



**CITY OF LA VISTA**

**CERTIFICATE OF APPRECIATION**

A CERTIFICATE OF APPRECIATION PRESENTED TO JOHN DANDERAND OF THE LA VISTA POLICE DEPARTMENT, FOR 20 YEARS OF FAITHFUL AND EFFICIENT SERVICE TO THE CITY OF LA VISTA.

WHEREAS, **John Danderand**, has served the City of La Vista since August 30, 1993 and

WHEREAS, **John Danderand's** input and contributions to the City of La Vista have contributed to the success of the City.

NOW, THEREFORE BE IT RESOLVED that this Certificate of Appreciation is hereby presented to **John Danderand** on behalf of the City of La Vista for 20 years of service to the City.

DATED THIS 21ST DAY OF JANUARY, 2014.

Douglas Kindig, Mayor

Kim J. Thomas  
Councilmember, Ward I

Terrilyn Quick  
Councilmember, Ward II

Alan W. Ronan  
Councilmember, Ward III

Anthony J. Gowan  
Councilmember, Ward IV

ATTEST:

Pamela A. Buethe, CMC  
City Clerk





**CITY OF LA VISTA**

**CERTIFICATE OF APPRECIATION**

A CERTIFICATE OF APPRECIATION PRESENTED TO **MARK STEVENS** OF THE LA VISTA VOLUNTEER FIRE DEPARTMENT, FOR 20 YEARS OF FAITHFUL AND EFFICIENT SERVICE TO THE CITY OF LA VISTA.

WHEREAS, **Mark Stevens**, has served the City of La Vista since January 6, 1994 and

WHEREAS, **Mark Stevens'** input and contributions to the City of La Vista have contributed to the success of the City.

NOW, THEREFORE BE IT RESOLVED, that this Certificate of Appreciation is hereby presented to **Mark Stevens** on behalf of the City of La Vista for 20 years of service to the City.

DATED THIS 21ST DAY OF JANUARY, 2013.

Douglas Kindig, Mayor

Kim J. Thomas  
Councilmember, Ward I

Terrilyn Quirk  
Councilmember, Ward II

Alan W. Ronan  
Councilmember, Ward III

Anthony J. Gowan  
Councilmember, Ward IV

ATTEST:

Pamela A. Buethe, CMC  
City Clerk





**CITY OF LA VISTA**

**CERTIFICATE OF APPRECIATION**

A CERTIFICATE OF APPRECIATION PRESENTED TO KYLE WILLIAMS OF THE LA VISTA VOLUNTEER FIRE DEPARTMENT, FOR 5 YEARS OF FAITHFUL AND EFFICIENT SERVICE TO THE CITY OF LA VISTA.

WHEREAS, **Kyle Williams**, has served the City of La Vista since January 1, 2009 and

WHEREAS, **Kyle Williams'** input and contributions to the City of La Vista have contributed to the success of the City.

NOW, THEREFORE BE IT RESOLVED, that this Certificate of Appreciation is hereby presented to **Kyle Williams** on behalf of the City of La Vista for 5 years of service to the City.

DATED THIS 21ST DAY OF JANUARY, 2013.

Douglas Kindig, Mayor

Kim J. Thomas  
Councilmember, Ward I

Mike Crawford  
Councilmember, Ward I

Ronald Sheehan  
Councilmember, Ward II

Deb Hale  
Councilmember, Ward III

Kelly R. Sell  
Councilmember, Ward IV

Terrilyn Quick  
Councilmember, Ward II

Alan W. Ronan  
Councilmember, Ward III

Anthony J. Gowan  
Councilmember, Ward IV

ATTEST:

Pamela A. Buethe, CMC  
City Clerk



# MINUTE RECORD

A.2

No. 729 — REDFIELD & COMPANY, INC. OMAHA E1107788LD

## LA VISTA CITY COUNCIL MEETING January 7, 2014

A meeting of the City Council of the City of La Vista, Nebraska was convened in open and public session at 7:00 p.m. on January 7, 2014. Present were Councilmembers: Gowan, Ronan, Sheehan, Thomas, Crawford, Quick, Hale and Sell. Also in attendance were City Attorney McKeon, City Administrator Gunn, Assistant City Administrator Ramirez, City Clerk Buethe, Finance Director Lindberg, Fire Chief Uhl, Police Chief Lausten, Public Works Director Soucie, Community Development Director Birch, Public Building and Grounds Director Archibald, Recreation Director Stopak, Library Director Barcal, and City Engineer Kottmann.

A notice of the meeting was given in advance thereof by publication in the Times on November 20, 2013. Notice was simultaneously given to the Mayor and all members of the City Council and a copy of the acknowledgment of the receipt of notice attached to the minutes. Availability of the agenda was communicated to the Mayor and City Council in the advance notice of the meeting. All proceedings shown were taken while the convened meeting was open to the attendance of the public. Further, all subjects included in said proceedings were contained in the agenda for said meeting which is kept continuously current and available for public inspection at City Hall during normal business hours.

Mayor Kindig called the meeting to order and led the audience in the pledge of allegiance.

Mayor Kindig announced that a copy of the Open Meetings Act was posted on the west wall of the Council Chambers and copies were also available in the lobby of City Hall.

Mayor Kindig made an announcement regarding the agenda policy statement providing for an expanded opportunity for public comment on the agenda items.

