



APPLICATION FOR REZONING

*For an amendment to the zoning map, items 1 through 12 must be filled out completely before acceptance of this application for processing.

- 1. Property Owner's Name Ronald L. Masten and Cindy G. Masten, Husband and Wife
- 2. Property Owner's Address P.O. Box 121 Thedford, NE 69166
- 3. Telephone Number (308) 650-9321 E-Mail Address _____
- 4. Developer's Name Ronald L. Masten
- 5. Developer's Address P.O. Box 121, Thedford, NE 69166
- 6. Telephone Number (308) 650-9321 E-Mail Address _____
- 7. Present Use of Subject Property Residential
- 8. Proposed Use of Subject Property Residential
- 9. Present Zoning Agricultural (A-1) Requested Zoning Residential (R-1)
- 10. Legal Description of Property Requested to be Rezoned See Attached.

Approximate Street Address and Location 190 W. River Road, Lexington, NE 68850

11. Area of Subject Property, Square Feet and/or Acres 8.28

12. Zoning of Adjacent Properties

North: <u>N/A</u>	South: <u>Agricultural</u>
East: <u>Agricultural</u>	West: <u>Agricultural</u>

The following information must be submitted at the time of application:

- Vicinity Map
- Copy of Site Plan (8 1/2 X 11 or digital copy)

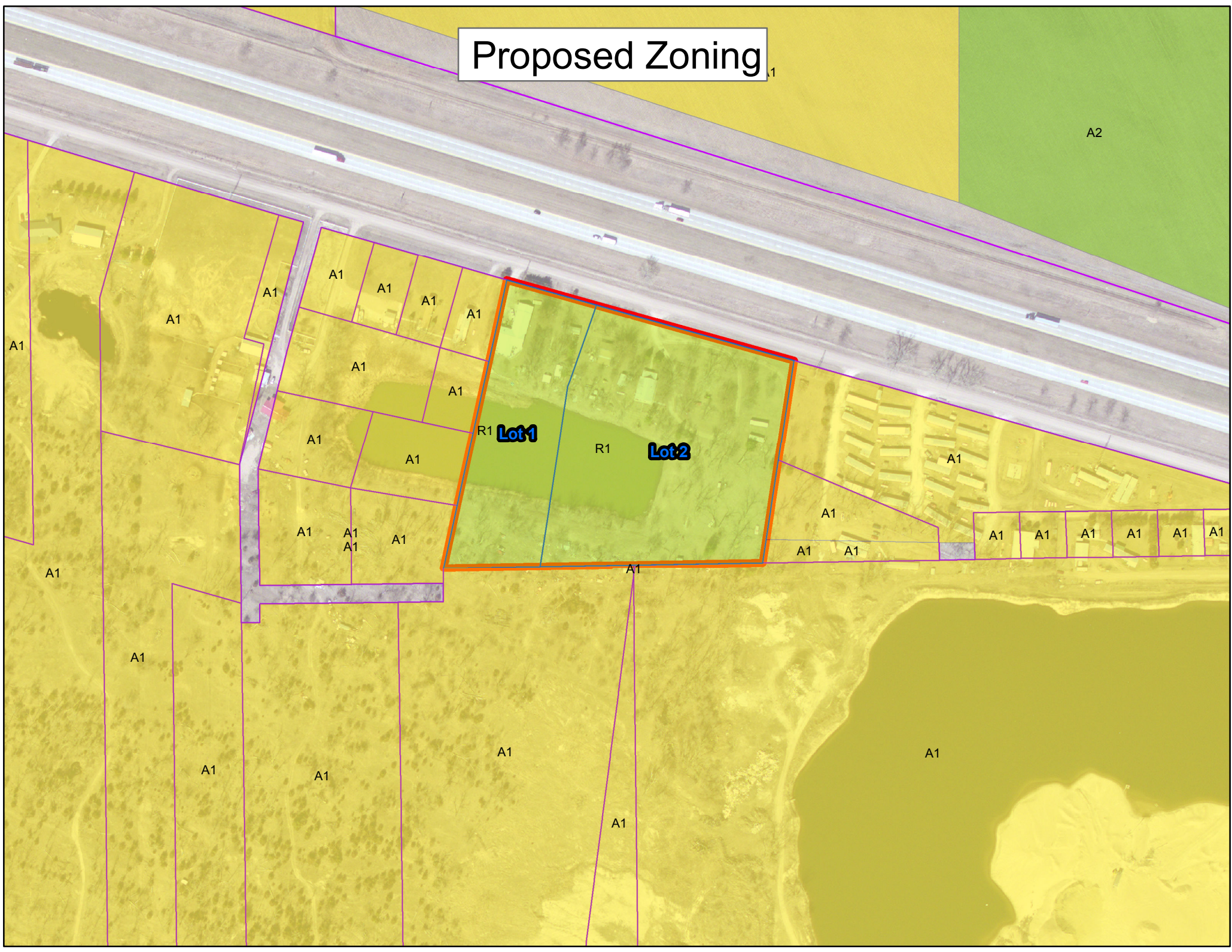
I/We, the undersigned, do hereby acknowledge that I/We do agree with the provisions and requirements for an application for rezoning as described above. I/We the undersigned do hereby agree to allow City of Lexington employees or agents working for the City of Lexington to enter the above referenced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

