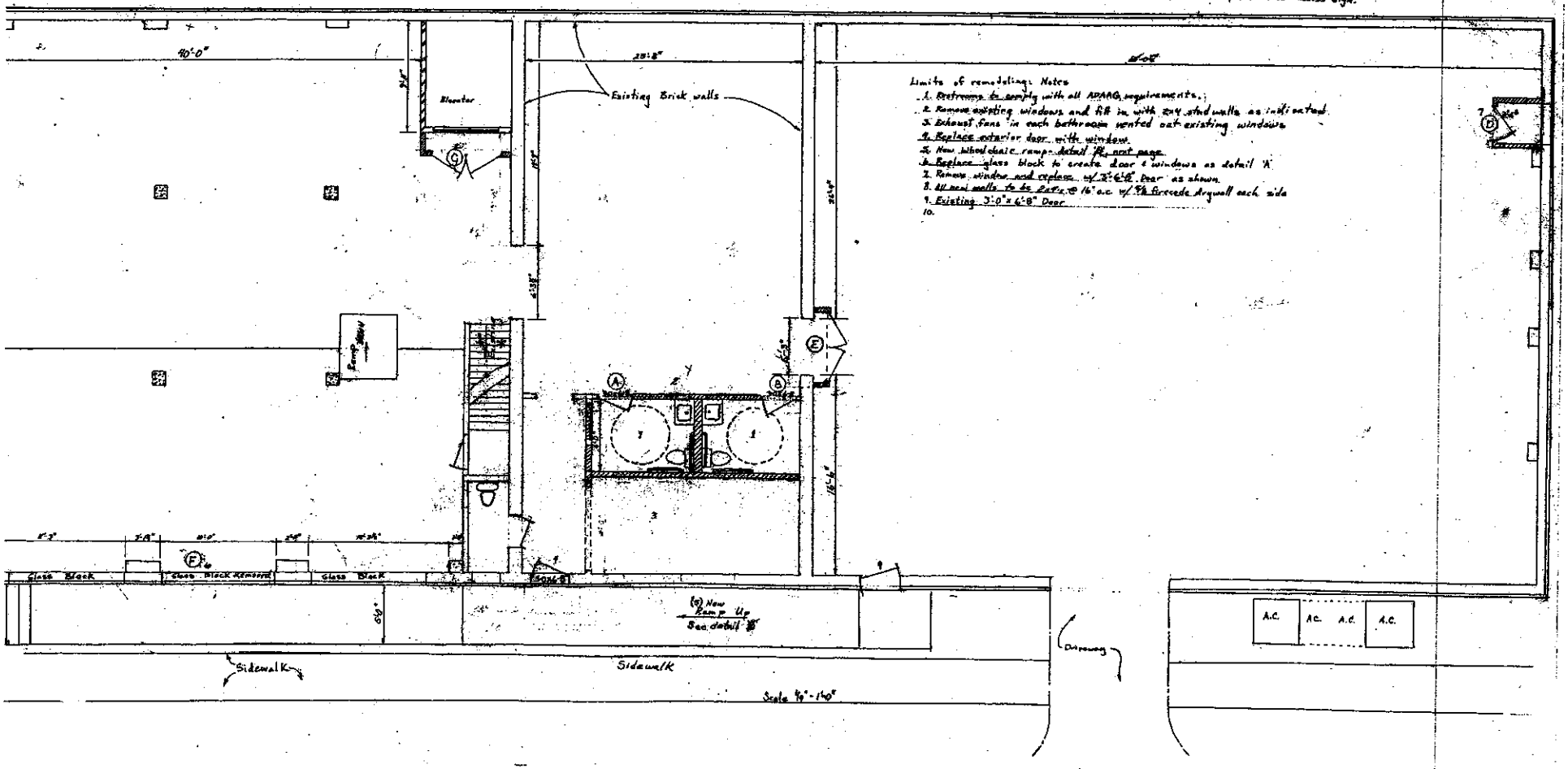
Sid & Cheryl Conner

Mets Bakery, Tyler Beverage Co.
1001 'L'
Retail Space

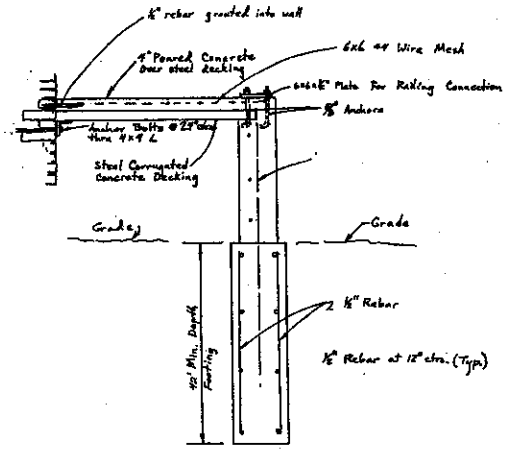
New Door Schedule

(A)	3'-0" x 6'-8" Solid core
(B)	3'-0" x 6'-8" Solid core
(C)	Double 3'-0" x 7'-0" Fireside 1 Hr. doors
(D)	3'-0" x 7'-0" Fireside 1 Hr. door w/ panic hardware & auto closer & signage ●
(E)	Double 3'-0" 7'-0" solid doors w/ panic hdwr
(F)	3'-0" x 6'-8" Entry Door w/ signage ●