### PRESENTATION OF BADGES TO FIRE DEPARTMENT PERSONNEL – ERIC CURRIE, WILLIS JENSEN, JENNIFER KEPHART, JOSEPH LAPUZZA, CHRISTOPHER MEIER, THOMAS SPELLMAN, MITCHELL WARREN, JERRISON WELLS, ALAN WOLF

Mayor Kindig and Fire Chief Uhl presented badges to Fire Department Personnel – Eric Currie, Willis Jensen, Jennifer Kephart, Joseph LaPuzza, Christopher Meier, Thomas Spellman, Mitchell Warren, Jerrison Wells, Alan Wolf

### SERVICE AWARDS – LYNN BRANDT – 30 YEARS; GREG CARRICO – 15 YEARS; JEFF SIEBELS – 10 YEARS

Mayor Kindig presented a service award to Jeff Siebels for ten years of service to the City of La Vista. Police Officers Brandt and Carrico were unable to attend so their service awards will be presented at another time.

### APPOINTMENT – LIBRARY ADVISORY BOARD – RE-APPOINT – KIM SCHMIT-POKORNY – 2 YEAR TERM

Mayor Kindig stated, with the approval of the City Council, he would like re-appoint Kim Schmit-Pokorny to the Library Advisory Board for a 2 year term Councilmember Sell motioned the approval, seconded by Councilmember Quick. Councilmembers voting aye: Gowan, Ronan, Sheehan, Thomas, Crawford, Quick, Hale, and Sell. Nays: None. Abstain: None. Absent: None. Motion carried.

#### A. CONSENT AGENDA

1. Approval of the Agenda as Presented
2. Approval of the Minutes of the December 17, 2013 City Council Meeting
3. Pay Request from RDG Planning Design – Professional Services – Thompson Creek - \$500.00
4. Pay Request from University of Nebraska-Lincoln – Professional Services – Thompson Creek - \$672.49
5. Pay Request from Felsburg Holt & Ullevig – Professional Services – Giles Road Signal Coordination - \$525.20
6. Pay Request from Felsburg Holt & Ullevig – Professional Services – Hell Creek Channel Improvements Phase II - \$8,149.17

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**7. Pay Request from Sadler Electric – Construction – Giles Road Traffic Signal -**  
**\$1,469.24**  
**8. Approval of Claims**

ACCOUNTTEMPS, sevices	2,118.60
ACCURATE TOOL & DIE, maint.	387.05
ACTION BATTERIES UNLTD, supplies	36.13
AED ZONE, supplies	3,500.00
ALAMAR, apparel	988.19
ALEX, M., services	153.49
ANN TROE, services	60.00
APA, dues	506.00
APPLIED CONCEPTS, equip.	645.00
APWA, services	550.00
ASPHALT & CONCRETE MATERIALS, maint.	183.00
ATLAS AWNING, maint.	75.00
AWE, services	5,161.00
BADGER BODY, maint.	95.00
BAKER & TAYLOR, books	124.11
BARCAL, R., travel	197.75
BARONE SECURITY SYSTEMS, services	120.00
BE', K., services	75.00
BEACON BUILDING, services	6,712.00
BLACHERE-ILLUMINATION, supplies	626.00
BLACK HILLS ENERGY, utilities	10,549.55
BNSF RAILWAY COMPANY, services	3,916.84
BOARD OF EXAMINERS-CTY HWY	100.00
BOB'S RADIATOR REPAIR, maint.	85.00
BOMA/OMAHA, training	40.00
BOUNDTREE MEDICAL, supplies	222.53
CAREERTRACK, training	199.00
CENTER POINT PUBLISHING, books	215.70
CENTURY LINK BUSN SVCS, cd	0.21
CENTURY LINK, phone	1,215.01
CITY OF OMAHA, sewer	124,922.98
CNA SURETY, ins.	158.36
COLIBRI SYSTEMS NORTH AMER, supplies	395.00
COMP CHOICE, services	385.00
CONSOLIDATED MANAGEMENT, training	241.00
CONTROL MASTERS, bld&grnds	1,981.67
CORNHUSKER INTL TRUCKS, maint.	73.02
COX, utilities	352.86
DIAMOND VOGEL PAINTS, supplies	368.38
DULTMEIER SALES, maint.	27.53
FEDEX KINKO'S, printing	151.25
FERRELLGAS, utilities	12.00
FILTER CARE, maint.	60.75
FITZGERALD SCHORR BARMETTLER, services	25,152.25
FOCUS PRINTING, printing	130.00
FORT DEARBORN LIFE INS COMPANY	1,059.00
GALE, books	118.45
GCR TIRE CENTERS, supplies	67.42
GENERAL FIRE & SAFETY EQUIP, maint.	1,876.20
GOLEY, C., auto	100.00
GRAINGER, bld&grnds	41.47
GRAYBAR ELECTRIC, bld&grnds	135.31
HAMILTON COLOR LAB, services	250.00
HELGET GAS, supplies	85.50
HOBBY LOBBY, supplies	135.58

