

AGENDA
VALLEY CITY COUNCIL
August 16, 2022 4:30 PM

Anyone desiring to speak on any item on the Agenda is invited to do so during the visitor/correspondence section but will be limited to three minutes. After being recognized by the Mayor, please state your name and address for the record. Anyone desiring to speak for a longer period of time should make arrangements with the City Clerk prior to the meeting. A person wishing to speak during the business portion of the meeting must complete a City Council Agenda Request form. This form is available on the City's website and must be completed and submitted no later than 5:00 p.m. on the Thursday preceding any City Council meeting.

--A copy of the Open Meetings Act is located on the north wall of the Council Chamber—

The Mayor and Council reserve the right to adjourn into executive session on any agenda item per Nebraska Revised Statutes 84-1410.

One copy of all reproducible written material to be discussed at this meeting is available for examination or copying.

1. CALL TO ORDER
2. PROOF OF PUBLICATION
3. PUBLIC HEARINGS
 - 3.A. Conditional Use Permit - Lot 8 Falcon Business Park - 7304 N. West Street - Outdoor storage for a hardware store.
 - Open Public Hearing
 - Public comments: proponents and opponents
 - Close public hearing
 - Discussion and questions by Planning Commission Members
 - Vote on recommendation to City Council
 - 3.B. Final Plat - Still Water Lake - Lots 1 through 23 inclusive & Outlots A & B
 - Open Public Hearing
 - Public comments: proponents and opponents
 - Close public hearing
 - Discussion and questions by Planning Commission Members
 - Vote on recommendation to City Council
4. Adjourn

APPLICATION FOR CONDITIONAL USE PERMIT

Valley, Nebraska

Date July 29, 2022

Property Owner's Name STEPHEN LeGRAND

Address 19003 La Fayette Ave. ELKHORN, NE 68022

Phone No. (402) 319-6184 (Home) _____ (Work)

Pursuant to the Valley Zoning Ordinance, application is hereby made for the following proposed use of property or structure: Outdoor storage for hardware store.

Legal Description of Property FALCON BUSINESS PARK
LOT B 7304 N West St
VALLEY, NE DOUGLAS COUNTY

Lot Size 2.9 acres (Sq. Ft./ Acres) Zoning District C3

Will use in all other respects conform to the applicable regulations of the district in which it is located? YES

Will use conform to all other applicable regulations and laws of any governmental jurisdiction? YES

Will use have adequate water, sewer and drainage facilities? YES

Will ingress and egress be so designed as to minimize traffic congestion in the public streets/roads? YES

Estimated Cost of Structure \$ 2,600,000
Applicant's Signature William D. Clark Mailing Address 47407 Booth Rd
HACKETT CONST. INC ORD, NE 68002

Enclosed: Site Plan YES Easements NO

Application fee is Non-Refundable.

OFFICE USE ONLY

Permit No. _____ Permit is: _____ transferable, _____ transferable upon review/renewal
Date _____ Approved _____ Approved with Added Conditions _____ Disapproved _____

