



VILLAGE OF MALCOLM, NEBRASKA, APPLICATION FOR PRELIMINARY PLAT

PARCEL 1

Legal description of a parcel of land composed of Lots 73,9 and a part of Lots 90 and 11 I.T. located in the Southwest and Southeast Quarters of Section 21, Township 11 North, Range 5 East, of the 6th P.M., Lancaster County, Nebraska and more particularly described as follows:

Beginning at the Southeast Corner of Lot 11, said point also being the Southeast Corner of the Southwest Quarter of Section 21, thence Westerly on the South Line of Lot 11 and the South Line of the Southwest Quarter on an assumed bearing of N 89°40'57" W for a distance of 1737.87' to the Southeast Corner of Lot 72;
Thence N 00°18'10" E on the Line common to Lots 72 and 73 for a distance of 249.83' to the Northeast corner of Lot 72;
Thence N 89°39'10" W on the line common to Lots 45,37,72 and 73 for a distance of 865.86' to the Northwest corner of Lot 45, said point being on the Westerly Line of Lot 73 and the Easterly 40.00' Right-of-way Line of NW 112th Street;
Thence N 00°21'07" E on the Westerly Line of Lot 73 and the Easterly 40.00' Right-of-way Line of NW 112th Street for a distance of 1071.69' to the Northwest Corner of Lot 73;
Thence S 89°40'02" E on the Northerly Line of Lots 73 and 11 for a distance of 1908.67' to a point on the Westerly Line of "SECOND ADDITION TO THE VILLAGE OF MALCOM";
Thence on the Line common to Lot 11, Lot 9, and "SECOND ADDITION TO THE VILLAGE OF MALCOM" the following 2 courses; S 46°27'31" E for a distance of 243.35';
Thence N 50°28'11" E for a distance of 457.21' to the Most Northerly corner of Lot 9, Said point also being on the Southwesterly 50.00' Right-of-way Line of the Abandoned Burlington Northern Railroad;
Thence continuing on the Southwesterly 50.00' Right-of-way Line of the Abandoned Burlington Northern Railroad and the Easterly Line of Lot 9 the following 2 courses; S 47°31'49" E for a distance of 48.94';
Thence with a non-tangential curve turning to the left with an arc length of 141.10', with a radius of 11509.16', with a chord bearing of S 48°06'24" E, with a chord length of 141.10' to the most Easterly Corner of Lot 9;
Thence N 89°40'02" W on the South Line of Lot 9 for a distance of 153.98';
Thence S 18°46'46" W for a distance of 177.78';
Thence S 21°21'39" E for a distance of 98.91';
Thence S 10°30'49" E for a distance of 62.08';
Thence S 03°22'31" W for a distance of 374.24' to a point on the Centerline Elk Creek;
Thence on the Centerline of Elk Creek the following 3 courses;
N 60°57'22" E for a distance of 82.73';
Thence S 85°59'56" E for a distance of 135.50';
Thence N 77°55'25" E for a distance of 52.84' to a point on the West Line of Lot 89;
Thence S 00°20'29" W on the West Line of Lot 89 for a distance of 339.62' to the Southwest Corner of Lot 89;

Evon May
9400 Holdrege St
Lincoln NE 68505

Thence S 81°59'22" E on the South Line of Lot 89 for a distance of 249.30' to the Southeast Corner of Lot 89, said point also being on the Westerly 33.00' Right-of-way Line of NW 105th Street;
Thence continuing on the Westerly 33.00' Right-of-way Line of NW 105th Street the following courses; with a curve turning to the right with an arc length of 194.70', with a radius of 286.62', with a chord bearing of S 23°27'51" W, with a chord length of 190.98',;
Thence S 42°52'05" W for a distance of 118.93' to a point on the North 33.00' Right-of-way Line of W. McKelvie Road;
Thence N 89°40'57" W on the North 33.00' Right-of-way Line of W. McKelvie Road for a distance of 143.97' to a point on the East Line of Lot 3;
Thence S 00°22'36" W on the East Line of Lot 3 for a distance of 33.06';
to the Point of Beginning, and having a calculated area of 72.67 acres more or less.