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HOME DEPOT, bld&grnds	530.40
HUNTEL, it	230.00
HUSCH BLACKWELL, services	237.00
ICMA, dues	971.06
J Q OFFICE, services	48.27
KAR SIM KENNEL, services	99.00
KINSEY, J., travel	225.26
KLINKER, M., services	200.00
KOSISKI AUTO PARTS, maint.	135.00
KRIHA FLUID POWER CO INC	198.92
LA VISTA COMMUNITY FOUNDATION	50.00
LANDPORT SYSTEMS INC	125.00
LARRY'S BOILER SERVICE INC	105.00
LAUGHLIN, KATHLEEN A, TRUSTEE	874.00
LAW ENFORCEMENT SUPPLY INC	324.85
LIBRARY IDEAS, media	4.00
LINCOLN NATIONAL LIFE INS CO	9,741.01
LOGAN CONTRACTORS, apparel	93.90
LOU'S SPORTING GOODS, equipment	403.50
MATHESON TRI-GAS INC, apparel	412.26
MENARDS, maint.	75.77
METROPOLITAN CHIEFS ASSN, dues	30.00
MID AMERICA PAY PHONES, phone	50.00
MID-STATES UTILITY TRAILER, maint.	60.84
MILLER PRESS, printing	300.00
MOTOROLA, equip.	61,846.99
MUD, utilities	1,740.55
NATIONAL EVERYTHING WHOLESALE, supplies	402.09
NEBRASKA AIR FILTER, bld&grnds	528.44
NEBRASKA SALT & GRAIN COMPANY, maint.	3,033.80
NEBRASKA STATE FIRE MARSHALL, services	360.00
NEUMAN EQUIPMENT COMPANY, bld&grnds	106.00
NWTC, training	75.00
OCCUVAX, services	23.00
OCLC, books	119.71
OFFICE DEPOT, supplies	1,527.72
OMAHA WORLD HERALD COMPANY, ads	922.24
ONE CALL CONCEPTS, services	10.00
O'REILLY AUTO., maint.	105.30
PAPILLION TIRE, maint.	83.59
PARAMOUNT LINEN & UNIFORM, services	293.36
PAYFLEX SYSTEMS	250.00
PAYLESS, supplies	253.32
PENWORTHY, books	1,086.83
PERFORMANCE CHRYSLER JEEP, maint.	574.83
PERFORMANCE FORD, maint.	118.81
PETTY CASH	111.54
PETTY CASH	322.82
PFEIFER, V., auto	100.00
PFEIFER, V., services	500.00
PLAINS EQUIPMENT GROUP, maint.	343.74
PLUTA, D., travel	203.00
POPPIN' PENELOPE, events	400.00
QUILL CORP., supplies	225.71
RAY ALLEN, supplies	196.96
RECORDED BOOKS, media	562.86
RETRIEVEX, it	78.59
RICHARD, A., refund	60.00
RICK NELSON PHOTOGRAPHY, services	268.75

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SAM'S CLUB, events	328.17
SARPY COUNTY COURTHOUSE, services	3,960.21
SARPY COUNTY ECONOMIC DEV.CORP	2,500.00
SCARPA, D., travel	203.00
SCHOLASTIC BOOK FAIRS, books	150.45
SHRED-SAFE, services	25.00
SMITH, M., auto	100.00
SPRINT, phone	62.11
STOP TECH, maint.	37.00
SUBURBAN NEWSPAPERS, ad	40.00
TARGET, supplies	79.53
TED'S MOWER, equip.	153.56
THERMO KING CHRISTENSEN, maint.	176.68
THOMPSON DREESSEN & DORNER, services	23,671.42
TLO, services	31.00
TORNADO WASH, maint.	240.00
TURFWERKS, maint.	91.66
ULTRAMAX, supplies	2,040.00
UPS, postage	8.43
VAL VERDE ANIMAL, services	49.16
VAN RU CREDIT CORPORATION	62.55
VERIZON, phone	1,298.28
VIERREGGER ELECTRIC, maint.	705.38
WAL-MART, services	1,067.75
WICK'S STERLING TRUCKS, maint.	4.31
ZOLL MEDICAL, supplies	88.36

Councilmember Gowan made a motion to approve the consent agenda. Seconded by Councilmember Thomas. Councilmember Sheehan reviewed the claims for this period and stated that everything was in order. Councilmembers voting aye: Gowan, Ronan, Sheehan, Thomas, Crawford, Quick, Hale, and Sell. Nays: None. Abstain: None. Absent: None. Motion carried.

## REPORTS FROM CITY ADMINISTRATOR AND DEPARTMENT HEADS

City Administrator Gunn stated that the Legislative session begins January 8 and this is a 90 day session.

Police Chief Lausten informed Council there had been calls to a local business property as the cold weather was causing pipes to freeze and problems with fire sprinkler systems.

Public Buildings and Grounds Director Archibald informed Council that a sprinkler broke at the District 1 Fire Station with minimal and the furnace also went out at District 1 but was not the cause of the sprinkler break.

Library Director Barcal informed Council that the winter reading club would be starting soon and registration is open on-line. Barcal also stated that there will be a new unique family history craft on January 18 at the library called the Heritage Accordion Family Folder Craft.

## B. RESOLUTION – AUTHORIZATION TO LEASE - ELECTRONIC MAGAZINES

Councilmember Gowan introduced and moved for the adoption of Resolution No. 14-001: A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA AUTHORIZING THE LEASE OF ELECTRONIC MAGAZINES FOR USE IN THE LIBRARY FROM RECORDED BOOKS IN AN AMOUNT NOT TO EXCEED \$5,358.57.

WHEREAS, the City Council has deemed that a need exists to lease electronic magazines for use in the Library; and

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WHEREAS, the FY13/14 General Fund budget provides funding for said lease; and

WHEREAS, Subsection (C) (9) of Section 31.23 of the La Vista Municipal Code requires that the City Administrator secure Council approval prior to authorizing any purchase over \$5,000.00.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of La Vista, Nebraska, does hereby authorize the lease of electronic magazines for use in the Library from Recorded Books in an amount not to exceed \$5,358.57 and in form and content satisfactory to the City Administrator.