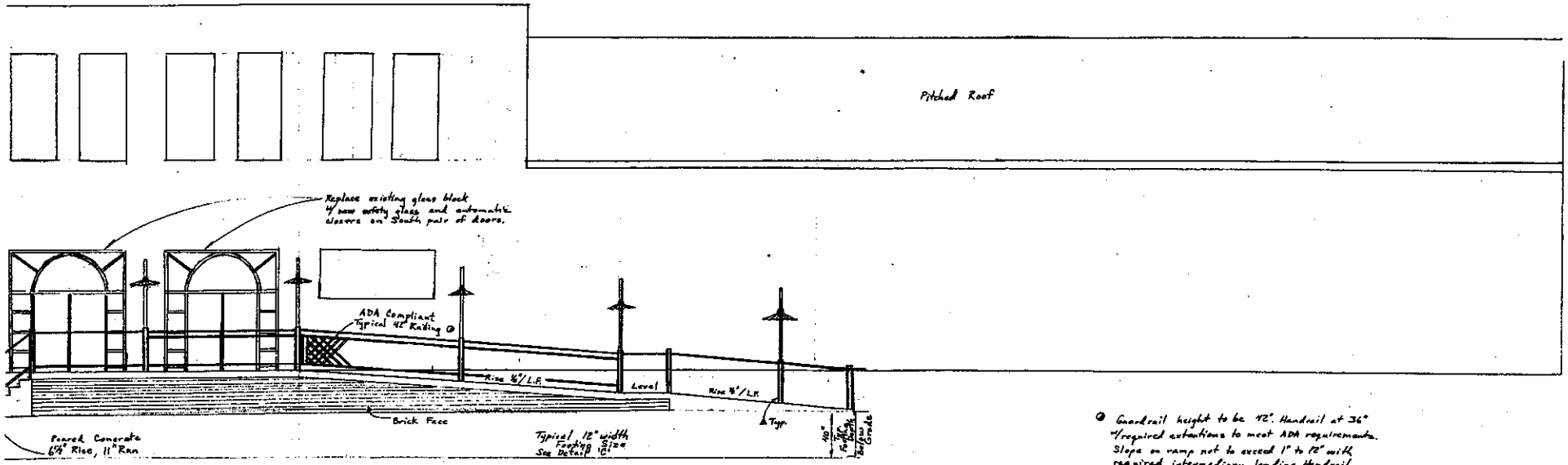
● Signage
Those doors to remain unlocked during business hours.
* Roped area w/ restricted access sign.



Limits of remodeling Notes
1. Restrooms to comply with all ADAAG requirements.
2. Remove existing windows and fill in with 2x4 stud walls as indicated.
3. Exhaust fans in each bathroom vented out existing windows
4. Replace exterior door with window
5. New wheelchair ramp detail #1 next page
6. Replace glass block to create door & windows as detail 'A'
7. Remove window and replace w/ 3'-6"x6'-8" Door as shown.
8. All new walls to be 2x4's @ 16" o.c. w/ 5/8 Fireside drywall each side
9. Existing 3'-0" x 6'-8" Door
10.



Detail 'C'
Scale 1"=1'-0"



West Elevation
Scale ¼"=1'-0"

● Guardrail height to be 42". Handrail at 36" w/required extensions to meet ADA requirements. Slope on ramp not to exceed 1" to 12" with required intermediary landing. Handrail diameter to be 1½" outside diameter.

▲ Single 20 amp circuit to 5 exterior lights. Exterior weatherproof conduit and connections

ACORD CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 07/23/03

PRODUCER
INSPRO, Inc.
1919 S 40th St, Suite #104
P.O. Box 6847
Lincoln, NE 68506

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

INSURED
Sidney & Cheryl Conners
701 P Street & 1001 "L" Street
Lincoln, NE 68508

INSURERS AFFORDING COVERAGE	NAIC #
INSURER A: The Travelers Insurance Company	
INSURER B:	
INSURER C:	
INSURER D:	
INSURER E:	

COVERAGES

THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. AGGREGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	ADD'L INSRD	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	LIMITS	
A		GENERAL LIABILITY X COMMERCIAL GENERAL LIABILITY CLAIMS MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY PROJECT LOC	I6607418A551	05/01/03	05/01/04	EACH OCCURRENCE	$1,000,000
						DAMAGE TO RENTED PREMISES (Ea occurrence)	$100,000
						MED EXP (Any one person)	$5,000
						PERSONAL & ADV INJURY	$1,000,000
						GENERAL AGGREGATE	$2,000,000
						PRODUCTS - COMP/OP AGG	$2,000,000
		AUTOMOBILE LIABILITY ANY AUTO ALL OWNED AUTOS SCHEDULED AUTOS HIRED AUTOS NON-OWNED AUTOS				COMBINED SINGLE LIMIT (Ea accident)	$
						BODILY INJURY (Per person)	$
						BODILY INJURY (Per accident)	$
						PROPERTY DAMAGE (Per accident)	$
		GARAGE LIABILITY ANY AUTO				AUTO ONLY - EA ACCIDENT	$
						OTHER THAN AUTO ONLY: EA ACC	$
						AGG	$
		EXCESS/UMBRELLA LIABILITY OCCUR CLAIMS MADE DEDUCTIBLE RETENTION $				EACH OCCURRENCE	$
						AGGREGATE	$
							$
							$
							$
		WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? If yes, describe under SPECIAL PROVISIONS below				WC STATUTORY LIMITS OTHER	
						E.L. EACH ACCIDENT	$
						E.L. DISEASE - EA EMPLOYEE	$
						E.L. DISEASE - POLICY LIMIT	$
		OTHER					

