

**LINCOLN/LANCASTER COUNTY PLANNING STAFF REPORT**

**P.A.S.:** Final Plat #01018  
HiMark Estates 7<sup>th</sup> Addition

**DATE:** August 13, 2001

**PROPOSAL:** A subdivision of four lots and two outlots.

**LAND AREA:** 196.16 acres, more or less

**CONCLUSION:** This plat generally conforms with the approved preliminary plat and is in harmony with the Comprehensive Plan.

A Corrected Plat of HiMark Estates 5<sup>th</sup> Addition (Final Plat #01017) must be approved prior to this plat's approval.

**RECOMMENDATION:**

approval

**GENERAL INFORMATION:**

**APPLICANT:** Michael Johnson  
Olsson Associates  
1111 Lincoln Mall  
Lincoln, NE 68508

**OWNERS:** Guy M. Lammle  
HiMark Development, Inc.  
D&M Development, L.L.C.

**LOCATION:** Off Augusta Drive, east of S. 84<sup>th</sup> Street

**LEGAL DESCRIPTION:** Outlot "A", A Corrected Plat of HiMark Estates 5<sup>th</sup> Addition, located in Section 11, T9N, R7E of the 6<sup>th</sup> P.M., Lincoln, Lancaster County, Nebraska.

**REQUESTED ACTION:** Approval of final plat

**EXISTING ZONING:** AG Agricultural under a C.U.P.

**PURPOSE:** To subdivide lots

**HISTORY:** May 6, 1998

Planning Commission approved the HiMark Estates Preliminary Plat #98006

**ANALYSIS:**

The Final Plat generally conforms to the approved preliminary plat. The applicant has adjusted the lot layout of Lots 1 through 4 and the private roadway in order to provide a larger buffer area between the proposed lots and the existing golf course. The change does not substantially alter the character of the plat.

An escrow of security fund has been created to guarantee the completion of street paving, ornamental street lighting, street trees, street name signs, and the installation of permanent markers.

There are no delinquent taxes against the land and there are no liens for taxes which have been levied but not yet delinquent and all special assessment installment payments are current.

A subdivision agreement is required and will be submitted to the owners for their signature.

Prepared by:

Jason Reynolds  
Planner



Pioneers Blvd.

Area of Application

S. 84th St.

S. 98th St.

Old Cheney Rd.