Seconded by Councilmember Quick. Council member Sheehan asked if there was an easy way to find the magazines. Library Director Barcal stated that she would find out where they were located and let Council know. Councilmembers voting aye: Gowan, Ronan, Sheehan, Thomas, Crawford, Quick, Hale, and Sell. Nays: None. Abstain: None. Absent: None. Motion carried.

Councilmember Crawford made a motion to move Comments from the Floor up on the agenda ahead of Item C Executive Session. Seconded by Councilmember Sell. Councilmembers voting aye: Gowan, Ronan, Sheehan, Thomas, Crawford, Quick, Hale, and Sell. Nays: None. Abstain: None. Absent: None. Motion carried.

## COMMENTS FROM THE FLOOR

There were not comments from the floor.

## C. EXECUTIVE SESSION –CONTRACT NEGOTIATIONS

At 7:16 p.m. Councilmember Crawford made a motion to go into executive session protection of the public interest for contract negotiations. Seconded by Councilmember Gowan. Councilmembers voting aye: Gowan, Ronan, Sheehan, Thomas, Crawford, Quick, Hale, and Sell. Nays: None. Abstain: None. Absent: None. Motion carried. Mayor Kindig stated the executive session would be limited to the subject matter contained in the motion.

At 7:44 p.m. the Council came out of executive session. Councilmember Crawford made a motion to reconvene in open and public session. Seconded by Councilmember Gowan. Councilmembers voting aye: Gowan, Ronan, Sheehan, Thomas, Crawford, Hale, and Sell. Nays: None. Abstain: None. Absent: Quick. Motion carried.

## COMMENTS FROM MAYOR AND COUNCIL

Mayor Kindig stated that the United Cities is working to get better legislation for information on sales and use tax and there won't be any dramatic changes.

At 7:45 p.m. Councilmember Hale made a motion to adjourn the meeting. Seconded by Councilmember Thomas. Councilmembers voting aye: Gowan, Ronan, Sheehan, Thomas, Crawford, Quick, Hale, and Sell. Nays: None. Abstain: None. Absent: None. Motion carried.

PASSED AND APPROVED THIS 21ST DAY OF JANUARY, 2014

CITY OF LA VISTA

\_\_\_\_\_  
Douglas Kindig, Mayor

ATTEST:

\_\_\_\_\_  
Pamela A. Buethe, CMC  
City Clerk

City of La Vista  
Park & Recreation Advisory Committee Minutes  
November 20, 2013

A meeting of the Park and Recreation Advisory Committee for the City of LaVista convened in open and public session at 7:00 p.m. on November 20, 2013. Present were Recreation Director Scott Stopak, Assistant Director David Karlson, Program Coordinators Rich Carstensen.. Advisory Board Chairperson Pat Lodes, Members Jeff Kupfer, Corey Jeffus, Russ Wiig. Member Joe Juarez was absent. Jeff Thornburg, Public Works, was present.

A notice of the meeting was given in advance thereof by publication in the Papillion Times on November 13, 2013. Simultaneously given to the members of the Park and Recreation Advisory Committee and a copy of their acknowledgment of receipt of the notice are attached to the minutes. Availability of the agenda was communicated in the advance notice to the members of the Park and Recreation Advisory Committee of this meeting. All proceedings hereafter were taken while the convened meeting was open to attendance of the public. Further, all the subjects included in said proceedings were contained in the agenda for inspection within ten working days after said meeting, prior to the convened meeting of said body.

**CALL TO ORDER**

Recreation Director Scott Stopak called the meeting to order.

Recreation Director Stopak led the audience in the Pledge of Allegiance.

Recreation Director Stopak made an announcement of the location of the posted copy of the Open Meetings Act for public reference and read the Emergency Procedures Statement.

**A. CONSENT AGENDA**

Recreation Director Stopak asked for a motion to approve the minutes from the October 16, 2013 meeting. Motion made by Member Kupfer. Seconded by Chairperson Lodes. Motion carried.

Stopak asked for a motion to approve the program information. Motion made by Chairperson Lodes. Seconded by Member Jeffus. Motion carried.

**REPORTS FROM RECREATION DIRECTOR AND STAFF**

Director Stopak informed the Board that the Community Center would be closed on Thursday and Friday for the Thanksgiving holiday. The gym will close at noon on Wednesday before Thanksgiving and be closed through Monday. This is to allow for the preparations for the Tree Lighting Celebration that will be held on Monday evening, December 2<sup>nd</sup>.

Assistant Director Karlson reported on Fall events at the Community Center. Halloween Lil' Chef's class had 20 kids and 15 parents attended.

The Harvest Parade and Party was held at the Library. Kids wore costumes, listened to a story from Jodi Norton, Assistant Library Director, and sang songs. The kids then had a parade through Metro Tech college, where students and teachers handed out candy. The kids also did some Halloween crafts and had caramel apples.

Halloween Safe Night had approximately 1,100 people attend. 35 businesses handed out candy to the kids this year. New to Safe Night this year was the hayrack rides in the green space across from the Community Center. The original *Frankenstein* movie was also playing on the gym wall during Safe

Night. Public Works did a great job painting the hay bales and installing lights, and running the hay rack rides.

