



Application for Conditional Use Permit

- 1. Applicant's Name Henry D Arriaza
2. Applicant's Address 1081 S. Burwick Rd. Wood River NE 68883
3. Applicant's Telephone Number 308-850-4466
4. Owner's Name Diana E Gonzales
5. Owner's Address 603 Scott home Lexington NE, 68850
6. Owner's Telephone Number 308-325-4831
7. Purpose of Conditional Use Permit order to prayze God
8. Present Zoning 503 N Washington
9. Within City Limits Within Zoning Jurisdiction
10. Legal Description
11. Street Address of Property or Approximate Location 503 N Washington
12. Site Plan (if applicable)

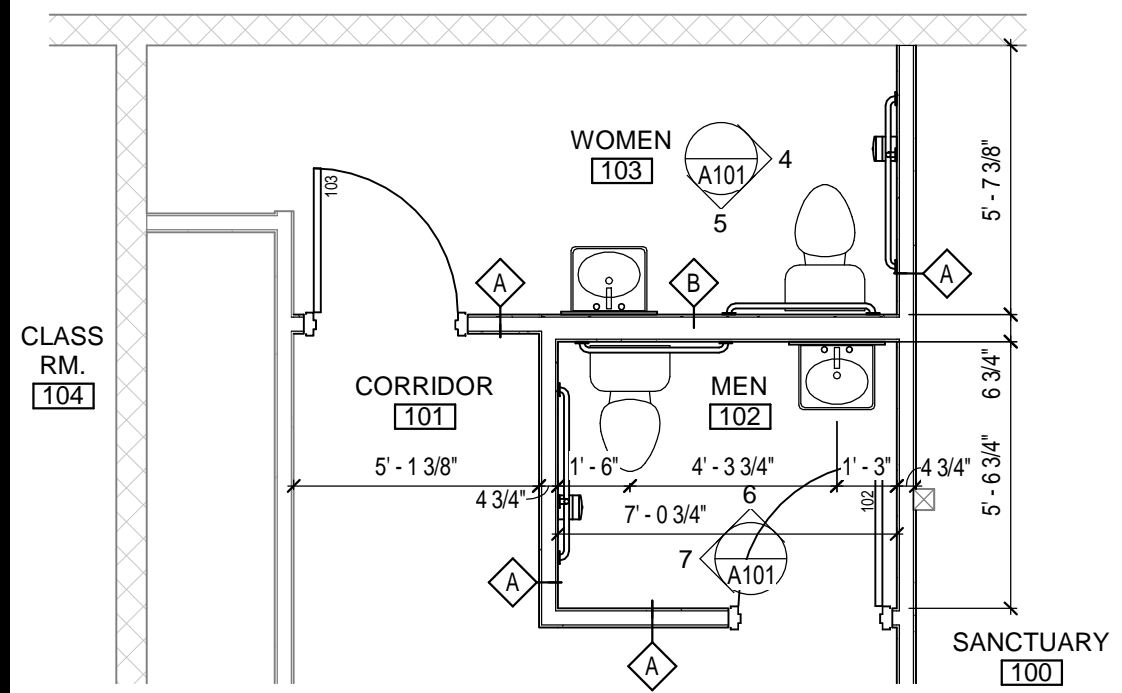
I/We the undersigned do hereby acknowledge that I/We do fully understand and agree to comply with the provisions and requirements for an application for a special use permit as described above. I/We the undersigned do hereby agree to allow City of Lexington employees or agents working for the City of Lexington, to enter the above referenced property as it pertains to this application.