Chair, Valley Planning Commission

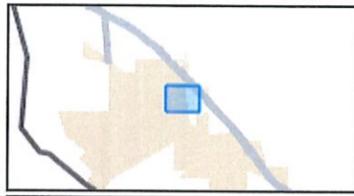
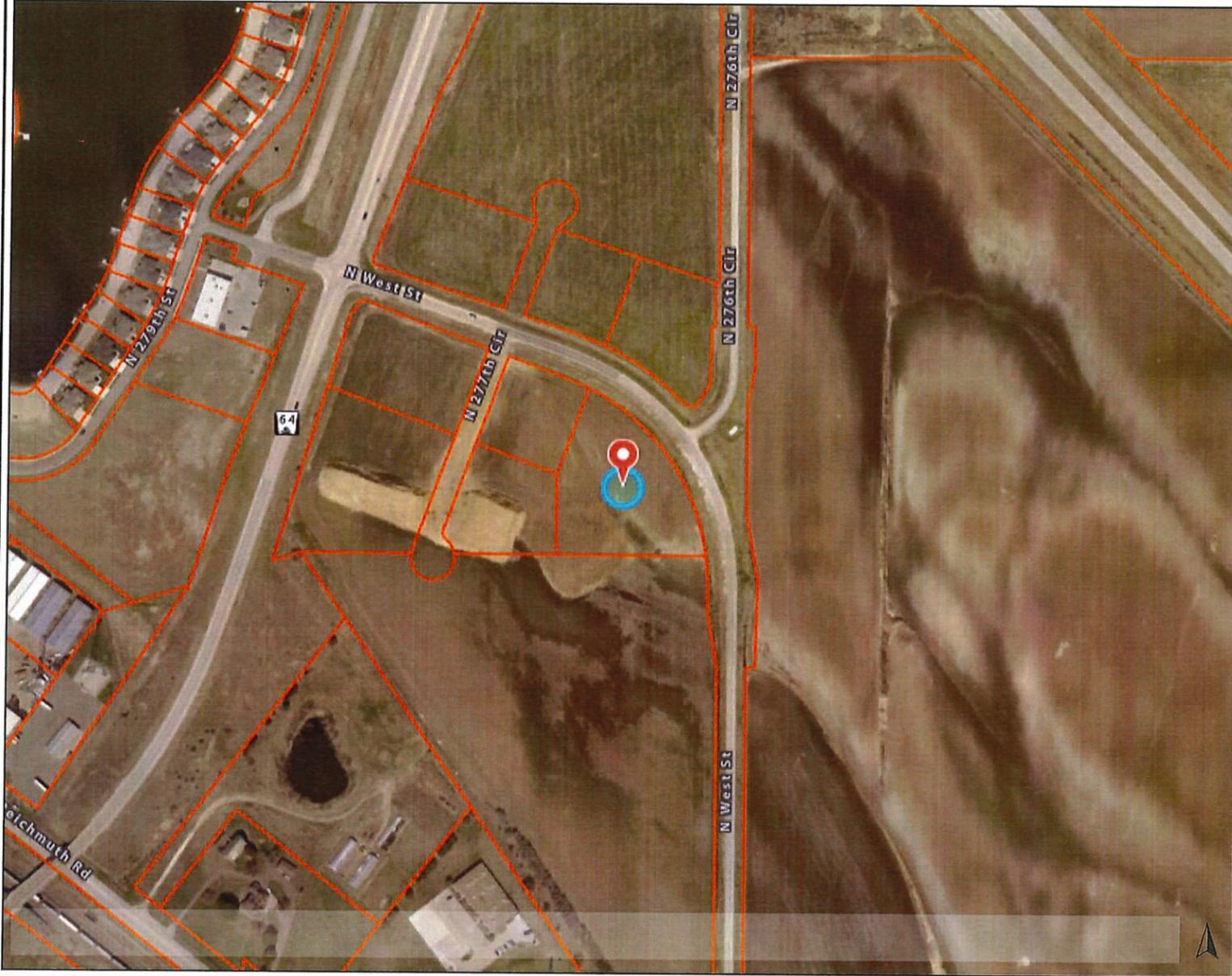
Date _____ Approved _____ Approved with Added Conditions _____ Disapproved _____

Mayor

ATTEST:
City Clerk
Page 1 of 1

Dated this _____ day of _____, 20__.

paid
7-29-22
cc
\$150



Legend

- Parcels
 - Property Lines
- 

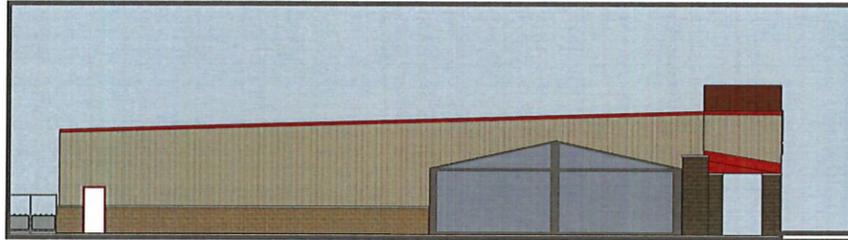
0 500 1000 ft
Please contact Douglas County GIS for map questions (gis@douglascounty-ne.gov)