The Tree Lighting Celebration is Monday, December 2. It will begin at 5:45 p.m. by the outdoor Christmas tree. Santa will light the tree while carolers sing. The night will continue indoors with a chicken soup/chili supper (from Runza, La Vista), entertainment, and of course, Santa will talk to the children in Santa's Village.

Program Coordinator Carstensen reported that a new Pinochle group is playing on the 1<sup>st</sup> Wednesday of each month, with about 10-12 seniors playing. They would eventually like to play once a week.

November 12<sup>th</sup> the seniors went to Corrigan Senior Center to play chair volleyball, Wheel of Fortune Bingo and eat lunch.

November 13<sup>th</sup> the seniors had "Hobby Day", where they brought they're favorite hobbies in to show others. The seniors had a lot of fun, and the hobbies were very interesting, There was crochet, quilting, photography, string crafts and even a collection of buckles!

On November 18<sup>th</sup>, the seniors were visited by Pam Witt of *Heartland Cats*. They have a program to set up seniors with older cats and provide all supplies and veterinary needs at no cost to the seniors.

Today, November 20<sup>th</sup> the seniors went to the movies after lunch to see "Last Vegas". Tomorrow we are going to the Western Trails Museum in Council Bluffs, and to Golden Corral for lunch.

Program Coordinator Ryan South is on vacation.

A discussion was held about the Special Services Bus. In April, we will have a 2<sup>nd</sup> bus running 2 days per week.

#### COMMENTS FROM THE FLOOR

No comment.

#### COMMENTS FROM COMMITTEE MEMBERS

Chairperson Lodes asked when the Activenet program on-line registrations will begin. Director Stopak said that the soft date is January.

Chairperson Lodes made a motion to adjourn. Seconded by Member Wiig. Motion carried. Adjourned at 7:20 p.m.

City of La Vista  
Park & Recreation Advisory Committee Minutes  
December 18, 2013

A meeting of the Park and Recreation Advisory Committee for the City of LaVista convened in open and public session at 7:00 p.m. on December 18, 2013. Present were Recreation Director Scott Stopak, Assistant Director David Karlson and Program Coordinator Rich Carstensen. Advisory Board Chairperson Pat Lodes, Members Russ Wiig, Joe Juarez and Jeff Kupfer. Also present: Brian Lukasiewicz, Public Works. Absent were Members Corey Jeffus and Program Coordinator Ryan South.

A notice of the meeting was given in advance thereof by publication in the Papillion Times on December 11, 2013. Simultaneously given to the members of the Park and Recreation Advisory Committee and a copy of their acknowledgment of receipt of the notice are attached to the minutes. Availability of the agenda was communicated in the advance notice to the members of the Park and Recreation Advisory Committee of this meeting. All proceedings hereafter were taken while the convened meeting was open to attendance of the public. Further, all the subjects included in said proceedings were contained in the agenda for inspection within ten working days after said meeting, prior to the convened meeting of said body.

**CALL TO ORDER**

Recreation Director Scott Stopak called the meeting to order.

Recreation Director Stopak led the audience in the Pledge of Allegiance.

Recreation Director Stopak made an announcement of the location of the posted copy of the Open Meetings Act for public reference and read the Emergency Procedures Statement.

**A. CONSENT AGENDA**

Recreation Director Stopak asked for a motion to approve the minutes from the November 20, 2013 meeting. Motion made by Chairperson Lodes. Seconded by Member Wiig. Motion carried.

Stopak asked for approval of the program information. Motion made by Chairperson Pat Lodes. Seconded by Member Wigg. Motion carried.

**REPORTS FROM RECREATION DIRECTOR AND STAFF**

Stopak reported that the Community Center will be closing on Tuesday, December 24 at 12 noon and all day on Wednesday, December 25. The Community Center will also be closing on Tuesday, December 31 at 5pm and all day on Wednesday, January 1 in observance of the holidays.

Assistant Director David Karlson reported that the Recreation Department received two grants from the La Vista Community Foundation. The first grant received was for \$800.00 for our annual coat drive. The money will be used to purchase new youth sized coats that will be delivered to the Papillion-La Vista School Foundation and distributed to low income families in our community. The second grant for \$1,000.00 will help us fund our Annual Easter Egg Hunt. In addition, the La Vista Community Foundation will be volunteering at the event.

Karlson also reported that the first annual Snowflake Flurry was a big success with people in the community dropping off over 100 snowflakes to help us decorate the Community Center for the holiday season.

Karlson reported that La Vista's Annual Holiday Tree Lighting Ceremony was held on Monday, December 2. An estimated crowd of over 800 people attended the Ceremony which included caroling with the La Vista Jr. High choir before Santa Claus lit the tree. Families then moved inside the Community Center where children of all ages could visit Santa in his Holiday Village and enjoy a bowl of soup while enjoying a variety of holiday entertainment.

Karlson also reported that the Pancakes and Pajamas Story time will be held on December 19 and the Afternoon Holiday Movie on December 20.

Program Coordinator Rich Carstensen reported that the Senior Center received two grants from the La Vista Community Foundation. The first grant received was for \$2,000.00 to purchase chairs for the Senior Center participants. The second grant was for \$600.00 to purchase transportation on the Special Services Vehicle for individuals that are in need.

Rich also reported on the following activities for the Senior Program:

Wednesday, December 4 the Pinochle card group will play after lunch. We have 12 individuals who play.

Monday, December 9, 12 seniors made paper snowflakes for the Senior Center.