Signature of Owner

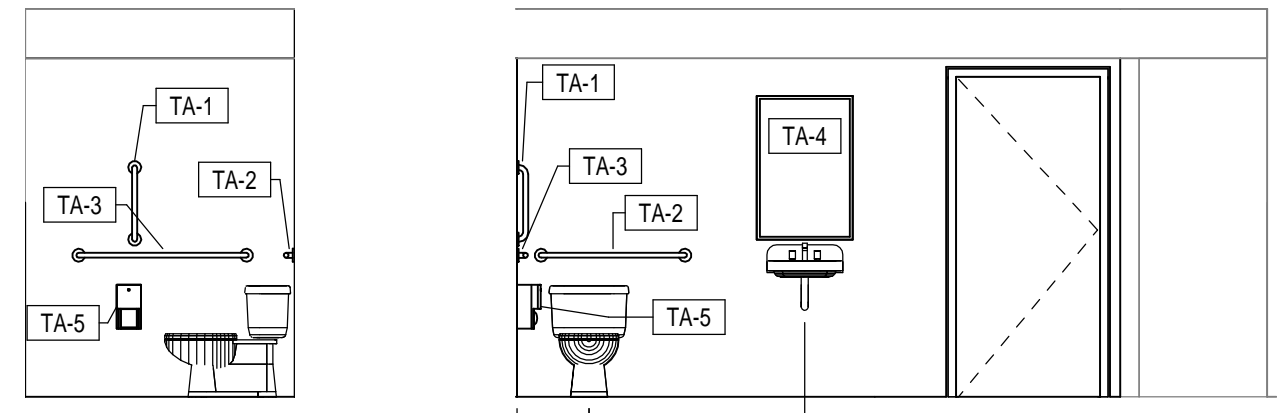
Signature of Applicant



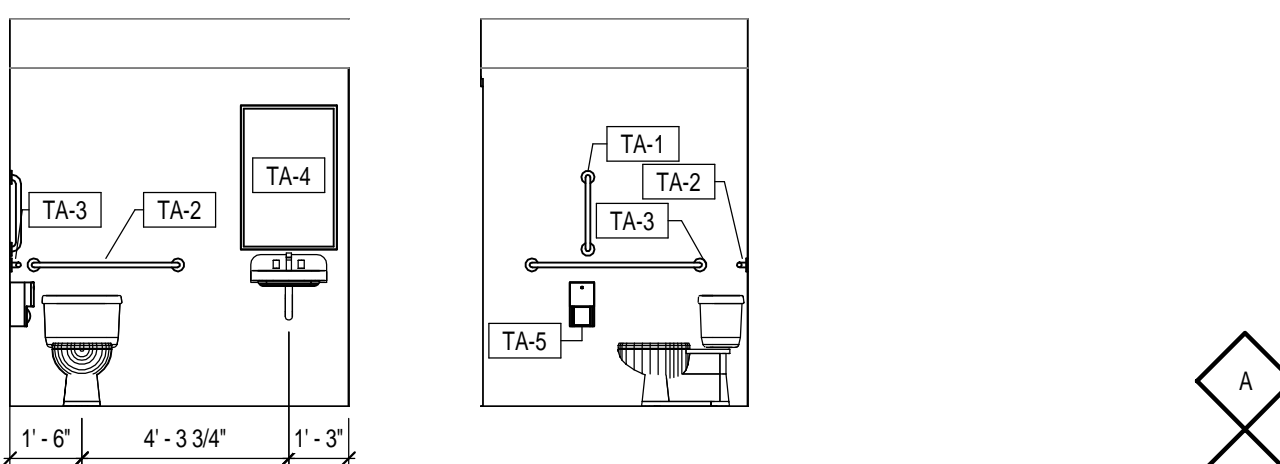
Administrative Use Only
Date Submitted 1/4/2019
Filing Fee \$100.00
Cert. Of Ownership
Date Sign Posted
Case Number
Accepted By
Date Advertised
Date of Public Hearing PC-2-16-2019