Subject to any and all easements and restrictions of record.

PARCEL 2

Legal description of a parcel of land composed of Lot 73 and a part of Lots 90 and 11 I.T. located in the Southwest and Southeast Quarters of Section 21, Township 11 North, Range 5 East, of the 6th P.M., Lancaster County, Nebraska and more particularly described as follows:

Beginning at the Northeast Corner of Lot 89 I.T. said point being on the Westerly 33.00' Right-of-way Line of NW 105th Street, thence North on said Right-of-way Line on an assumed bearing of N 00°26'19" E for a distance of 353.50' to a point on the Southerly Line of Lot 78; Thence on the Southerly Line of Lot 78 with a curve turning to the left with an arc length of 42.27', with a radius of 11559.16', with a chord bearing of S 50°53'09" E, with a chord length of 42.27' to the Southeast Corner of Lot 78; Thence N 00°26'21" E for a distance of 76.87' to the Northeast Corner of Lot 78; Thence on the Northerly Line of Lot 78 with a curve turning to the right with an arc length of 434.23', with a radius of 11499.16', with a chord bearing of N 49°40'11" W, with a chord length of 434.21' to the Northwestern Corner of Lot 78; Thence S 00°24'11" W for a distance of 13.25' to a point on the Southerly 50.00' Right-of-way Line of the Abandoned Burlington Northern Railroad; Thence on said Right-of-way Line with a curve turning to the right with an arc length of 34.84', with a radius of 11509.16', with a chord bearing of N 48°32'40" W, with a chord length of 34.84' to the most Easterly corner of Lot 9; Thence N 89°40'02" W on the South line of Lot 9 for a distance of 153.98'; Thence S 18°46'46" W for a distance of 177.78'; Thence S 21°21'39" E for a distance of 98.91'; Thence S 10°30'49" E for a distance of 62.08'; Thence S 03°22'31" W for a distance of 374.24' to a point on the centerline of Elk Creek; Thence on the centerline of Elk Creek and the Northerly Line of Lot 89 the following courses;
N 60°57'22" E for a distance of 82.73';
Thence S 85°59'56" E for a distance of 135.50';
Thence N 77°55'25" E for a distance of 68.42';
Thence S 63°53'05" E for a distance of 28.74';
Thence S 75°34'08" E for a distance of 158.61';
Thence N 82°42'13" E for a distance of 53.63' to the Point of Beginning, and having a calculated area of 6.84 acres more or less.

Subject to any and all easements and restrictions of record.

VILLAGE OF MALCOLM, NEBRASKA
APPLICATION FOR PRELIMINARY PLAT

Village Use Only	
Receipt No.	<u>OK 3631</u>
Date:	<u>5/22/15</u>
Preliminary Plat #:	
Fee Paid:	
Application	\$ _____
Lots	\$ _____
Notice Fee	\$ _____
Total Paid	\$ <u>200.00</u>
TEN COPIES MUST BE FILED!	

Legal Description and General Location:

S21 T11 R5 6th Principal Meridian,
Lots 78 & 90 SE & Lot 87 NW & Lots 9,
11, 43, 73 & 86 SW
9205 NW 105, Malcolm NE 68402

Applicant/Subdivider *Trust*
Name: Edna J Berdes Revokable
Address: 46 Evon Way
9400 Holdrege St
Lincoln NE 68505
Telephone: (402) 482-1737
Fax: (402) 482-2850
Cell: (402) 432-1103
Email: mike_evon@hotmail.com
(Provide Proof of Ownership)

Agent (Authorized to act on Subdivider's behalf)
Name: _____
Address: _____
Telephone: () _____
Fax: () _____
Cell: () _____
Email: _____
(Provide Proof of Agency)

Name of Preliminary Plat: _____ Number of Lots: _____

- Does the Subdivider have any interest in the land surrounding the Preliminary Plat? Yes ___ No . If Yes, please describe the nature of such interest:

- Will the Preliminary Plat require any Zoning or other action (rezoning, Planned Development, conditional use or vacations) to complete the development? Yes ___ No . If Yes, please describe the nature of such action: _____
- Does the Preliminary Plat deviate from the requirements of the design requirements under the Subdivision Regulations and Code Sections of the Village of Malcolm or the Comprehensive Plan? Yes No _____. If Yes, please state each deviation, how the proposal meets the intent of the Subdivision Regulations and Code Sections and Comprehensive Plan, and why the proposal should be accepted (additional sheets may be added): See attached sheet

- Is any part of the land within the Preliminary Plat within a flood plain? Yes ___ No . If Yes, please include the following information:
Hydrological and grade information to determine frequency and extent of inundation of flood waters; location of proposed use and type of use; areas of habitation and employment to include location, size and floor elevation of any structures; location and elevation of parking areas; use, location and elevation of open space; all plans and other information conform to Village development standards; limits of the flood plain; amount



6. Additional Information

Within Village Limits	Yes	_____	No	_____
Adjacent to Village Limits	Yes	_____	No	_____
Within 1-Mile of Village limits	Yes	<input checked="" type="checkbox"/>	No	_____
Annexation Requested	Yes	_____	No	<input checked="" type="checkbox"/>

Applicants Signature(s):

Date:

Erin May, Trustee
Glenn Nelson, Trustee

5-21-15
5-21-15

**PRELIMINARY PLAT REVIEW
PLANNING COMMISSION**

Comments:

Recommend Approval? Yes No _____
Changes to be required?

NONE

Planning Commission Date of Action

5/21/2015

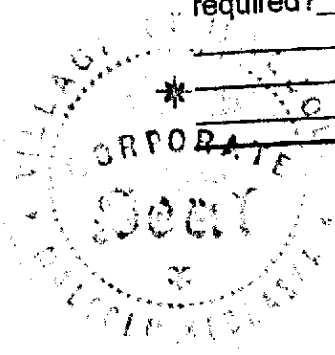
Forwarded to Village Board by

[Signature]

Signature of Planning Commission Chair

**PRELIMINARY PLAT REVIEW
VILLAGE BOARD**

Approved? Yes No _____
Changes to be required? None



#3

A variance is being requested as the homestead is established and has been in existence for many years. The homestead has its own water and is connected to the Village of Malcolm sewer. The remaining land will be retained and continue to be farmed with continuous occupancy without changing the character of the property.

Pursuant to City of Lincoln AG District Regulations 27.07.080(h), accepted by the Village of Malcolm, the homestead to be used for a single family dwelling has existed for more than 5 years, the proposed structure will be used as the primary residence, and will meet the lot requirements.

Granting the variance will not be detrimental to the public welfare or injurious to the adjacent property because the property will have continuous occupancy and maintenance without changing the character of the property.



[Handwritten Signature]