Tuesday, December 10, was the Holiday Lights Tour. We traveled around the cities of La Vista, Ralston, and Papillion, then went to Mid-Town to see the lights. We had 26 seniors on the trip.

Wednesday, December 11, was movie day after lunch. 8 seniors went to see "The Book Thief".

Friday, December 13 was the Holiday Cookie Exchange and trip to the Mormon Trail Center to see the Ginger Bread House Display.

Tuesday, December 17 was the Mayor's Holiday Pot Luck. We had 50 seniors for this event. We had entertainment from the La Vista Jr. High Drum Choir and also entertainment from a magician.

Today, Wednesday, December 18, the La Vista Jr. High Show Choir had a Holiday Show for seniors.

Monday, December 23 we will have our Holiday Gift Exchange and Christmas Song Sign-a-long.

Monday, December 30, 2014 is our New Year's celebration. To help celebrate the New Year, we will have some musical entertainment.

Rich also reported that on Monday, December 23, we will have our Hot Wheels Holiday Drag Races at 3:00 p.m. for children and adults. You can bring your favorite Hot Wheels or Match Box car or truck and compete on an electronic drag racing track.

#### COMMENTS FROM THE FLOOR

Park Foreman Brian Lukasiewicz reported that the City recently received a grant for \$5,000.00 for trees from Trees for Nebraska Towns.

Brian also reported that the parks department has made several updates to the landscaping at City Hall and the Community Center in the last few months.

#### COMMENTS FROM COMMITTEE MEMBERS

No comments.

Member Kupfer made a motion to adjourn. Seconded by Member Wiig. Motion carried. Adjourned at 7:35p.m.



**CITY OF LA VISTA**  
**8116 PARK VIEW BOULEVARD**  
**LA VISTA, NE 68128**  
**P: (402) 331-4343**

A. 5

**DRAFT**

**PLANNING COMMISSION MINUTES**  
**DECEMBER 19, 2013**

The City of La Vista Planning Commission held a meeting on Thursday, DECEMBER 19, 2013, in the Harold "Andy" Anderson Council Chamber at La Vista City Hall, 8116 Park View Boulevard. Chairman Krzywicki called the meeting to order at 7:00 p.m. with the following members present: Krzywicki, Malmquist, Gahan, Andsager, Circo, Alexander, and Tom Miller. Member absent was: Lowell Miller. Also in attendance were Christopher Solberg, City Planner, and John Kottmann, City Engineer/Assistant Public Works Director.

Legal notice of the public meeting and hearing were posted, distributed and published according to Nebraska law. Notice was simultaneously given to all members of the Planning Commission. All proceedings shown were taken while the convened meeting was open to the attendance of the public.

**1. Call to Order**

- a. The meeting was called to order by Chairman Krzywicki at 7:00 p.m. Copies of the agenda and staff reports were made available to the public.

**2. Approval of Meeting Minutes – November 21, 2013**

- a. Circo moved, seconded by Malmquist to approve the November 21, 2013 minutes as submitted. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Alexander, Circo. **Nays:** None. **Abstain:** Tom Miller. **Absent:** Lowell Miller. **Motion Carried.** (6-0 with one abstaining)

**3. Old Business**

- a. Chairman Krzywicki mentioned Agenda Item 4D is a continuation of a public hearing from the November 21, 2013 Planning Commission meeting.

**4. New Business**

**A. Public Hearing regarding Lakeview South II Replat 6.**

- i. **Staff Report:** Solberg explained that the replat is a lot line adjustment between two lots in Lakeview South II. Staff recommended approval of the replat.
- ii. **Public Hearing Opened:** Malmquist moved, seconded by Circo to open the public hearing. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Alexander, and Tom Miller. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)

*No one came forward.*

- iii. **Public Hearing Closed:** Malmquist moved, seconded by Tom Miller to close the public hearing **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)

- iv. **Recommendation:** Malmquist moved, seconded by Circo to recommend approval of the Lakeview South II Replat 6. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)

**B. Public Hearing regarding Jaycee Park Replat.**

- i. **Staff Report:** Solberg explained Jaycee Park is currently platted into two lots and the replat will consolidate the lots for purposes of 911 addressing. Staff recommends approval.
- ii. **Public Hearing Opened:** Tom Miller moved, seconded by Malmquist to open the public hearing. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)

*No one came forward.*

- iii. **Public Hearing Closed:** Gahan moved, seconded by Alexander to close the public hearing. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)
- iv. **Recommendation:** Gahan moved, seconded by Malmquist to recommend approval of the Jaycee Park Replat. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0).

**C. Public Hearing regarding Thompson Creek Greenway Replat**

- i. **Staff Report:** Solberg explained that there are 48 lots along the Thompson Creek drainage way that are owned by the City, some are from the relatively recent FEMA-related property acquisition. The replat will consolidate the lots into three outlots for purposes of 911 addressing. Staff recommends approval.
- ii. **Public Hearing Opened:** Alexander moved, seconded by Gahan to open the public hearing. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)

*No one came forward.*

- iii. **Public Hearing Closed:** Malmquist moved, seconded by Tom Miller to close the public hearing. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)

**Recommendation:** Malmquist moved, seconded by Tom Miller to recommend approval of the Thompson Creek Greenway Replat. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)

**D. Public Hearing regarding amendments to the Subdivision Regulations.**

i. **Staff Report:** Solberg explained the Subdivision Regulations have undergone a complete re-write. Staff has made numerous amendments to clean up and clarify language, as well as to provide updates to the processes for subdivision approval. Staff recommends approval.