3 ENLARGED REST RM. PLAN
1/4" = 1'-0"



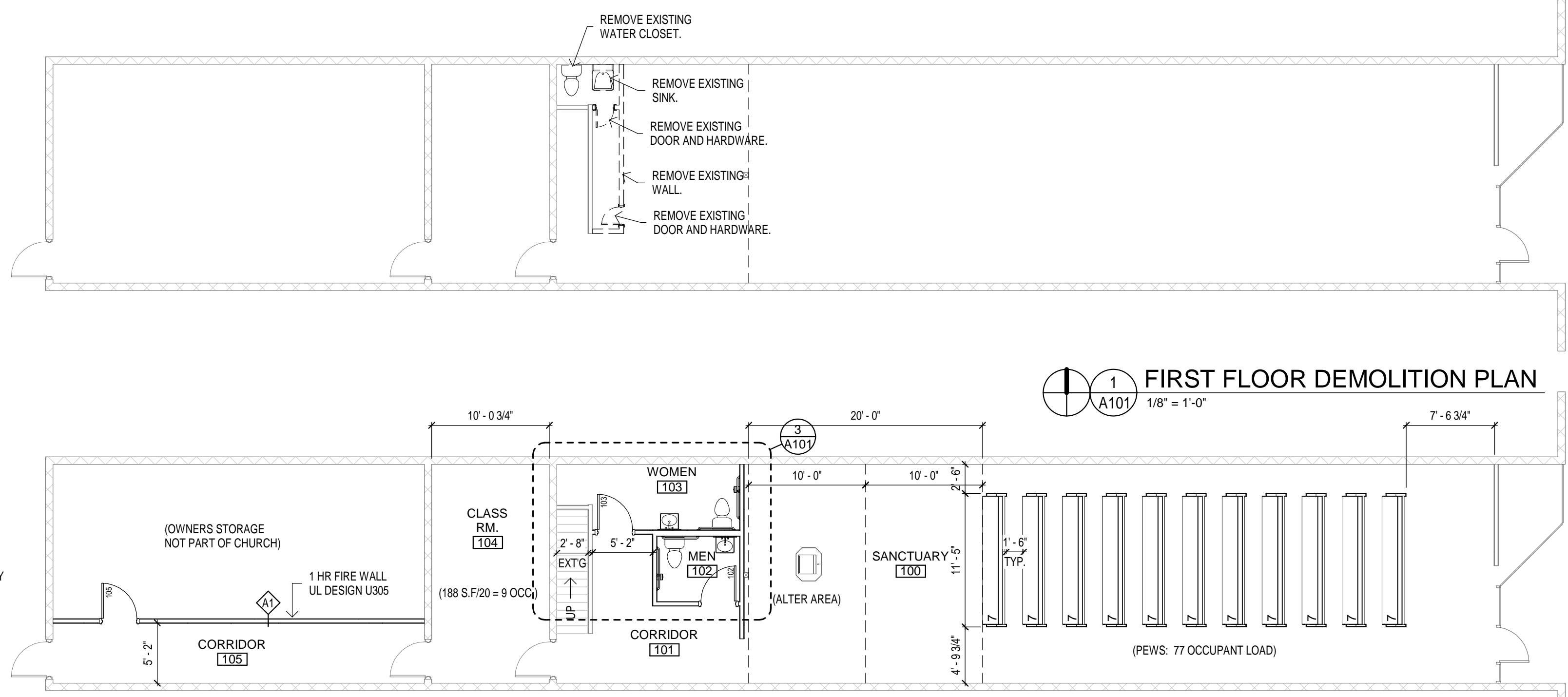
4 INTER. ELEV. 1/4" = 1'-0"
5 INTER. ELEV. 1/4" = 1'-0"



6 INTER. ELEV. 1/4" = 1'-0"
7 INTER. ELEV. 1/4" = 1'-0"

WALL TYPES
1/2" = 1'-0"

A: 5/8" GWB (BOTH SIDES) ON 2x4 WD STUDS AT 16" o.c.
A1: 5/8" TYPE "X" GWB (BOTH SIDES) ON 2x4 WD STUDS AT 16" o.c. (UL DESIGN U305)
B: 5/8" GWB (BOTH SIDES) ON 2x6 WOOD STUDS @ 16" o.c.