Signature of Owner

Signature of Applicant

<u>Administrative Use Only</u>	
Date Submitted <u>10/20/16</u>	Case Number _____
Filing Fee <u>\$100.00</u>	Accepted By _____
Cert. Of Ownership _____	Date Advertised _____
Date Sign Posted _____	Date of Public Hearing _____

Proposed Zoning

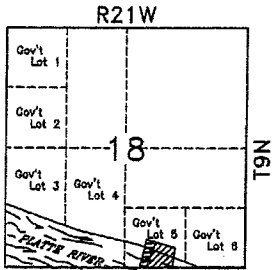


OFFICIAL SURVEY RECORD

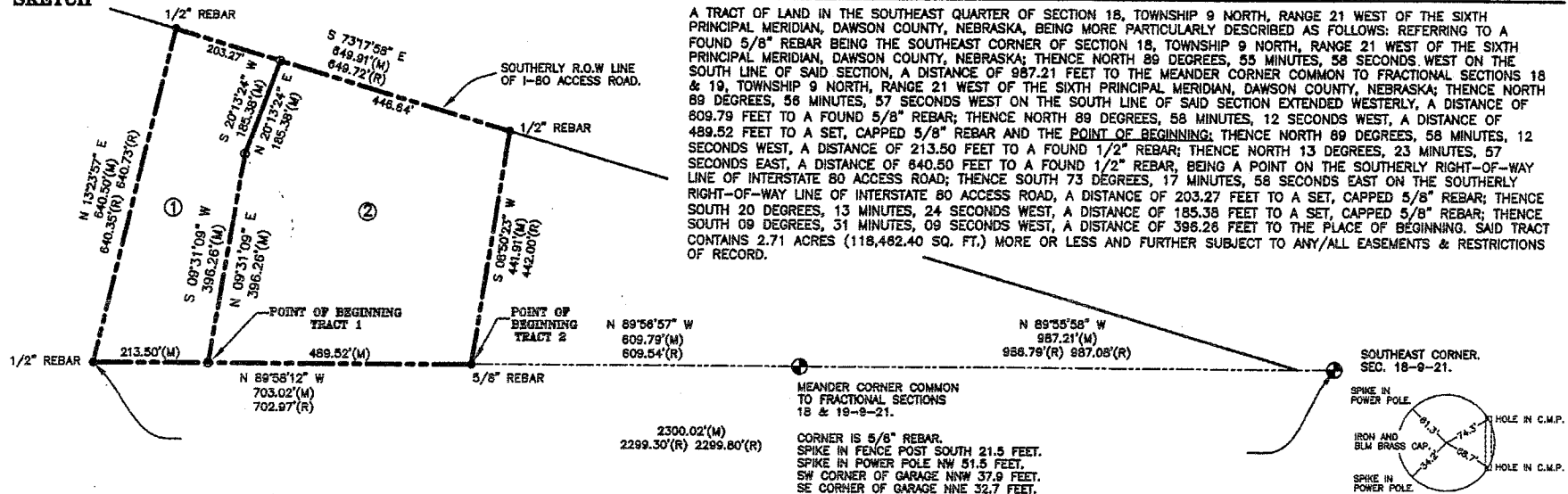
A SURVEY OF 2 TRACTS OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 9 NORTH, RANGE 21 WEST OF THE SIXTH PRINCIPAL MERIDIAN, DAWSON COUNTY, NEBRASKA.

PROJECT #: D20160067

DATE: AUGUST 8TH, 2016



LOCATION SKETCH



LEGAL DESCRIPTION TRACT 1

A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 9 NORTH, RANGE 21 WEST OF THE SIXTH PRINCIPAL MERIDIAN, DAWSON COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: REFERRING TO A FOUND 5/8" REBAR BEING THE SOUTHEAST CORNER OF SECTION 18, TOWNSHIP 9 NORTH, RANGE 21 WEST OF THE SIXTH PRINCIPAL MERIDIAN, DAWSON COUNTY, NEBRASKA; THENCE NORTH 89 DEGREES, 55 MINUTES, 58 SECONDS WEST ON THE SOUTH LINE OF SAID SECTION, A DISTANCE OF 987.21 FEET TO THE MEANDER CORNER COMMON TO FRACTIONAL SECTIONS 18 & 19, TOWNSHIP 9 NORTH, RANGE 21 WEST OF THE SIXTH PRINCIPAL MERIDIAN, DAWSON COUNTY, NEBRASKA; THENCE NORTH 89 DEGREES, 56 MINUTES, 57 SECONDS WEST ON THE SOUTH LINE OF SAID SECTION EXTENDED WESTERLY, A DISTANCE OF 609.79 FEET TO A FOUND 5/8" REBAR; THENCE NORTH 89 DEGREES, 58 MINUTES, 12 SECONDS WEST, A DISTANCE OF 489.52 FEET TO A SET, CAPPED 5/8" REBAR AND THE POINT OF BEGINNING; THENCE NORTH 89 DEGREES, 58 MINUTES, 12 SECONDS WEST, A DISTANCE OF 213.50 FEET TO A FOUND 1/2" REBAR; THENCE NORTH 13 DEGREES, 23 MINUTES, 57 SECONDS EAST, A DISTANCE OF 840.50 FEET TO A FOUND 1/2" REBAR, BEING A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE 80 ACCESS ROAD; THENCE SOUTH 73 DEGREES, 17 MINUTES, 58 SECONDS EAST ON THE SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE 80 ACCESS ROAD, A DISTANCE OF 203.27 FEET TO A SET, CAPPED 5/8" REBAR; THENCE SOUTH 20 DEGREES, 13 MINUTES, 24 SECONDS WEST, A DISTANCE OF 185.38 FEET TO A SET, CAPPED 5/8" REBAR; THENCE SOUTH 09 DEGREES, 31 MINUTES, 09 SECONDS WEST, A DISTANCE OF 396.26 FEET TO THE PLACE OF BEGINNING. SAID TRACT CONTAINS 2.71 ACRES (118,462.40 SQ. FT.) MORE OR LESS AND FURTHER SUBJECT TO ANY/ALL EASEMENTS & RESTRICTIONS OF RECORD.

