

RESOLUTION NO. A-_____

1 WHEREAS, **Aspen Builders, Inc.** has submitted the preliminary plat of
2 **ASPEN RIDGE** for acceptance and approval; and

3 WHEREAS, the Lincoln City - Lancaster County Planning Commission
4 has reviewed said preliminary plat and made recommendations as contained in the
5 letter dated February 8,2001, which is attached hereto as Exhibit "A".

6 NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of
7 Lincoln, Nebraska:

8 That the preliminary plat of **ASPEN RIDGE**, located generally at S.W.
9 27th Street and West A Street as submitted by **Aspen Builders, Inc.** is hereby
10 accepted and approved, subject to the terms and conditions set forth in Exhibit "A",
11 which is attached hereto and made a part of this resolution as though fully set forth
12 verbatim.

13 BE IT FURTHER RESOLVED that the City Council finds that the tract to
14 be subdivided is surrounded by such development or unusual conditions that strict
15 application of the subdivision requirements would result in actual difficulties or
16 substantial hardship and the following modifications to the subdivision requirements are
17 therefore approved:

- 18 1. The requirement of Section 26.23.130(a) of the Lincoln Municipal
19 Code that block length not exceed 1,320 feet between cross streets is waived for the
20 north side of W. Washington Street.

1 2. The requirement of Section 26.23.140(a) of the Lincoln Municipal
2 Code that residential lots have a minimum depth of ninety feet is waived to allow a
3 minimum lot depth of less than 90 feet for Lots 1 and 2, Block 4.

4 3. The requirement of Section 26.23.125 of the Lincoln Municipal
5 Code requiring pedestrian ways in blocks that exceed 1,000 feet is waived for Block 4.

Introduced by:

Approved as to Form & Legality:

City Attorney

Staff Review Completed:

Administrative Assistant

Approved this ___ day of _____, 2001:

Mayor