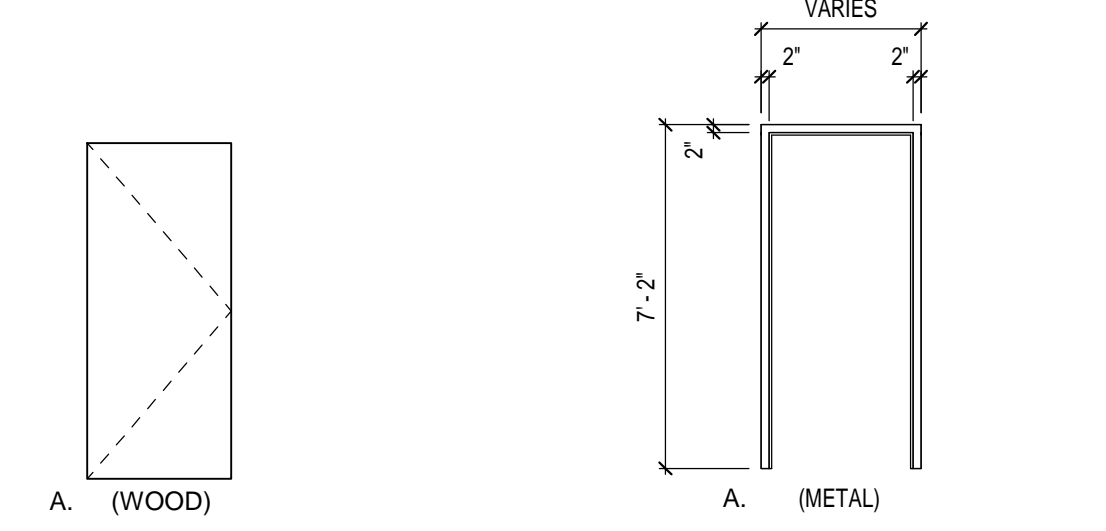
1 FIRST FLOOR DEMOLITION PLAN
1/8" = 1'-0"

2 FIRST FLOOR PLAN
1/8" = 1'-0"

Mark	Description	Manufacturer	Model No.
TA-1	GRAB BAR - 18"	BOBRICK	B-5806x18
TA-2	GRAB BAR - 36"	BOBRICK	B-5806x36
TA-3	GRAB BAR - 42"	BOBRICK	B-5806x42
TA-4	GLASS MIRROR	BOBRICK	B-2908 2436
TA-5	TOLIET TISSUE DISPENSER	BOBRICK	B-4288

Room Schedule																			
Room No.	Room Name	Floor	Base	North Wall			East Wall			South Wall			West Wall			Ceiling		Height	Remarks
				Mat.	Fin.	Mat.	Fin.	Mat.	Fin.	Mat.	Fin.	Mat.	Fin.	Mat.	Fin.	Mat.	Fin.		
100	SANCTUARY	CPT-1	VWB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	9'-0"	
101	CORRIDOR	CPT-1	VWB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	8'-0"	
102	MEN	VCT-1	VWB-1	GWB	P-2	GWB	P-2	GWB	P-2	GWB	P-2	GWB	P-2	GWB	P-2	GWB	P-2	8'-0"	EPOXY PAINT
103	WOMEN	VCT-1	VWB-1	GWB	P-2	GWB	P-2	GWB	P-2	GWB	P-2	GWB	P-2	GWB	P-2	GWB	P-2	8'-0"	EPOXY PAINT
104	CLASS RM.	CPT-1	VWB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	9'-0"	
105	CORRIDOR	VCT-1	VWB-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	GWB	P-1	9'-0"	
201	CLASS RM.																		

