

Change of Zone 14012

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 TRACT OF LAND COMPOSED OF A PORTION OF SOUTH
 10 84TH STREET RIGHT-OF-WAY, AND A PORTION OF LOT 51
 11 I.T., ALL LOCATED IN THE SOUTHEAST QUARTER OF
 12 SECTION 34, TOWNSHIP 10 NORTH, RANGE 7 EAST OF THE
 13 6TH P.M., CITY OF LINCOLN, LANCASTER COUNTY,
 14 NEBRASKA, AND MORE PARTICULARLY DESCRIBED AS
 15 FOLLOWS:

16 COMMENCING AT THE NORTHEAST CORNER OF THE
 17 SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 10
 18 NORTH, RANGE 7 EAST; THENCE SOUTHERLY ON THE EAST
 19 LINE OF SAID SOUTHEAST QUARTER ON AN ASSUMED
 20 BEARING OF S00°24'43"E, A DISTANCE OF 683.69' TO THE
 21 TRUE POINT OF BEGINNING; THENCE CONTINUING
 22 S00°24'43"E ALONG SAID LINE, A DISTANCE OF 89.19' TO A
 23 POINT OF INTERSECTION WITH AN EXISTING ZONING LINE,
 24 THE LOCATION OF SAID EXISTING ZONING LINE PROVIDED
 25 BY INFORMATION TECHNOLOGY SERVICES,
 26 LINCOLN-LANCASTER COUNTY PLANNING DEPARTMENT;
 27 THENCE N89°54'26"W, ON SAID EXISTING ZONING LINE, A
 28 DISTANCE OF 234.12' TO A POINT; THENCE N00°00'01"W, A
 29 DISTANCE OF 91.78' TO A POINT; THENCE S89°16'09"E, A
 30 DISTANCE OF 233.50' TO THE POINT OF BEGINNING, SAID
 31 TRACT CONTAINS A CALCULATED AREA 21,154.48 SQUARE
 32 FEET OR 0.49 ACRES, MORE OR LESS;

1 is hereby transferred from the P Public Use District to the R-3 Residential District and is hereby
2 made a part of the R-3 Residential District and governed by all the provisions and regulations
3 pertaining to the R-3 Residential District.

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

7 A TRACT OF LAND COMPOSED OF A PORTION OF LOT 51 I.T.,
8 LOCATED IN THE SOUTHEAST QUARTER OF SECTION 34,
9 TOWNSHIP 10 NORTH, RANGE 7 EAST OF THE 6TH P.M., CITY
10 OF LINCOLN, LANCASTER COUNTY, NEBRASKA, AND MORE
11 PARTICULARLY DESCRIBED AS FOLLOWS:

12 COMMENCING AT THE NORTHEAST CORNER OF THE
13 SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 10
14 NORTH, RANGE 7 EAST; THENCE SOUTHERLY ON THE EAST
15 LINE OF SAID SOUTHEAST QUARTER ON AN ASSUMED
16 BEARING OF S00°24'43"E, A DISTANCE OF 772.87' TO A
17 POINT OF INTERSECTION WITH AN EXISTING ZONING LINE,
18 THE LOCATION OF SAID EXISTING ZONING LINE PROVIDED
19 BY INFORMATION TECHNOLOGY SERVICES, LINCOLN-
20 LANCASTER COUNTY PLANNING DEPARTMENT; THENCE
21 N89°54'26"W, ON SAID EXISTING ZONING LINE, A DISTANCE
22 OF 50.00' TO A POINT OF INTERSECTION WITH THE EAST
23 LINE OF LOT 51 I.T., SAID POINT BEING ON THE WEST LINE
24 OF SOUTH 84TH STREET RIGHT-OF-WAY; THENCE
25 CONTINUING N89°54'26"W ON SAID EXISTING ZONING LINE,
26 A DISTANCE OF 184.12' TO **THE TRUE POINT OF BEGINNING**;
27 THENCE S00°00'01"E, A DISTANCE OF 42.31' TO A POINT;
28 THENCE S89°58'28"W, A DISTANCE OF 171.62' TO A POINT;
29 THENCE N70°33'02"W, A DISTANCE OF 95.61' TO A POINT;
30 THENCE N38°16'03"W, A DISTANCE OF 14.00' TO A POINT OF
31 INTERSECTION WITH SAID EXISTING ZONING LINE; THENCE
32 S89°54'26"E, ON SAID EXISTING ZONING LINE, A DISTANCE
33 OF 270.45' TO THE POINT OF BEGINNING, SAID TRACT
34 CONTAINS A CALCULATED AREA 9,758.40 SQUARE FEET OR
35 0.22 ACRES, MORE OR LESS;

36 is hereby transferred from the R-1 Residential District to the P Public Use District and is hereby
37 made a part of the P Public Use District and governed by all the provisions and regulations
38 pertaining to the P Public Use District.

