

BEFORE THE BOARD OF COUNTY COMMISSIONERS
OF LANCASTER COUNTY, NEBRASKA

FILED

JAN 19 2009

COUNTY SPECIAL PERMIT NO. 07043A)
AN AMENDMENT TO COUNTY SPECIAL)
PERMIT NO. 07043 REQUESTED BY)
FARMERS COOPERATIVE IN)
DORCHESTER, NEBRASKA FOR)
AUTHORITY TO EXPAND THE AREA)
FOR AGRICULTURAL CHEMICAL)
STORAGE FROM FIVE ACRES TO)
SEVEN ACRES ON PROPERTY)
GENERALLY LOCATED AT S.W. 14TH)
STREET AND WEST HALLAM ROAD,)
LANCASTER COUNTY, NEBRASKA)

LANC. COUNTY CLERK

RESOLUTION NO. R-09-0004

WHEREAS, Farmers Cooperative in Dorchester, Nebraska, requests approval of County Special Permit No. 07043A, to amend County Special Permit 07043 and provide the authority to expand the area for agricultural chemical storage from a five acre to seven acre tract, more or less, on a 154.76-acre parcel, generally located at S.W. 14th Street and West Hallam Road, Lancaster County, Nebraska, legally described as follows:

A 7 acre, tract of land located in the Southeast corner of the Southwest Quarter of Section 27, Township 7 North, Range 6 East, of the 6th P.M., Lancaster County, Nebraska and more particularly described in Attachment "B", which is attached hereto and incorporated by reference ; and

WHEREAS, the Lincoln-Lancaster County Planning Department recommends conditional approval of said Special Permit concluding that the proposal is in conformance with the County Zoning Resolution and the Comprehensive Plan; and

WHEREAS, on December 17, 2008, the Lincoln-Lancaster County Planning Commission conducted a public hearing on County Special Permit No. 07043A and voted 7-0 to recommend conditional approval; and

WHEREAS, on January 20, 2009, the Board of County Commissioners of Lancaster

County, Nebraska, conducted a public hearing regarding County Special Permit No. 07043A and voted to approve said Special Permit with conditions; and

WHEREAS, all requirements of the Lancaster County Zoning Regulations have been met.

NOW, THEREFORE, BE IT RESOLVED, by the Board of Commissioners of Lancaster County, Nebraska, that County Special Permit No. 07043A, to amend County Special Permit 07043 and provide the authority to expand the area for agricultural chemical storage from a five acre to a seven acre tract, more or less, on a 154.76-acre parcel, generally located at S.W. 14th Street and West Hallam Road, Lancaster County, Nebraska, is hereby approved subject to the following conditions:

CONDITIONS:

1. This approval permits an expansion to Special Permit No. 07043 to 7.01 acres in size for a facility for the commercial storage or sale of fertilizer or toxic or flammable agricultural chemicals. All conditions of Special Permit No. 07043 shall apply.
2. The construction plans and use shall comply with the approved plans.

STANDARD CONDITIONS:

3. The following conditions are applicable to all requests:
 - 3.1 This resolution's terms, conditions, and requirements bind and obligate the permittee, its successors and assigns.
 - 3.2 The applicant shall sign and return the letter of acceptance to the County Clerk within 60 days following the approval of the special permit, provided however, said 60-day period may be extended up to six months by administrative amendment. The applicant is to file a certified copy of the resolution approving the permit and the letter of acceptance, which is attached hereto and incorporated by reference as Attachment "A", with the Register of Deeds. The applicant shall pay the applicable certification and recording fees in advance.

DATED this 20th day of January, 2009, at the County-City Building, Lincoln,

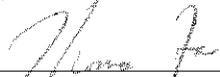
Lancaster County, Nebraska.

BY THE BOARD OF COUNTY
COMMISSIONERS OF LANCASTER
COUNTY, NEBRASKA

APPROVED AS TO FORM

this 20 day of

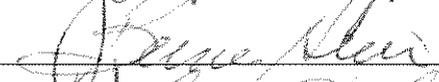
January, 2009.

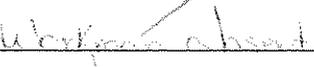


for GARY E. LACEY

County Attorney







Mike DeKob
191-6270

LOCATED IN THE SW 1/4 OF SECTION 27, T7N, R6E OF THE 6TH P.M.
LANCASTER COUNTY, NEBRASKA

CORNER TIES - SECTION 27, T7N, R6E

N 1/4 CORNER - FOUND LCSM 2" ALUMINUM CAP.

- 32.93' SOUTH TO A 1" IRON PIPE.
- 57.65' SE TO A 5/8" REBAR.
- 60.16' NW TO A 5/8" REBAR.

S 1/4 CORNER - FOUND LCSM 2" ALUMINUM CAP.

