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LANCASTER COUNTY, NE

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AGREEMENT

THIS AGREEMENT is made and entered into by and between **Woods Investment Company, a Nebraska corporation**, hereinafter called "Subdivider", whether one or more, and the **CITY OF LINCOLN, NEBRASKA, a municipal corporation**, hereinafter called "City."

WHEREAS, Subdivider has made application to City for permission to subdivide and for approval of the subdivision plat of **ROLLING HILLS RIDGE ADDITION**; and

WHEREAS, the resolution approving said plat contains certain provisions requiring an agreement between Subdivider and City relating to said plat and the development thereof.

NOW, THEREFORE, IN CONSIDERATION of City granting permission to plat and approval of the plat of **ROLLING HILLS RIDGE ADDITION**, it is agreed by and between Subdivider and City as follows:

1. The Subdivider agrees to complete the street paving and temporary turnarounds and barricades located at the temporary dead-end of the streets as shown on the final plat within two years following the approval of this final plat.
2. The Subdivider agrees to complete the installation of sidewalks along both sides of the streets as shown on the final plat within four years following the approval of this final plat. The Subdivider further agrees to complete installation of sidewalks in the pedestrian way easements shown on the final plat at the same time as streets are completed.

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Ret. to Planning

3. The Subdivider agrees to complete the public water distribution system to serve this plat within two years following the approval of this final plat.

4. The Subdivider agrees to complete the public wastewater collection system to serve this plat within two years following the approval of this final plat.

5. The Subdivider agrees to complete the enclosed drainage facilities as shown on the approved drainage study to serve this plat within two years following the approval of this final plat.

6. The Subdivider agrees to complete the installation of public street lights within this plat within two years following the approval of this final plat.

7. The Subdivider agrees to complete the planting of the street trees within this plat within four years following the approval of this final plat.

8. The Subdivider agrees to complete the installation of the street name signs within two years following the approval of this final plat.

9. The Subdivider agrees to complete the installation of the permanent markers prior to construction on or conveyance of any lot in the plat.

10. The Subdivider agrees to complete any other public or private improvement or facility required by Chapter 26.23 (Development Standards) of the Land Subdivision Ordinance in a timely manner which inadvertently may have been omitted from the above list of required improvements.

11. The Subdivider agrees to submit to the Director of Public Works a plan showing proposed measures to control sedimentation and erosion and the proposed method to temporarily stabilize all graded land for approval.

adjacent to the easement until such time as the sidewalk in the pedestrian way easement is constructed.

18. The Subdivider agrees to continuously and regularly maintain the sidewalks in the pedestrian way easement at their own cost and expense.

19. The Subdivider agrees to protect the trees that are indicated to remain during construction and development.

20. The Subdivider agrees to properly and continuously maintain and supervise the private facilities which have common use or benefit, and to recognize that there may be additional maintenance issues or costs associated with providing for the proper functioning of storm water detention/retention facilities as they were designed and constructed within the development, and that these are the responsibility of the land owner.

21. The Subdivider agrees to timely complete the public and private improvements and facilities required by Chapter 26.23 of the Land Subdivision Ordinance which have not been waived including but not limited to the list of improvements described above.

22. The Subdivider agrees to post the required security to guarantee completion of the required improvements if the improvements are not completed prior to approval of this final plat.

Dated this 29 day of December, 2003.

WOODS INVESTMENT COMPANY,
a Nebraska corporation,



F. Pace Woods

ROLLING HILLS RIDGE ADDITION

Block 1

Lots 1, 2, 3, 4, 5, 6, 7

Block 2

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25

Block 3

Lots 1, 2, 3

no blocks Outlots A, B, C, D