

RESOLUTION NO. A-\_\_\_\_\_

USE PERMIT NO. 107C

1           WHEREAS, National Rural Electric Cooperative Association has submitted an  
 2 application in accordance with Sections 27.27.080 of the Lincoln Municipal Code designated as  
 3 Use Permit No. 107C to amend the existing use permit by adjusting the front yard setback from  
 4 20 feet to 6 feet to allow a ground sign, on property generally located two blocks east of the  
 5 intersection of South 84th Street and Firethorn Lane, and legally described as:

6           Lot 1, Firethorn 25th Addition, Lincoln, Lancaster County,  
 7 Nebraska; and

8           WHEREAS, the real property adjacent to the area included within the site plan for  
 9 this amendment to the development within the use permit will not be adversely affected; and

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

13           NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of  
 14 Lincoln, Nebraska:

15           That the application of National Rural Electric Cooperative Association,  
 16 hereinafter referred to as "Permittee", to amend the existing use permit by adjusting the front  
 17 yard setback from 20 feet to 6 feet to allow a ground sign, on the property legally described  
 18 above be and the same is hereby granted under the provisions of Section 27.27.080 of the  
 19 Lincoln Municipal Code upon condition that construction and operation of said development be  
 20 in substantial compliance with said application, the site plan, and the following additional  
 21 express terms, conditions, and requirements:

- 1           1.       This permit approves an adjustment of the front yard setback from 20 feet to 6  
2 feet to allow a ground sign on Lot 1, Firethorn 25th Addition.
- 3           2.       Before receiving building permits, the Permittee shall cause to be prepared and  
4 submitted to the Planning Department a revised and reproducible final site plan including five  
5 copies showing the following revisions:
- 6           a.       Label the subject lot on the site plan as Lot 5, and remove the parking lot  
7 detail showing individual parking spaces.
- 8           b.       Revise General Note #12 to state "The front yard setback on Lot 5 is  
9 adjusted from 20' to 6' to allow a ground sign as shown. Otherwise, signs  
10 need not be shown on this site plan, but need to be in compliance with  
11 Chapter 27.69 of the Lincoln Zoning Ordinance, and must be approved by  
12 Building & Safety Department prior to installation".
- 13           c.       Label Montello Road as Firethorn Lane.
- 14           d.       Indicate the lines of sight distance to demonstrate compliance with the  
15 requirements of the Design Standards.
- 16       3.       Prior to the issuance of a building permit, the construction plans must  
17 substantially comply with the approved plans.
- 18       4.       The physical location of all setbacks and yards, buildings, parking and circulation  
19 elements, and similar matters must be in substantial compliance with the location of said items  
20 as shown on the approved site plan.
- 21       5.       The terms, conditions, and requirements of this resolution shall run with the land  
22 and be binding upon the Permittee, its successors and assigns.
- 23       6.       The Permittee shall sign and return the letter of acceptance to the City Clerk  
24 within 60 days following the approval of the special permit, provided, however, said 60-day  
25 period may be extended up to six months by administrative amendment. The City Clerk shall  
26 file a copy of the resolution approving the special permit and the letter of acceptance with the  
27 Register of Deeds, filling fees therefor to be paid in advance by the Permittee.

1           7.       The site plan as approved with this resolution voids and supersedes all  
2 previously approved site plans, however all resolutions/ordinances approving previous permits  
3 remain in full force and effect except as specifically amended by this resolution.

Introduced by:

\_\_\_\_\_

Approved as to Form & Legality:

\_\_\_\_\_  
City Attorney

Approved this \_\_\_ day of \_\_\_\_\_, 2008:

\_\_\_\_\_  
Mayor