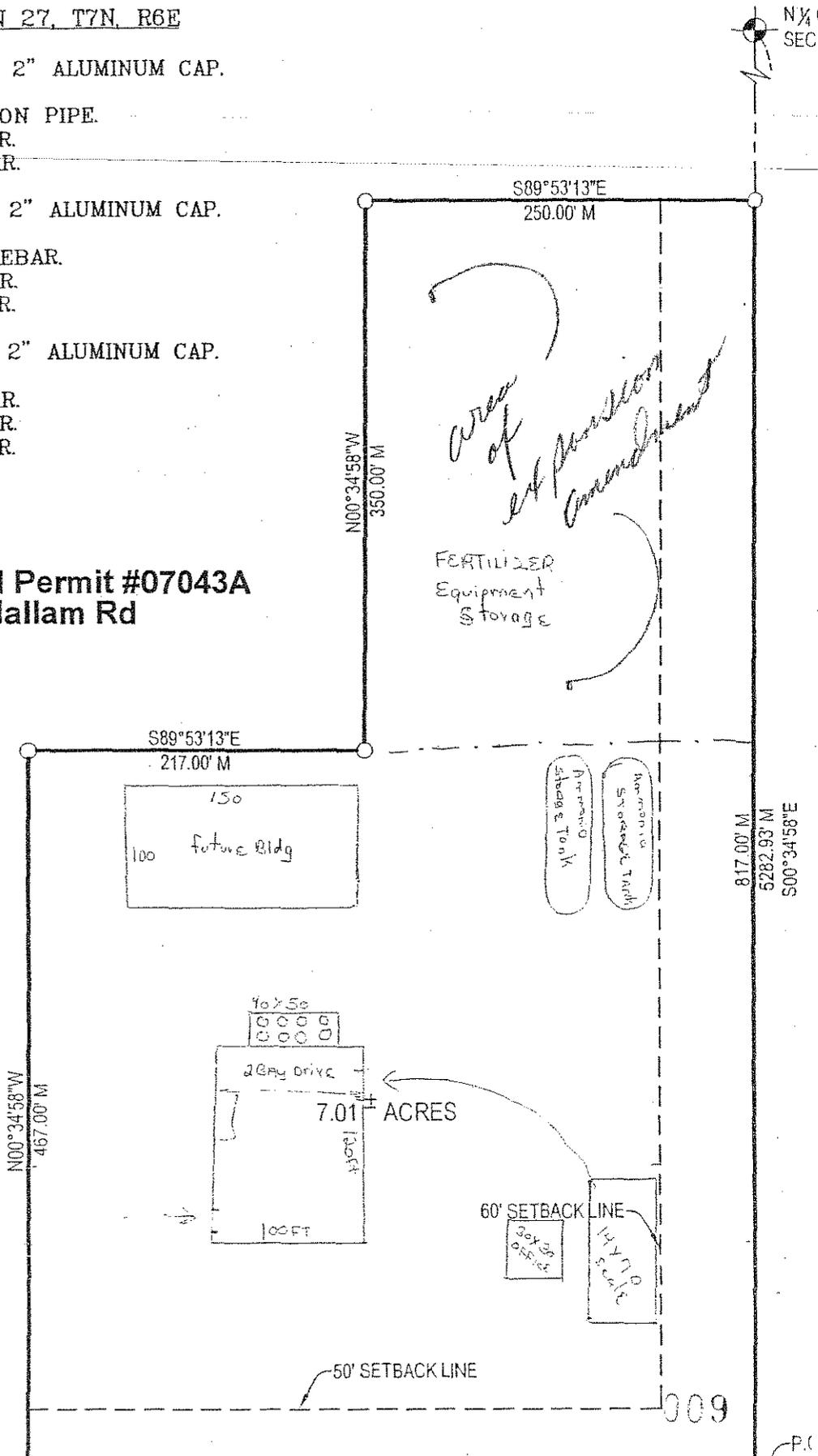
- 33.93' SOUTH TO A 5/8" REBAR.
- 47.68' SW TO A 5/8" REBAR.
- 50.68' SE TO A 5/8" REBAR.

SW CORNER - FOUND LCSM 2" ALUMINUM CAP.

- 91.75' NW TO A 5/8" REBAR.
- 91.35' NE TO A 5/8" REBAR.
- 83.64' SE TO A 5/8" REBAR.

County Special Permit #07043A
SW 14th St & Hallam Rd

GENERALIZED
location of construction



2/9/07043
820 WEST Hallam Rd.
07-0099

70

009

P.C.

RECEIVED

JAN 22 2009

LANC. COUNTY CLERK

MEMORANDUM

DATE: January 21, 2009

TO: Terry Kathe, Building & Safety
Ken Schroeder, County Engineering
County Clerk
File

FROM: Mike DeKalb 

SUBJECT: Approved site plan for Special Permit #07043A, Agriculture Chemical Storage at S.W. 14th and West Hallam Road.

Attached is the site plan approved by the County Board on January 20, 2009, by resolution No. R-09-0004, please keep this site plan in the file of the permit.

Thank you

cc: Ron Velder
Farmers Co Op
208 West Depot
Dorchester, NE 68343

Q:\PC\PERMITS\MISC\SITEPLAN.1MD