1 Section 3. That the "Lincoln Zoning District Maps" attached to and made a part
2 of Title 27 of the Lincoln Municipal Code be and the same are hereby amended by changing the
3 boundaries of the districts established and shown on said Maps as follows:

4 A TRACT OF LAND COMPOSED OF A PORTION OF LOT 51
5 I.T., LOCATED IN THE SOUTHEAST QUARTER OF SECTION
6 34, TOWNSHIP 10 NORTH, RANGE 7 EAST OF THE 6TH P.M.,
7 CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA, AND
8 MORE PARTICULARLY DESCRIBED AS FOLLOWS:

9 COMMENCING AT THE NORTHEAST CORNER OF THE
10 SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 10
11 NORTH, RANGE 7 EAST; THENCE SOUTHERLY ON THE EAST
12 LINE OF SAID SOUTHEAST QUARTER ON AN ASSUMED
13 BEARING OF S00°24'43"E, A DISTANCE OF 772.87' TO A
14 POINT OF INTERSECTION WITH AN EXISTING ZONING LINE,
15 THE LOCATION OF SAID EXISTING ZONING LINE PROVIDED
16 BY INFORMATION TECHNOLOGY SERVICES,
17 LINCOLN-LANCASTER COUNTY PLANNING DEPARTMENT;
18 THENCE N89°54'26"W, ON SAID EXISTING ZONING LINE, A
19 DISTANCE OF 50.00' TO A POINT OF INTERSECTION WITH
20 THE EAST LINE OF LOT 51 I.T., SAID LINE BEING THE WEST
21 LINE OF SOUTH 84TH STREET RIGHT-OF-WAY; THENCE
22 CONTINUING N89°54'26"W ON SAID EXISTING ZONING LINE,
23 A DISTANCE OF 454.57' TO THE TRUE POINT OF BEGINNING;
24 THENCE CONTINUING N89°54'26"W ON SAID LINE, A
25 DISTANCE OF 144.50' TO A POINT OF INTERSECTION WITH A
26 WEST LINE OF SAID LOT 51 I.T.; THENCE N13°38'09"W, ON A
27 WEST LINE OF SAID LOT 51 I.T., A DISTANCE OF 131.25' TO A
28 POINT; THENCE N21°30'23"W, ON A WEST LINE OF SAID LOT
29 51 I.T., A DISTANCE OF 160.00' TO THE NORTHWEST
30 CORNER OF SAID LOT 51 I.T.; THENCE N65°32'34"E, ON A
31 NORTH LINE OF SAID LOT 51 I.T., A DISTANCE OF 10.00' TO A
32 POINT; THENCE S39°39'32"E, A DISTANCE OF 113.36' TO A
33 POINT; THENCE S38°16'03"E, A DISTANCE OF 246.47' TO THE
34 POINT OF BEGINNING, SAID TRACT CONTAINS A
35 CALCULATED AREA 20,605.10 SQUARE FEET OR 0.47
36 ACRES, MORE OR LESS;

37 is hereby transferred from the P Public Use District to the R-3 Residential District and is hereby
38 made a part of the R-3 Residential District and governed by all the provisions and regulations
39 pertaining to the R-3 Residential District.

1 Section 4. That the "Lincoln Zoning District Maps" attached to and made a part
2 of Title 27 of the Lincoln Municipal Code be and the same are hereby amended by changing the
3 boundaries of the districts established and shown on said Maps as follows:

4 A TRACT OF LAND COMPOSED OF A PORTION OF SOUTH 84TH
5 STREET RIGHT-OF-WAY, AND A PORTION OF LOT 51 I.T., ALL
6 LOCATED IN THE SOUTHEAST QUARTER OF SECTION 34,
7 TOWNSHIP 10 NORTH, RANGE 7 EAST OF THE 6TH P.M., CITY
8 OF LINCOLN, LANCASTER COUNTY, NEBRASKA, AND MORE
9 PARTICULARLY DESCRIBED AS FOLLOWS:

10 COMMENCING AT THE NORTHEAST CORNER OF THE
11 SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 10
12 NORTH, RANGE 7 EAST; THENCE SOUTHERLY ON THE EAST
13 LINE OF SAID SOUTHEAST QUARTER ON AN ASSUMED
14 BEARING OF S00°24'43"E, ON THE EAST LINE OF SAID
15 SOUTHEAST QUARTER, A DISTANCE OF 772.87' TO A POINT
16 OF INTERSECTION WITH AN EXISTING ZONING LINE, THE
17 LOCATION OF SAID EXISTING ZONING LINE PROVIDED BY
18 INFORMATION TECHNOLOGY SERVICES, LINCOLN-
19 LANCASTER COUNTY PLANNING DEPARTMENT, SAID POINT
20 BEING **THE TRUE POINT OF BEGINNING**; THENCE
21 CONTINUING S00°24'43"E ON THE EAST LINE OF SAID
22 SOUTHEAST QUARTER, A DISTANCE OF 288.05' TO A POINT
23 OF INTERSECTION WITH THE NORTHEASTERLY EXTENSION
24 OF THE SOUTHEAST LINE OF LOT 51 I.T.; THENCE
25 S46°50'21"W, ON SAID NORTHEASTERLY EXTENSION OF THE
26 SOUTHEAST LINE OF SAID LOT 51 I.T., AND ON THE
27 SOUTHEAST LINE OF SAID LOT 51 I.T., A DISTANCE OF
28 943.24' TO THE MOST SOUTHERN CORNER OF SAID LOT 51
29 I.T.; THENCE N42°50'48"W, ON A SOUTHWEST LINE OF SAID
30 LOT 51 I.T., A DISTANCE OF 50.29' TO A POINT; THENCE
31 N09°18'11"E, ON A WEST LINE OF SAID LOT 51 I.T., A
32 DISTANCE OF 547.78' TO A POINT; THENCE N02°25'50"E, ON A
33 WEST LINE OF SAID LOT 51 I.T., A DISTANCE OF 161.36' TO A
34 POINT; THENCE N05°41'19"W, ON A WEST LINE OF SAID LOT
35 51 I.T., A DISTANCE OF 162.75' TO A POINT; THENCE
36 N13°38'09"W, ON A WEST LINE OF SAID LOT 51 I.T., A
37 DISTANCE OF 34.69' TO A POINT OF INTERSECTION WITH AN
38 EXISTING ZONING LINE, THE LOCATION OF SAID EXISTING
39 ZONING LINE PROVIDED BY INFORMATION TECHNOLOGY
40 SERVICES, LINCOLN-LANCASTER COUNTY PLANNING
41 DEPARTMENT; THENCE S89°54'26"E, ON SAID EXISTING
42 ZONING LINE, A DISTANCE OF 144.50' TO A POINT; THENCE
43 S38°16'03"E, A DISTANCE OF 14.00' TO A POINT; THENCE
44 S70°33'02"E, A DISTANCE OF 95.61' TO A POINT; THENCE
45 N89°58'28"E, A DISTANCE OF 171.62' TO A POINT; THENCE

1 N00°00'01"W, A DISTANCE OF 42.31' TO A POINT OF
2 INTERSECTION WITH AN EXISTING ZONING LINE, THE
3 LOCATION OF SAID EXISTING ZONING LINE PROVIDED BY
4 INFORMATION TECHNOLOGY SERVICES, LINCOLN-
5 LANCASTER COUNTY PLANNING DEPARTMENT; THENCE
6 S89°54'26"E, ON SAID EXISTING ZONING LINE, A DISTANCE
7 OF 234.12' TO A POINT TO THE POINT OF BEGINNING, SAID
8 TRACT CONTAINS A CALCULATED AREA 386,353.48 SQUARE
9 FEET OR 8.87 ACRES, MORE OR LESS;

10 is hereby transferred from the R-1 Residential District to the R-3 Residential District and is
11 hereby made a part of the R-3 Residential District and governed by all the provisions and
12 regulations pertaining to the R-3 Residential District.

13 Section 5. That this ordinance shall take effect and be in force from and after its
14 passage and publication in one issue of a daily or weekly newspaper of general circulation in the
15 City, according to law.

Introduced by:

Approved as to Form & Legality:

City Attorney

Approved this ___ day of _____, 2014:

Mayor