**Final Plat #01018  
Himark Estates 7th Add.  
84th & Old Cheney Rd.**

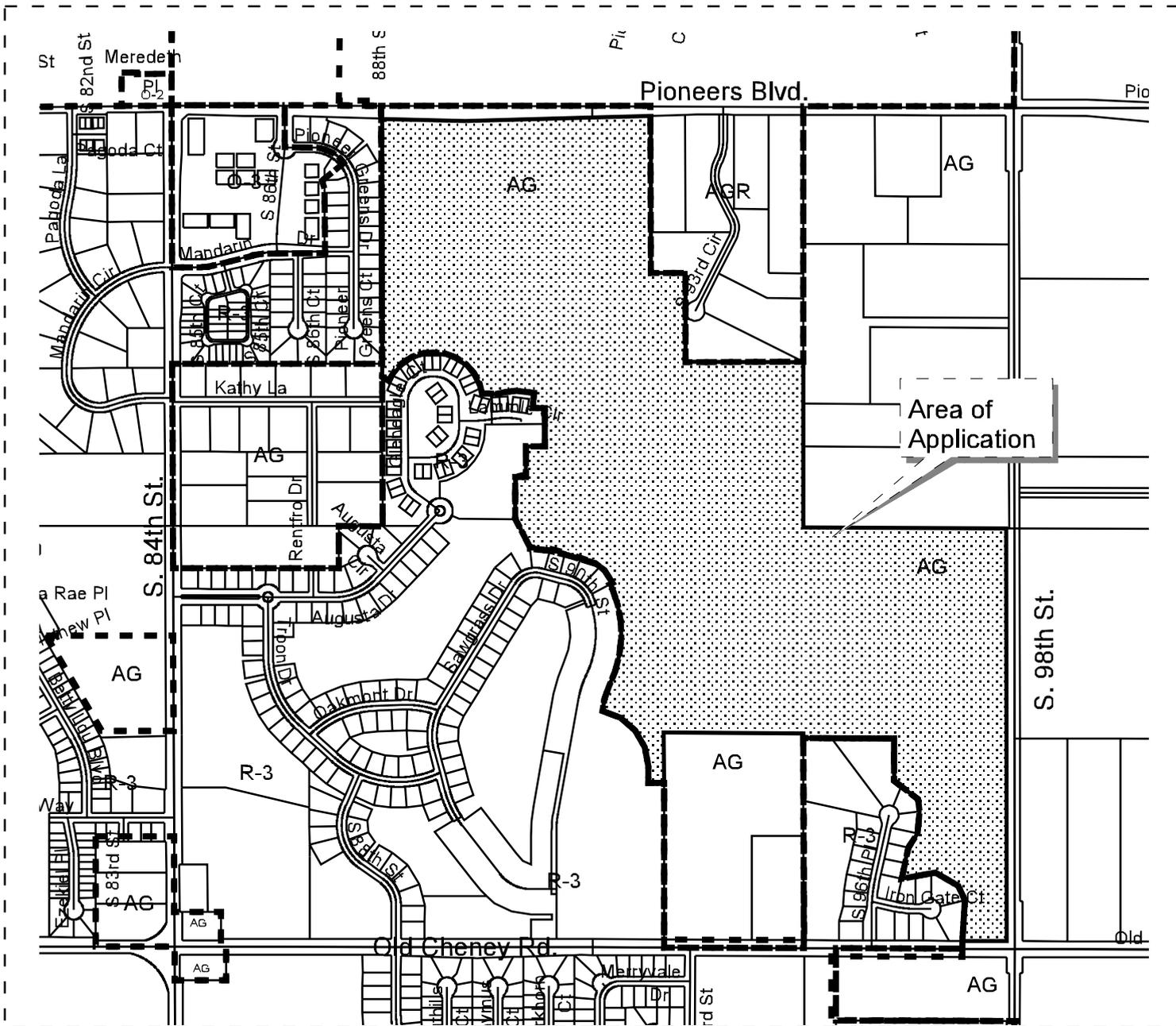


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Date: \_\_\_\_\_

Photograph Date: 1999

Lincoln City - Lancaster County Planning Dept.

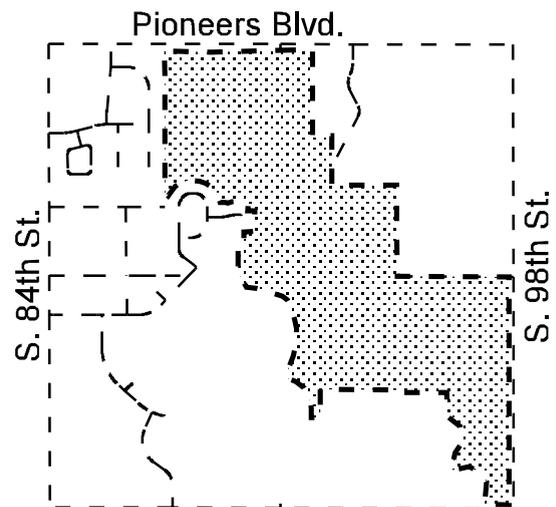


**Final Plat #01018**  
**Himark Estates 7th Add.**  
**84th & Old Cheney Rd.**

**Zoning:**

- R-1 to R-8 Residential District
- AG Agricultural District
- AGR Agricultural Residential District
- R-C Residential Conservation District
- O-1 Office District
- O-2 Suburban Office District
- O-3 Office Park District
- R-T Residential Transition District
- B-1 Local Business District
- B-2 Planned Neighborhood Business District
- B-3 Commercial District
- B-4 Lincoln Center Business District
- B-5 Planned Regional Business District
- H-1 Interstate Commercial District
- H-2 Highway Business District
- H-3 Highway Commercial District
- H-4 General Commercial District
- I-1 Industrial District
- I-2 Industrial Park District
- I-3 Employment Center District
- P Public Use District

One Square Mile  
 Sec. 11 T9N R7E



Old Cheney Rd.

Sheet \_\_\_ of \_\_\_

Date:

Lincoln City - Lancaster County Planning Dept.

# HIMARK ESTATES 7TH ADDITION

FINAL PLAT

THIS FINAL PLAT IS BASED UPON PRELIMINARY  
PLAT #98006, HIMARK ESTATES ADDITION

## INDEX OF SHEETS

SHEET 1: COVER SHEET

SHEET 2-7: PLAT SHEETS

SHEET 8: SURVEYORS CERTIFICATE

SHEET 9: DEDICATION, LIENHOLDER CONSENT AND SUBORDINATION  
AND ACKNOWLEDGEMENTS AND PLANNING COMMISSION APPROVAL