LEGAL DESCRIPTION TRACT 2

A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 9 NORTH, RANGE 21 WEST OF THE SIXTH PRINCIPAL MERIDIAN, DAWSON COUNTY, NEBRASKA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: REFERRING TO A FOUND 5/8" REBAR BEING THE SOUTHEAST CORNER OF SECTION 18, TOWNSHIP 9 NORTH, RANGE 21 WEST OF THE SIXTH PRINCIPAL MERIDIAN, DAWSON COUNTY, NEBRASKA; THENCE NORTH 89 DEGREES, 55 MINUTES, 58 SECONDS WEST ON THE SOUTH LINE OF SAID SECTION, A DISTANCE OF 987.21 FEET TO THE MEANDER CORNER COMMON TO FRACTIONAL SECTIONS 18 & 19, TOWNSHIP 9 NORTH, RANGE 21 WEST OF THE SIXTH PRINCIPAL MERIDIAN, DAWSON COUNTY, NEBRASKA; THENCE NORTH 89 DEGREES, 56 MINUTES, 57 SECONDS WEST ON THE SOUTH LINE OF SAID SECTION EXTENDED WESTERLY, A DISTANCE OF 609.79 FEET TO A FOUND 5/8" REBAR AND THE POINT OF BEGINNING; THENCE NORTH 89 DEGREES, 58 MINUTES, 12 SECONDS EAST, A DISTANCE OF 489.52 FEET TO A SET, CAPPED 5/8" REBAR; THENCE NORTH 09 DEGREES, 31 MINUTES, 09 SECONDS EAST, A DISTANCE OF 396.26 FEET TO A SET, CAPPED 5/8" REBAR; THENCE NORTH 20 DEGREES, 13 MINUTES, 24 SECONDS EAST, A DISTANCE OF 185.38 FEET TO A SET, CAPPED 5/8" REBAR, BEING A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE 80 ACCESS ROAD; THENCE SOUTH 73 DEGREES, 17 MINUTES, 58 SECONDS EAST ON THE SOUTHERLY RIGHT-OF-WAY LINE OF INTERSTATE 80 ACCESS ROAD, A DISTANCE OF 446.84 FEET TO A FOUND 1/2" REBAR; THENCE SOUTH 08 DEGREES, 50 MINUTES, 23 SECONDS WEST A DISTANCE OF 441.91 FEET TO THE PLACE OF BEGINNING. SAID TRACT CONTAINS 5.57 ACRES (242,828.89 SQ. FT.) MORE OR LESS AND FURTHER SUBJECT TO ANY/ALL EASEMENTS & RESTRICTIONS OF RECORD.

SURVEYOR'S CERTIFICATE

I, MARK A. STREIB, A duly licensed professional land surveyor under the laws of the State of Nebraska, hereby certify that this survey was executed by me, or under my direct supervision, and that iron monuments were set at all points marked "of equal distances are in feet and hundredths of a foot."

SIGNED THIS 8th DAY OF AUGUST, 2016.

MARK A. STREIB, P.L.S. (10000)
DAWSON COUNTY SURVEYOR

- LEGEND**
- = SECTION OR 1/4 CORNER.
 - = CORNER FOUND, AS INDICATED.
 - = CORNER SET, (5/8" X 24" CAPPED REBAR).
 - (P) = PLATTED DISTANCE.
 - (M) = MEASURED DISTANCE.
 - (D) = DEEDED DISTANCE.
 - (R) = RECORDED DISTANCE.
 - REF: FIELD BOOK 50, PAGE 67.
 - REF: D20120070
 - REC: FIELD BOOK 99, PAGE 35.

TRACT 1
2.71 ACRES +/-
(118,462.40 SQ.FT.)

TRACT 2
5.57 ACRES +/-
(242,828.89 SQ.FT.)

NORTH
SCALE 1" = 200'