Door Schedule															
Door No.	Type	Mat.	Fin.	Doors			Frames					Fire Rating	Hdw Group	Remarks	
				Width	Ht.	Thk.	Type	Mat.	Fin.	Head	Jamb				Sill
102	A	WD	PF	3'-0"	6'-8"	1 3/4"	A	MET	P-1						
103	A	WD	PF	3'-0"	6'-8"	1 3/4"	A	MET	P-1						
105	A	WD	PF	3'-0"	6'-8"	1 3/4"	A	MET	P-1						

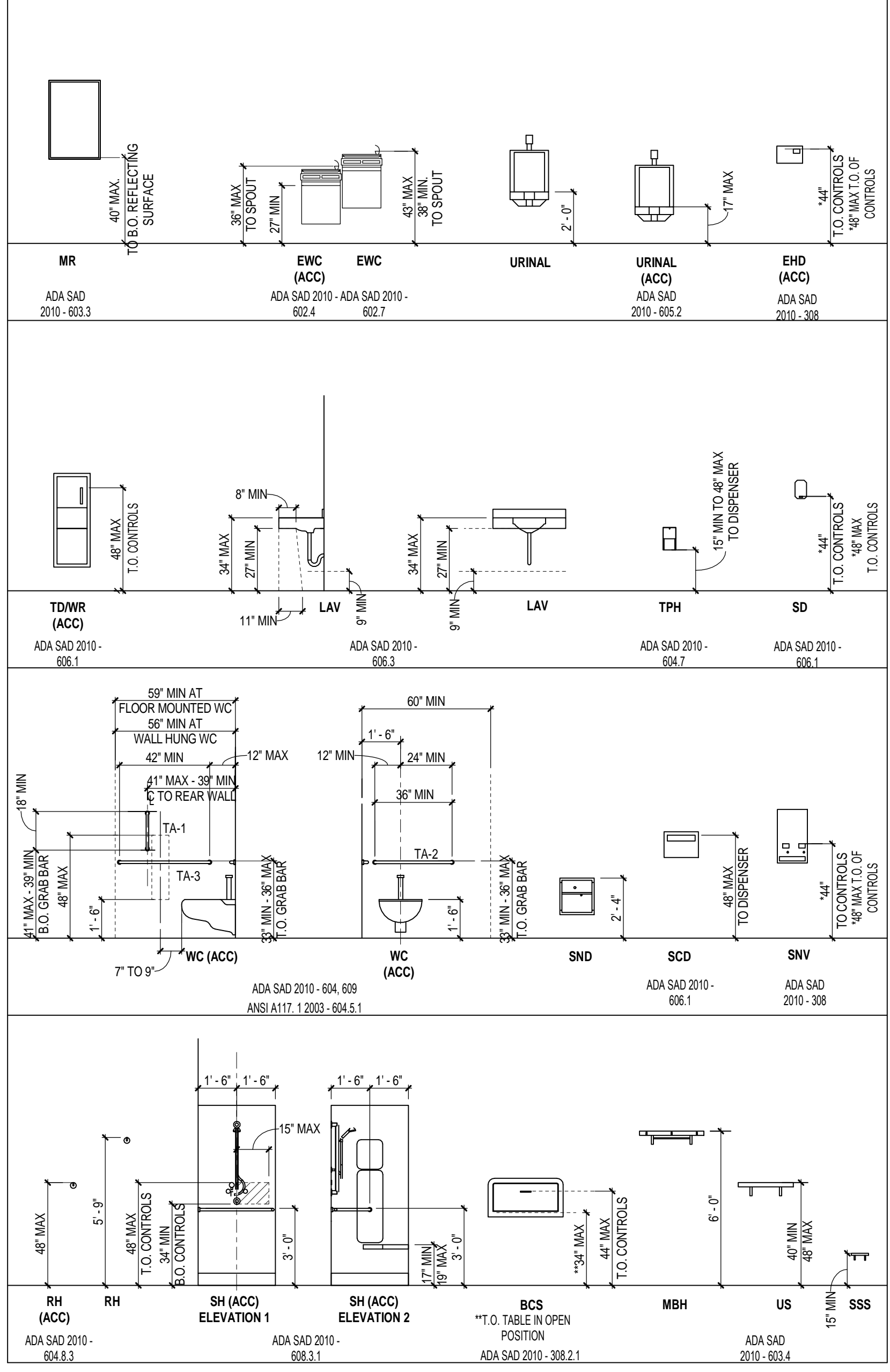


DOOR ELEVATIONS 1/4" = 1'-0"
DOOR FRAMES 1/4" = 1'-0"



