

LINCOLN/LANCASTER COUNTY PLANNING STAFF REPORT

P.A.S.: Street and Alley Vacation No. 01007 **DATE:** April 19, 2001
A portion of S. 16th Street from the north line of Lake Street to the south line of the previously vacated S. 16th Street.

PROPOSAL: Bryan LGH Medical Center is requesting is requesting the vacation of the portion of S. 16th Street from the north line of Lake Street to the south line of the previously vacated S. 16th Street.

GENERAL INFORMATION:

APPLICANT: Bryan LGH Medical Center
1600 S. 48th Street
Lincoln, NE 68506-1299
(402) 481-3548

LEGAL DESCRIPTION: A portion of S. 16th Street from the north line of Lake Street to the South line of previously vacated S. 16th Street. Generally located in the SW 1/4 of Section 36, T10N, R6E of the 6th P.M., City of Lincoln, Lancaster County.

SIZE: Approximately 3,150 square feet

EXISTING ZONING: R-4, Residential.

EXISTING LAND USE: S. 16th Street Right-of-Way

SURROUNDING ZONING AND LAND USE: Surrounded by Bryan LGH West Campus on the west, north, and east sides with R-4 zoning, and abut Lake Street right-of-way to the south.

COMPREHENSIVE PLAN SPECIFICATIONS: In conformance. The Land Use Plan shows the property as Public and Semi-Public.

ANALYSIS:

1. The purpose of this application is to incorporate the above described public right-of-way as part of the Bryan LGH Center West.
2. A portion of S. 16th Street north of the proposed vacation was previously vacated and is now a part of the Bryan LGH West Campus.

STREET VACATION NO.01007

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3. The proposed area was excluded from the previous vacation of S. 16th Street in order to provide access for the residence to the west. That property is now owned by Bryan LGH.
4. The Public Works and Utilities Department requests that a permanent easement be established for the entire vacated area for maintenance of the utilities.
5. The existing storm sewer inlets and street paving within the proposed vacation will be addressed with the associated Special Permit No. 1020G.
6. The Real Estate Department has yet to appraise the area of proposed vacation.

STAFF RECOMMENDATIONS: In conformance with the Comprehensive Plan

CONDITIONS:

1. This approves the vacation of the portion of S. 16th Street from the north line of Lake Street to the South line of previously vacated S. 16th Street. Generally located at the SW 1/4 of Section 36, T10N, R6E of the 6th P.M., City of Lincoln, Lancaster County.
2. The City retains a permanent utility easement over the entire vacated area.

Prepared by:

Ching-Yun Liang
Planning Department

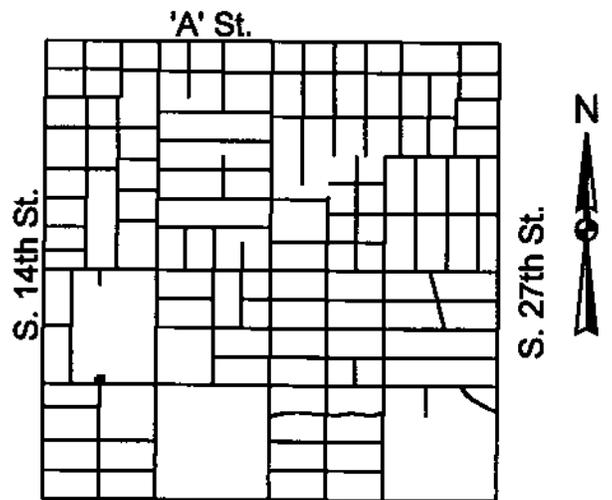
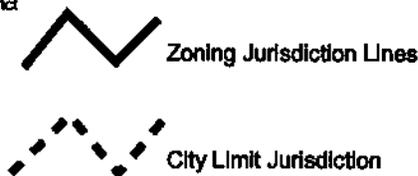


**Street & Alley Vacation #01007
Bryan LGH West
16th & South**

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. 36 T10N R6E



Sheet 1 of 2
Date: 4-19-01
Lincoln City - Lancaster County Planning Dept.



**Street & Alley Vacation #01007
Bryan LGH West
16th & South**



Sheet 2 of 2
Date: 4-19-01

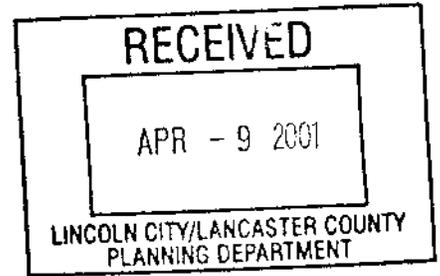
Photograph Date: 1997
Lincoln City - Lancaster County Planning Dept.

Lincoln



Nebraska's Capital City

April 6, 2001



Lincoln City/Lancaster County
Planning Commission
555 South 10th Street, Suite 213
Lincoln, NE 68508

RE: Vacating that portion of South 16th Street from the north line of Lake Street to the south line of previously vacated South 16th Street

Dear Ladies and Gentlemen:

The Department of Public Works and Utilities has received a proper petition from BryanLGH Medical Center, owners of Lot 12, Goulds Subdivision and Lots 4 and 5, Johnsons Addition to vacate the above described public right-of-way.

There are existing utilities in the area of the proposed vacation. Public Works is asking that a permanent easement be established for the entire vacated area for maintenance of these utilities. The existing storm sewer inlets and street paving will be addressed with the proposed use permit for the hospital.

The Department of Public Works recommends approval of this vacation with the above mentioned conditions. This vacation contains an area of 3,150 square feet, more or less.

Sincerely,

Byron Blum
Engineering Services
Department of Public Works

jaj Vac16LakeSt hlb

cc: A. Abbott R. Figard
A. Harrell J. Ross
K. Sellman C. Thomas
M. Wullschleger D. Roper

