

RESOLUTION NO. PC- 00099

USE PERMIT NO. 63

WHEREAS, Carl Lin has submitted an application in accordance with Section 27.37.070 of the Lincoln Municipal Code designated as Use Permit No. 63 for authority to construct and operate a restaurant, and on property generally located at "O" Street and Wedgewood Drive (Approximately 72nd Street) and legally described to wit:

The west 97.79 feet of Lot 73 of Irregular Tracts in the Southwest Quarter of Section 22, Township 10 North, Range 7 East, of the 6th P.M., Lincoln, Lancaster County, Nebraska.

WHEREAS, Lincoln City-Lancaster County Planning Commission has held a public hearing on said application; and

WHEREAS, the real property adjacent to the area included within the plot plan for this restaurant will not be adversely affected; and

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

NOW, THEREFORE, BE IT RESOLVED by the Lincoln City-Lancaster County Planning Commission of Lincoln, Nebraska:

That the application of Carl Lin, hereinafter referred to as "Permittee", to construct and operate a restaurant be and the same is hereby granted under the provisions of Section 27.37.070 of the Lincoln Municipal Code upon condition that construction and operation of said restaurant be in strict compliance with said application, the plot plan, and the following

1 additional express terms, conditions, and requirements:

2 1. This permit approves a 2,070 square foot restaurant.

3 2. Before receiving building permits:

4 (a) A revised site plan must be resubmitted to and approved by

5 The Director of Planning showing the following revisions:

6 (i) a revised landscape plan and landscape screen (note  
7 provisions G1 and G6 of the design standards).

8 (ii) sign notes adjusted as required by Building and  
9 Safety in their review request and communication  
10 dated 4/23/93.

11 (iii) easements required by Lincoln Electric System.

12 (iv) The easement required for the service road.

13 3. Permittee shall submit and receive approval for the following:

14 (a) a flood plan development permit.

15 (b) a storm water outlet approved by the Lower Platte South  
16 NRD.

17 (c) a sediment and erosion control plan approved by the Lower  
18 Platte South NRD.

19 4. Permittee's construction plans shall comply with the approved  
20 plans.

21 5. Permittee shall record the required easements as shown on the  
22 site plan with the Register of Deeds.

23 6. Permittee's parking lot design shall meet ADA requirement.

24 7. Permittee's landscaping and screening shall be installed within  
25 one year of initial occupancy.

26 8. Before occupying this restaurant, all development and

1 construction shall comply with the approved plans.

2 9. All privately-owned improvements, including landscaping, shall  
3 be permanently maintained by the owner or an appropriately established  
4 homeowner's association approved by the City.

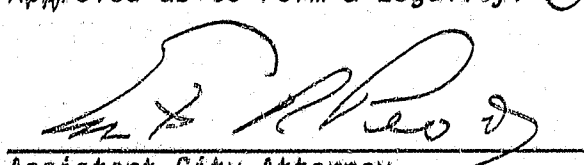
5 10. The terms, conditions, and requirements of this resolution  
6 shall be binding and obligatory upon the Permittee, its successors and  
7 assigns. The building official shall report violations to the City Council  
8 which may revoke this use permit or take such other action as may be necessary  
9 to gain compliance.

10 11. The Permittee shall sign and return the City's letter of  
11 acceptance to the City Clerk within 30 days following approval of this use  
12 permit, provided, however, said 30-day period may be extended up to six months  
13 by administrative amendment. The City Clerk shall file a copy of the resolu-  
14 tion approving this use permit and the letter of acceptance with the Register  
15 of Deeds, filing fees therefor to be paid in advance by the Permittee. The  
16 foregoing Resolution was approved by the Lincoln City-Lancaster County  
17 Planning Commission on this 12th day of May, 1993.

ATTEST:

  
Chair

Approved as to Form & Legality:

  
Assistant City Attorney

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LETTER OF ACCEPTANCE

City Council  
City of Lincoln  
Lincoln, Nebraska

Use  
RE: ~~Special~~ Permit No. 63

TO THE CITY COUNCIL:

I(We), Carl Lin, "Permittee(s)"  
Use  
under ~~Special~~ Permit No. 63, granted by Resolution No. PC-00099,  
adopted by the Lincoln City/Lancaster County Planning Commission  
on May 12, 1993, do hereby certify that I(we) have thoroughly read  
said resolution, understand the contents thereof, and do hereby accept without  
qualification all of the terms, conditions and requirements therein.

  
\_\_\_\_\_  
Permittee

\_\_\_\_\_  
Permittee

LTRACC.2/jlu/10-89



C E R T I F I C A T E

STATE OF NEBRASKA )  
COUNTY OF LANCASTER ) ss:  
STATE OF NEBRASKA )

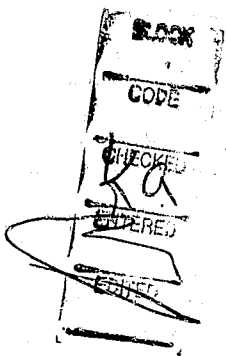
I, Joan E. Ross, Deputy City Clerk of the City  
of Lincoln, Nebraska, do hereby certify that the above  
and foregoing is a true and correct copy of \_\_\_\_\_

RESOLUTION NO. PC-00099/USE PERMIT NO. 63

as passed and approved by the Lincoln City-Lancaster County  
Planning Commission on the 12 day of MAY, 1993,  
as the original appears of record in my office, and is now in  
my charge remaining as Deputy City Clerk.

IN WITNESS WHEREOF, I have hereunto set my hand  
officially and affixed the seal of the City of Lincoln, Nebraska,  
this 16TH day of JUNE, 19 93

*Joan E. Ross*  
Joan E. Ross, Deputy City Clerk



LANCASTER COUNTY, NEB  
*Don Nalte*  
REGISTER OF DEEDS

JUN 16 10 14 AM '93

INST. NO 93

25086

\$25.50

c L 33582

Return to City Clerk