Change of Zone 06083

ORDINANCE NO. _____

1   AN ORDINANCE amending the Lincoln Zoning District Maps adopted by

2 reference and made a part of Title 27 of the Lincoln Municipal Code, pursuant to Section

3 27.05.020 of the Lincoln Municipal Code, by changing the boundaries of the districts established

4 and shown 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 the same are hereby amended by changing the

8 boundaries of the districts established and shown on said Maps as follows:

9   A portion of Outlot "D", Waterford Estates Addition, located in the
10   Southeast Quarter of Section 23, Township 10 North, Range 7
11   East of the 6th P.M., City of Lincoln, Lancaster County, Nebraska,
12   and more particularly described as follows:

13   Commencing at the southeast corner of said Outlot "D", said point
14   being on the west right-of-way of North 98th Street, and on the
15   north right-of-way line of East O Street, said point being the true
16   point of beginning; thence westerly along a south line of said
17   Outlot "D", said line being a north line of said right-of-way on an
18   assumed bearing of south 86 degrees 46 minutes 15 seconds
19   west, a distance of 337.32 feet to a point; thence north 83 degrees
20   32 minutes 33 seconds west along a south line of said Outlot "D",
21   said line being a north line of said right-of-way, a distance of
22   217.45 feet to a point; thence north 00 degrees 35 minutes 26
23   seconds east, a distance of 184.94 feet to a point; thence north 44
24   degrees 20 minutes 49 seconds east, a distance of 155.57 feet to
25   a point of curvature of a non-tangent curve in a clockwise direction
26   having a radius of 183.00 feet, a central angle of 37 degrees 57
27   minutes 29 seconds, an arc distance of 121.24 feet, a tangent
28   length of 62.94 feet, a chord bearing of north 18 degrees 23
29   minutes 19 seconds west, and a chord distance of 119.03 feet to a
30   point; thence north 00 degrees 35 minutes 26 seconds east, a
31   distance of 136.72 feet to a point of curvature of a curve in a
32   counter clockwise direction having a radius of 192.00 feet, a
33   central angle of 71 degrees 41 minutes 27 seconds, an arc length

of 240.24 feet, a tangent length of 138.71 feet, a chord bearing of north 35 degrees 15 minutes 18 seconds west, and a chord distance of 224.87 feet to a point of reverse curvature; thence along a curve in a clockwise direction having a radius of 433.00 feet, a central angle of 63 degrees 36 minutes 57 seconds, an arc length of 480.76 feet, a tangent length of 268.55 feet, a chord bearing of north 39 degrees 17 minutes 32 seconds west, and a chord distance of 456.45 feet to a point of reverse curvature; thence along a curve in a counter clockwise direction having a radius of 967.00 feet, a central angle of 27 degrees 46 minutes 47 seconds, an arc length of 468.85 feet, a tangent length of 239.13 feet, a chord bearing of north 21 degrees 22 minutes 27 seconds west, and a chord distance of 464.27 feet to a point of reverse curvature; thence along a curve in a clockwise direction having a radius of 533.00 feet, a central angle of 11 degrees 10 minutes 39 seconds, an arc length of 103.98 feet, a tangent length of 52.16 feet, a chord bearing of north 29 degrees 40 minutes 31 seconds west, and a chord distance of 103.82 feet to a point; thence south 87 degrees 19 minutes 39 seconds east, a distance of 157.02 feet to a point; thence south 89 degrees 37 minutes 05 seconds east, a distance of 71.10 feet to a point of curvature of a non-tangent curve in a counter clockwise direction having a radius of 1,800.00 feet, a central angle of 31 degrees 27 minutes 41 seconds, an arc distance of 988.39 feet, a tangent length of 507.00 feet, a chord bearing of south 26 degrees 05 minutes 46 seconds east, and a chord distance of 976.02 feet to a point of reverse curvature; thence along a curve in a clockwise direction having a radius of 1,000.00 feet, a central angle of 15 degrees 50 minutes 12 seconds, an arc length of 276.40 feet, a tangent length of 139.09 feet, a chord bearing of south 33 degrees 54 minutes 30 seconds east, and a chord distance of 275.52 feet to a point of curvature of a non-tangent curve in a counter clockwise direction having a radius of 776.00 feet, a central angle of 15 degrees 23 minutes 33 seconds, an arc distance of 208.47 feet, a tangent length of 104.87 feet, a chord bearing of north 70 degrees 25 minutes 17 seconds east, and a chord distance of 207.84 feet to a point; thence north 62 degrees 43 minutes 30 seconds east, a distance of 0.72 feet to a point of intersection with an east line of said Outlot "D", said point being on the west right-of-way line of North 98th Street, said point also being a point of curvature of a non-tangent curve in a clockwise direction having a radius of 1,434.00 feet, a central angle of 04 degrees 56 minutes 16 seconds, an arc distance of 123.58 feet along an east line of said Outlot "D", said line being a west line of said right-of-way, a tangent length of 61.83 feet, a chord bearing of south 21 degrees 46 minutes 51 seconds east, and a chord distance of 123.54 feet to a point of compound curvature of a curve in a clockwise direction having a radius of 327.00 feet, a central angle of 16 degrees 04 minutes 15

1   seconds, an arc length of 91.72 feet along an east line of said

2   Outlot "D", said line being a west line of said right-of-way, a

3   tangent length of 46.16 feet, a chord bearing of south 11 degrees

4   16 minutes 35 seconds east, and a chord length of 91.42 feet to a

5   point of reverse curvature; thence along a curve in a counter

6   clockwise direction having a radius of 318.00 feet, a central angle

7   of 10 degrees 10 minutes 03 seconds, an arc length of 56.43 feet

8   along an east line of said Outlot "D", said line being a west line of

9   said right-of-way; a tangent length of 28.29 feet, a chord bearing

10   of south 08 degrees 19 minutes 29 seconds east, and a chord

11   distance of 56.36 feet to a point of reverse curvature; thence along

12   a curve in a clockwise direction having a radius of 1,418.00 feet, a

13   central angle of 12 degrees 33 minutes 00 seconds, an arc length

14   of 310.60 feet along an east line of said Outlot "D", said line being

15   a west line of said right-of-way, a tangent length of 155.92 feet, a

16   chord bearing of south 07 degrees 08 minutes 00 seconds east,

17   and a chord distance of 309.98 feet to the point of beginning; said

18   tract contains a calculated area of 440,344.84 square feet or

19   10.11 acres, more or less;

20 is hereby transferred from the AG Agricultural District to the B-2 Planned Neighborhood

21 Business District and is hereby made a part of the B-2 Planned Neighborhood Business District

22 and governed by all the provisions and regulations pertaining to the B-2 Planned Neighborhood

23 Business District.

24   Section 2. That this ordinance shall take effect and be in force from and after its

25 passage and publication in one issue of a daily or weekly newspaper of general circulation in

26 the City, according to law.

Introduced by:

_____

Approved as to Form & Legality:

_____
City Attorney

Approved this ___ day of _____, 2010:

_____
Mayor

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