The public hearing was continued from the November 21, 2013 Planning Commission Meeting. No one came forward.

ii. **Public Hearing Closed:** Miller moved, seconded by Circo to close the public hearing. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)

iii. **Recommendation:** Gahan moved, seconded by Malmquist to recommend approval of the amendments to the Subdivision Regulations. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)

**5. Adoption of the 2014 Schedule of Planning Commission Hearings / City of La Vista Review Schedule**

*The Planning Commission adopted the 2014 Schedule of Planning Commission Hearings/City of La Vista Review Schedule.*

**6. Comments from the Floor**

Solberg noted that Nielsen had submitted his resignation to the Mayor.

**7. Comments from the Planning Commission**

**8. Adjournment**

Circo moved, seconded by Gahan to adjourn. **Ayes:** Krzywicki, Malmquist, Gahan, Andsager, Circo, Tom Miller, and Alexander. **Nays:** None. **Abstain:** None. **Absent:** Lowell Miller. **Motion Carried.** (7-0)

Reviewed by Planning Commission:

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Planning Commission Secretary

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Planning Commission Chairperson

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Approval Date

## MEETING OF THE LIBRARY ADVISORY BOARD CITY OF LA VISTA

### MINUTES OF MEETING January 9, 2014

Members Present:	Rose Barcal	Jill Frederick	Huyen-Yen Hoang
	Valerie Russell	Kim Schmit-Pokorny	Carol Westlund

#### Agenda Item #1: Call to Order

The meeting was called to order at 5:30 p.m.

#### Agenda Item #2: Announcement of Location of Posted Open Meetings Act

An announcement was made of the location of the posted copy of the Open Meetings Act for public reference.

#### Agenda Item #3: Introductions

There were no introductions made.

#### Agenda Item #4: Approval of Minutes of November 14, 2013 Meeting

It was moved by Frederick and seconded by Schmit-Pokorny that the minutes be accepted as presented. Ayes: all. Nays: none. Motion carried.

#### Agenda Item #5: Library Director's Report

- a. Programs: an overview of various programs was given including Pre-GED preparation class that will take place beginning in January.
- b. Employee updates were given. The library is currently hosting an undergraduate UNO student for 90 hours.
- c. Library Meetings were reviewed including Project Search which includes an intern position in February, the Directors' meeting and Nebraska Library Association (NLA) and Eastern Library System Board meetings. NLA's Advocacy Day is February 5<sup>th</sup> in Lincoln.
- d. General Library Information included the Christmas shopping event at Target in December and Nebraska Library Association memberships.

#### Agenda Item #6: Circulation Report

Library Director Barcal distributed the final circulation report. The report was discussed and accepted. Computer lab use has increase from last year by 670 uses. Two new AWE computers have been added: One is an AfterSchool Edge for older children. Usage will continue to be separated for the two types.

#### Agenda Item #7: Old Business

- a. Current and future grants were reviewed.
  - i) Youth Grant for Excellence 2013 awarded for a 3D printer. This includes teens holding instructional classes for adults and children. Items will be purchased.
  - ii) Created Equal: America's Civil Rights Struggle from Gilder Lehrman Institute of American History. This grant was submitted to provide informational programming concerning Civil Rights. This grant was awarded with the display in October 2015.

- iii) Civil War 150: There will be a 3 week exhibit at the Library beginning October 13<sup>th</sup> through November 3<sup>rd</sup> in 2014. An open house will be held. The grant included \$1,000 for programming. Committee work continues on programming.
- iv) La Vista Community Foundation: Enhancing Technology and Programming at the La Vista Public Library. Jodi Norton requested \$6,000 and was awarded \$3,000. Technology items will be purchased for storytime.
- v) La Vista Community Foundation: Civil War 150 Exhibition Event. Jan Bolte requested \$500 and was awarded the full amount. This grant will support Civil War programming leading up and during the 3 week exhibit from the Lehrman Institute.
- vi) Eastern Library System: 2013 Children's Service Grant: Parachute Playtime. Jodi Norton requested \$500 for materials for the program and was awarded the same.
- vii) American Library Association: Loleta D. Fyan Grant: GED Class Preparation. Director Barcal requested \$5,000 for this ongoing project. Award has not been announced.

- b. Boards and Commissions Manual. City Administration and staff are reviewing and finalizing the manual.
- c. State Aid Report. This report is currently under construction. A final report will be presented at the March meeting.

#### Agenda Item #8: New Business

- a. Amnesty Days 2014. Discussion was held concerning the Amnesty Days for 2014. It is the Board's interest to maintain the Amnesty Days. It was suggested by Schmit-Pokorny to have the Amnesty Days encompass two weekends: begin on Friday and last for 10 days total, ending on Sunday.
- b. Policy Review: Internet Policy. A discussion was held concerning the Internet Policy. Staff had a grammatical correction only. There were no edits. The policy will be updated.
- c. Meeting Dates: March meeting. Director Barcal asked the Board there wishes for the March meeting as a conflict has occurred. It was the wish of the Board to hold the March meeting on March 6<sup>th</sup>. City Hall will be notified.

#### Agenda Item #9: Comments from the Floor

There were no comments from the floor.