8 SECOND FLOOR PLAN
1/4" = 1'-0"

ADULT MOUNTING HEIGHTS



APPLICABLE CODES
The building will be designed in accordance with the current applicable codes as follows:
LEXINGTON, NEBRASKA
The City of Lexington, Nebraska has adopted the following:
BUILDING CODE: 2015 International Building Code (IBC)
FIRE CODE: 2015 International Fire Code (IFC)
MECHANICAL CODE: 2015 International Mechanical Code (IMC)
FUEL GAS CODE: 2015 International Fuel Gas Code
PLUMBING CODE: 2015 Uniform Plumbing Code (UPC)
ELECTRICAL CODE: 2017 National Electric Code (NEC)
ENERGY CODE: 2009 International Energy Conservation Code (IECC)
ACCESSIBILITY CODE: Chapter 11 IBC including ICC/ANSI A117.1 - 2009
STATE OF NEBRASKA
Nebraska has adopted the following Codes which are applicable to this project:
National Electrical Code - 2017 Edition
Title 153 State Fire Marshal
NFPA 1 - Fire Prevention Code 2003 Edition
NFPA 10 - Portable Fire Extinguishers - 2002 Edition
NFPA 13 - Installation of Fire Sprinklers - 2002 Edition
NFPA 54 - National Fuel Gas Code - 2002 Edition
NFPA 72 - National Fire Alarm Code - 2002 Edition
NFPA 80 - Fire Doors and Windows - 1999 Edition
NFPA 90A - Air Conditioning and Ventilating Systems - 2002 Edition
NFPA 101 - Life Safety Code (LSC) - 2000 W/Amendments
NFPA 220 - Types of Building Construction - 2000 Edition
These codes are enforced by the Nebraska State Fire Marshal
Americans With Disabilities Act of 2010 (ADA)
2010 ADA Standards For Accessible Design, September 15, 2010
(These Regulations are enforced by the U.S. Justice Department, and the City of Lexington, Building Department).

BUILDING DATA
Name of Project:
Address: 503 North Washington Street
Proposed Use: Assembly
Code Enforcement Jurisdiction:
City of Lexington and Nebraska State Fire Marshal
OCCUPANCY GROUP(S): Assembly
Building 1: Occupancies: A
CONSTRUCTION TYPE:
Building 1: Type VB, unprotected (IBC),
Type VI(000) (LSC).
SQUARE FOOTAGE (New)
Building 1: 3,648 sq
833 sq Mezzanine
SQUARE FOOTAGE (Existing)
Building 2: 6,720 sq
FIRE RESISTANCE RATINGS FOR BUILDING ELEMENTS IBC TABLE 601:
Primary Structural Frame: 0 Hours
Bearing Walls - Exterior: 1 Hours
Bearing Walls - Interior: 0 Hours
Non-Bearing Walls and Partitions - Exterior: 0 Hours (Table 602)
Non-Bearing Walls and Partitions - Interior: 0 Hours
Floor Construction and Associated Secondary Members: 0 Hours
Roof Construction and Associated Secondary Members: 0 Hours
BUILDING HEIGHT AND NUMBER OF STORIES:
Occupancy: A
Height (Type VB): Proposed: 40 Feet
Allowed: 40 Feet
Stories (Type VB): Proposed: 1
Allowed: 1
OCCUPANT LOAD FACTORS (Floor Area sq. ft. Per Person):
Business Areas: 100 gross
Mercantile - Grade Floor Areas: 30 gross
Mercantile - Storage, Stock, Shipping Areas: 300 gross

Bradley E. Brandenburg
+ Associates
Architecture Planning Interior Design
1208 N. Jackson St.,
Lexington, Nebraska 68850
P: 308-324-0070
F: 308-324-0080
bebarchitecture.com
KEY PLAN

Project For:
Iglesia Pentecostes Rena de Horeb
Proposed Church Remodel
Lexington, Nebraska
First Floor Plan