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES / EXCLUSIONS ADDED BY ENDORSEMENT / SPECIAL PROVISIONS
City of Lincoln is named Additional Insured.

CERTIFICATE HOLDER

CITY OF LINCOLN
555 SOUTH 10TH STREET
LINCOLN, NE 68508

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING INSURER WILL ENDEAVOR TO MAIL 30 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO DO SO SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE INSURER, ITS AGENTS OR REPRESENTATIVES.

AUTHORIZED REPRESENTATIVE
Terri Wenberg

© ACORD CORPORATION 1988

OLD REPUBLIC SURETY COMPANY

BOX 1976
DES MOINES, IOWA 50306

LICENSE AND PERMIT BOND

(For County, City, Town or Village)

KNOW ALL MEN BY THESE PRESENTS:

That we, Conner's Architectural Antiques,

of Lincoln, State of Nebraska, as Principal,

and the OLD REPUBLIC SURETY COMPANY, a corporation duly licensed to do business in the State of Nebraska,

as Surety, are held and firmly bound unto the City (County, City, Town or Village) of Lincoln,

State of Nebraska. Obligee, in the penal sum of Five thousand and no/100 (Not valid if over $10,000.00)

($ 5,000) DOLLARS, lawful money of the United States, to be paid to the said Obligee, for which payment well and truly to be made, we bind ourselves and our legal representatives, jointly and severally by these presents.

THE CONDITION OF THE ABOVE OBLIGATION IS SUCH, That whereas, the said Principal has been licensed as Conner's Architectural Antiques by the said Obligee.

NOW, THEREFORE, if the said Principal shall faithfully perform the duties and in all things comply with the laws and ordinances, including all Amendments thereto, pertaining to the license or permit applied for, then this obligation to be void, otherwise to remain in full force and effect until January 2, ~~xxx~~ 2004, unless renewed by Continuation Certificate.

This bond may be terminated at any time by the Surety upon sending written notice to the clerk of the Political Subdivision with whom this bond is filed and to the Principal, addressed to them at their first known address, and at the expiration of thirty (30) days from the mailing of said notice, this bond shall terminate and the Surety shall thereupon be relieved from any liability for any acts or omissions of the Principal.

Dated this 2nd day of January, ~~xxx~~ 2003

Witness — Principal

Witness — Principal

SEAL

OLD REPUBLIC SURETY COMPANY

By K. N. Nelson, Vice President

SSC 2543 (10-80)

OLD REPUBLIC SURETY COMPANY
P O BOX 1976 DES MOINES, IA 50306

EXECUTION FORM

Bond Number	Effective Date	Expiration Date	Transaction Effective Date	Agency Number
RLI-0553453	1/02/2003	1/02/2004	1/02/2003	40-1211

Principal

CONNER'S ARCHITECTURAL ANTIQUES
1001 "L" ST.
LINCOLN, NE 68508

RECEIVED
JAN 13 2003

Agency

HUB HALL AGENCY INC.
2320 S. 48TH ST.
LINCOLN, NE 68506-5553

Obligee

CITY OF LINCOLN
555 S. 10TH
LINCOLN, NE 68508

Attorney

Bond Description	Bond Amount	Current Premium	Commission	Due Company
PUBLIC SPACE	$5,000	$50	30.0	>>>> $35.00

Run Date	Entry Time	Reason	Renewal Premium	Original Date
1/09/2003		CODING	$50	1/02/2003

Mkt Rep	Line	Class	SAA Sub	SAA Form	Type Policy	Contract Amount	Cont Type	Tax Location		Mod	Rate Dev	Co.	Bank No.	Contract Account	Credit File Number
6	24	999	3								999	15			

Hard Copy	Collateral File	State	Term	Remarks Left	Remarks Right	Cartc.	Bill Ally	A/D	Ran By	L/S	Last Premium Endorsement	Initials	Stat	Deductible Amount	Addnl Locations	Type Cvg	Reliable Employees
Y		26	1	3		Y	N	A	3	S	1/09/2003	PJS	A				

Special Remarks

County:

Standard Remarks NOTICE: Please Respond to any request printed below to avoid further handling & expense

THIS BOND EXPIRES. ENCLOSED
IS A CONTINUATION CERTIFICATE
TO RENEW THIS BOND. IF RENEWAL
IS NOT DESIRED, PLEASE RETURN
PROMPTLY.

PRODUCER'S COPY