Chairperson of Village Board

06/03/2015

Date of Action

Nadine Link

Attest: Village Clerk

Returned to Planning Commission for Final Plat Review Date





Situation Sketch

Lancaster County, Nebraska

Phone (402) 434-2686
Fax (866) 215-8747

ALLIED SURVEYING AND MAPPING

8535 Executive Woods Drive - Suite 200 - Lincoln, Nebraska 68512

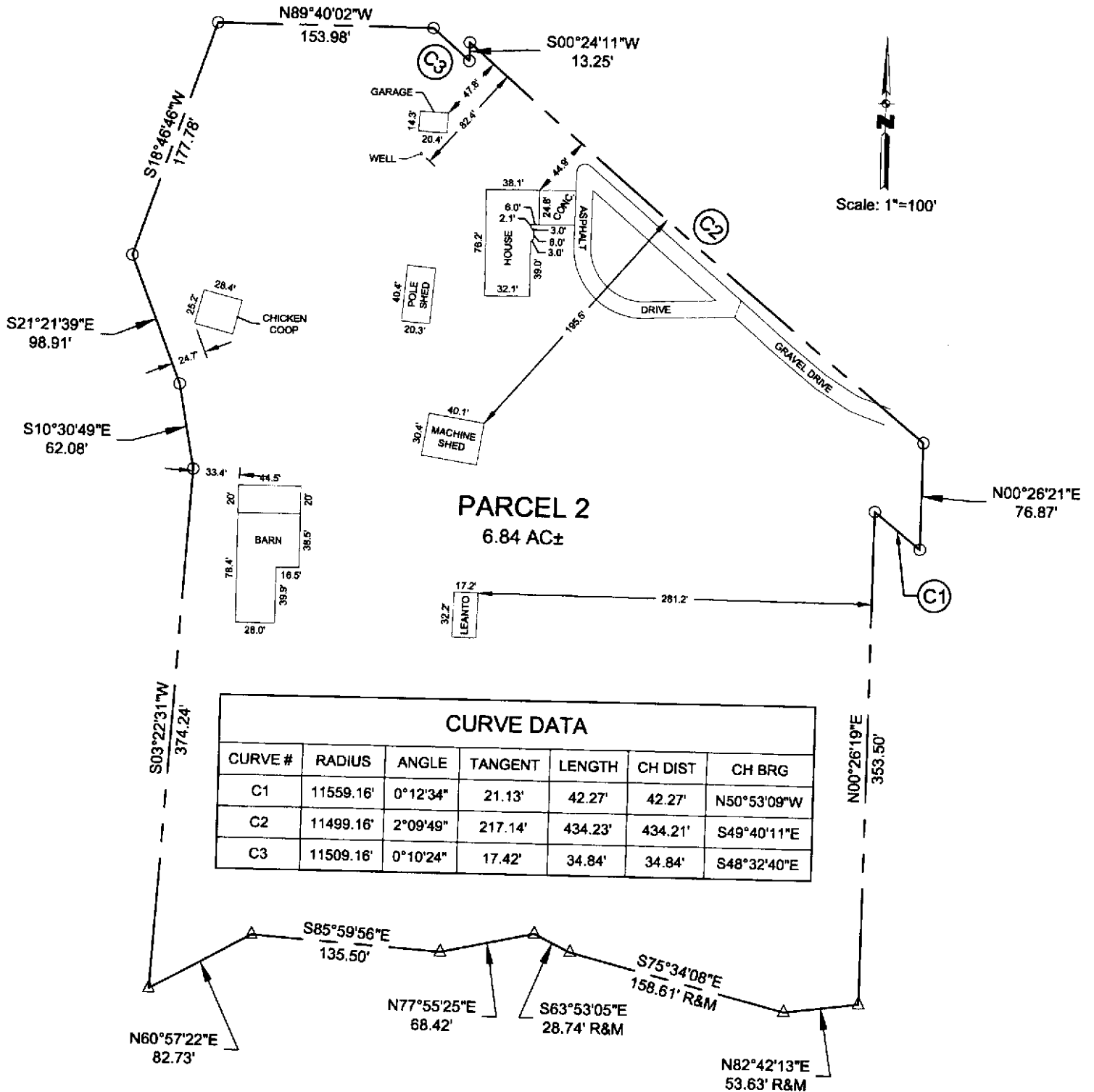
Survey of 9205 NW 105th Street - Lots 73, 11, 9, 78 & 90,

located in the South Half

Of Section 21 T. 11 N. R. 5 E. of the 6th P.M.

Job No. 2015-0113

May 2015



LEGEND

- △ = CALCULATED POINT
- = SET 5/8" x 24" REBAR W/ LS695 CAP

NOTE: Subject to any and all easements and restrictions of record.

SURVEYORS CERTIFICATE

I hereby certify that I have accurately surveyed the property in the above plat. Capped rebar were set at points marked "o". All dimensions are in feet or decimals of a foot.

Signed this 20th day of May 2015

NAME

MARC J. RAPHAEL

Surveyor's License #
Nebraska L.S.