Progress Print
Not For Construction

REVISIONS		
No.	DATE	DESCRIPTION

Project No.: 2018_5
Date: August 31, 2018
COPYRIGHT 2018
BRADLEY E. BRANDENBERG + ASSOCIATES.
Sheet:

A101

Any approved conditional use permit is automatically transferable upon sale of the property from the original applicant to another party. However, the new owner shall assume the responsibility for complying with:

- 6.06.01 The conditions of the permit;
- 6.06.02 The use shall not change or be expanded unless a new conditional use permit is approved; and
- 6.06.03 Failure to comply with the conditions of the permit shall subject the new owner to the revocation process of this Article.

Section 6.07 Revocation

Any approved conditional use permit may be revoked for failure to comply with the conditions approved by the City Council. Revocation shall require that the City notify the applicant of any noncompliance, in writing, and provide the applicant 30 days to correct the issue(s).

Failure to comply with the notice shall cause a public hearing to be scheduled by the City Council, to review the permit and the approved conditions and the failure to act by the applicant. If the applicant is found to be noncompliant with the issued permit and conditions, the City Council shall revoke the permit and order the use to cease and desist.

Failure to follow a cease and desist order shall cause action to be filed the City Attorney in District Court.

Revocation may also occur, if the City documents that the use has ceased operations for 12 consecutive months. The City shall notify the applicant of the revocation in writing. The permit shall be invalid within 30 days.

Section 6.08 Standards

No conditional use permit shall be granted unless that Planning Commission or City Council has found:

- 6.08.01 That the establishment, maintenance, or operation of the conditional use will not be detrimental to or endanger the public health, safety, moral, comfort or general welfare of the community.
- 6.08.02 That the conditional use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purpose already permitted, nor substantially diminish and impair property values within the neighborhood.
- 6.08.03 That the establishment of the conditional use will not impede the normal and orderly development of the surrounding property for uses permitted in the district.
- 6.08.04 Adequate utilities, access roads, drainage, and/or necessary facilities have been or are being provided.
- 6.08.05 Adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets.
- 6.08.06 The use shall not include noise which is objectionable due to volume, frequency, or beat unless muffled or otherwise controlled.
- 6.08.07 The use shall not involve any pollution of the air by fly-ash, dust, vapors or other substance which is harmful to health, animals, vegetation or other property or which can cause soiling, discomfort, or irritation.
- 6.08.08 The use shall not involve any malodorous gas or matter which is discernible on any adjoining lot or property.
- 6.08.09 The use shall not involve any direct or reflected glare which is visible from any adjoining property or from any public street, road, or highway.
- 6.08.010 The use shall not involve any activity substantially increasing the movement of traffic on public streets unless procedures are instituted to limit traffic hazards and congestion.
- 6.08.011 The use shall not involve any activity substantially increasing the burden on any public utilities or facilities unless provisions are made for any necessary adjustments.

**PLANNING COMMISSION
CITY OF LEXINGTON**

DETERMINATION FORM

On **February 6, 2019**, the Lexington, Nebraska Planning Commission, at its regular meeting, recommended **No Recommendation** (Approval/Disapproval) of a **Conditional Use Permit Application** (Rezoning, Special Use, Subdivision, Variance, Zoning, Zone Appeal, Etc.) for property located at **503 North Washington** (Location) for **Henry Arriaza**. (Name).

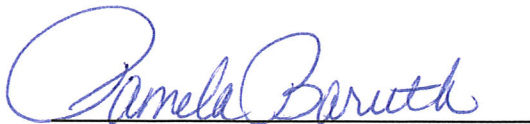
The Lexington Planning Commission made the following motion:

Motion by: Cameron Smith

Seconded by: Curtis Roemmich

Motion: Moved by Smith, seconded by Roemmich, to forward a No Recommendation to the City Council for the Application for Conditional Use Permit for a store-front church to be located at 503 North Washington.

Roll Call: Voting "aye" were Jacob, Margritz, Quintero, Denker, Roemmich, Smith, Worthing. Motion carried.



Planning Secretary