Printed from dogis.org:
08/08/2022 13:43:40

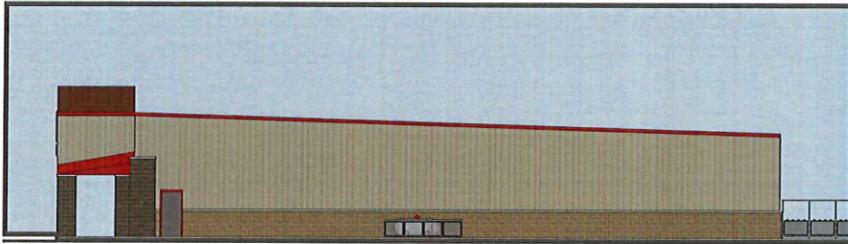
This map is a user generated static output from an Internet mapping site and is for reference only. Data on this map may or may not be accurate, current, or otherwise reliable. It is for informational purposes only, and may not be suitable for legal, engineering, or surveying purposes. Do NOT use property lines from this website for plan submissions.



North Elevation



East Elevation



West Elevation

ACE HARDWARE - VALLEY, NE

EXTERIOR REMODEL - RENDERING VIEW

Document for Design Intent Only.

308.540.5763
**ENGINEERING
INTERNATIONAL**
PO Box 401
1021 North Ave. Ste 203
Lincoln, NE 68501

Ace Hardware - Valley, NE

NEW CONSTRUCTION

August 4th, 2022





3D Visualization - View 1



3D Visualization - View 2

ACE HARDWARE - VALLEY, NE

EXTERIOR REMODEL - RENDERING VIEW

Document for Design Intent Only.

308.340.5763
**ENGINEERING
 INTERNATIONAL**
 PO Box 401
 403 North Ave #200
 McCook, NE 68001



Ace Hardware - Valley, NE

NEW CONSTRUCTION

August 4th, 2022



APPLICATION FOR FINAL PLAT

Valley, Nebraska

LEGAL DESCRIPTION AND GENERAL LOCATION

Part of the south half of Section 30, Township 16 north, range 10 east, of the 6th p.m., Douglas county, Nebraska
(see Plat for full Legal Description) - N 276th and N West Street

SUBDIVIDER

Name: HAMPTON DEVELOPMENT SERVICES
Address: 4089 SOUTH 84TH STREET, SUITE 307
OMAHA, NE 68127

Telephone: (402) 540-2255

OWNER

Name: As listed above.
Address: _____

Telephone: () _____

RECEIPT NO: _____
DATE: _____
FINAL PLAT #: _____

FEE PAID \$ 150.00 CR # 1168
from John Coolidge
AGENT (Authorized to act on Subdivider's behalf):
Name: Lamp Rynearson, c/o John Coolidge
Address: 14710 W Dodge Road, Ste. 100
Omaha, NE 68154

Telephone: (402) 496-2498

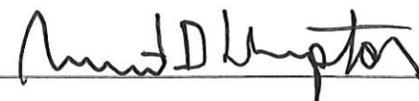
ANY OTHER ASSOCIATES:

Name: _____
Address: _____

Telephone: () _____

NAME OF FINAL PLAT: Still Water Lake, Lots 1-23 and Outlots A & B NUMBER OF LOTS: 23 lots and 2 outlots

1. Letter or transmittal and action(s) requested.
2. Does the subdivider have any interest in the land surrounding the final plat? Yes__ No X.
If yes, please describe the nature of such interest: _____
3. Will the final plat require any zoning or other action (rezoning, conditional use or vacations) to complete the development? Yes__ No X. If yes please describe the nature of the action: _____
4. The final plat is based upon the preliminary plat for Sill Water Lake, approved by the City Council on 7/12/22, 20__, Resolution No. _____
5. Is the final plat consistent with the approved preliminary plat? Yes X No__. If not, please explain the proposed changes and the reasons therefore: _____
6. Have all the improvements required by the preliminary plat been completed or guaranteed by bond, letter of credit, etc.? Yes No__ (Please check the Planning Commission's letter indicating the approval of the preliminary plat.) If not, which improvements have not been completed: _____

Applicant's Signature:  Date: July 27 2022