#### Agenda Item #10: Comments from the Board

Schmit-Pokorny commented about the banned book, Eleanor & Park, by Rainbow Rowell, a former Nebraskan. This is a book concerning bullying and it ends well. A discussion was held concerning censorship and banning books. Frederick had suggested a banned book program at the library. Brenda Ealey will be presenting this March 22<sup>nd</sup>. Frederick talked about a book presentation on January 14<sup>th</sup> for "Have you seen, Mary?" by Jeff Kurrus at Park View Heights. There is a program during the day and an evening program for families.

There was a motion by Schmit-Pokorny and seconded by Frederick to adjourn the meeting at 6:01 p.m.

The next meeting has been re-scheduled for March 6, 2014 at 5:30 p.m. at the La Vista Public Library, Conference Room #142.

**CITY OF LAVISTA, NEBRASKA**  
**COMBINED STATEMENT OF REVENUES, EXPENDITURES**  
**AND CHANGES IN FUND BALANCE-ALL GOVERNMENTAL FUND TYPES**  
For the three months ended December 31, 2013  
25% of the Fiscal Year

	General Fund										Debt Service Fund					Capital Fund				
	Budget (12 month)	MTD Actual	YTD Actual	Over/(under) Budget	% of budget Used	Budget	MTD Actual	YTD Actual	Over/(under) Budget	Budget	MTD Actual	YTD Actual	Over/(under) Budget							
<b>REVENUES</b>																				
Property Taxes	\$ 6,549,437	\$ 34,338	\$ 119,014	\$ (6,430,423)	2%	\$ 747,480	\$ 993	\$ 4,603	\$ (742,877)	\$ -	\$ -	\$ -	\$ -							
Sales and use taxes	608,610	265,880	939,675	331,065	154%	304,305	132,940	469,837	165,532	-	-	-	-							
Payments in Lieu of taxes	241,500	-	0	(241,500)	0%	-	-	-	-	-	-	-	-							
State revenue	1,326,025	111,615	366,548	(959,477)	28%	-	-	-	-	-	-	-	-							
Occupation and franchise taxes	850,000	12,920	196,834	(653,166)	23%	-	-	-	-	-	-	-	-							
Hotel Occupation Tax	780,000	69,795	231,830	(548,170)	30%	-	-	-	-	-	-	-	-							
Licenses and permits	394,750	72,790	130,613	(264,137)	33%	-	-	-	-	-	-	-	-							
Interest income	12,000	1,997	4,680	(7,320)	39%	20,000	397	1,590	(18,410)	-	-	-	-							
Recreation fees	144,000	9,980	27,634	(116,366)	19%	-	-	-	-	-	-	-	-							
Special Services	22,000	2,646	7,261	(14,739)	33%	-	-	-	-	-	-	-	-							
Grant Income	209,570	11,055	44,504	(165,066)	21%	-	-	-	-	-	-	-	-	1,178,135	54,841	54,841	(1,123,294)			
Other	204,000	26,271	92,820	(111,180)	46%	325,000	345	3,883	(321,117)	75,000	3,034	209,923	134,923							
<b>Total Revenues</b>	<b>11,341,892</b>	<b>619,287</b>	<b>2,161,413</b>	<b>(9,180,479)</b>	<b>19%</b>	<b>1,396,785</b>	<b>134,675</b>	<b>479,913</b>	<b>(916,872)</b>	<b>1,253,135</b>	<b>57,875</b>	<b>264,764</b>	<b>(988,371)</b>							
<b>EXPENDITURES</b>																				
Current:																				
Mayor and Council	182,737	5,682	30,048	(152,689)	16%	-	-	-	-	-	-	-	-							
Boards & Commissions	15,220	655	1,887	(13,333)	12%	-	-	-	-	-	-	-	-							
Public Buildings & Grounds	586,144	49,416	124,337	(461,807)	21%	-	-	-	-	-	-	-	-							
Administration	887,650	56,924	173,602	(714,048)	20%	90,000	36	599	(89,401)	-	-	-	-							
Police and Animal Control	4,221,786	322,976	908,688	(3,313,098)	22%	-	-	-	-	-	-	-	-							
Fire	1,278,023	74,271	183,504	(1,094,519)	14%	-	-	-	-	-	-	-	-							
Community Development	702,611	69,190	135,753	(566,858)	19%	-	-	-	-	-	-	-	-							
Public Works	3,313,165	288,326	735,163	(2,578,002)	22%	-	-	-	-	-	-	-	-							
Recreation	688,607	37,942	117,866	(570,741)	17%	-	-	-	-	-	-	-	-							
Library	710,990	65,693	148,335	(562,655)	21%	-	-	-	-	-	-	-	-							
Human Resources	479,186	6,784	382,306	(96,880)	80%	-	-	-	-	-	-	-	-							
Special Services & Tri-City Bus	86,177	9,794	20,759	(65,418)	24%	-	-	-	-	-	-	-	-							
Capital outlay	410,468	-	0	(410,468)	0%	-	-	-	-	-	-	-	-	2,528,628	57,875	264,764	(2,263,864)			
Debt service: (Warrants)	-	-	-	-	-	2,795,000	710,000	2,235,000	(560,000)	-	-	-	-							
Principal	-	-	-	-	-	760,648	196,425	373,173	(387,475)	-	-	-	-							
<b>Total Expenditures</b>	<b>13,562,764</b>	<b>937,652</b>	<b>2,962,247</b>	<b>(10,600,517)</b>	<b>22%</b>	<b>3,645,648</b>	<b>906,461</b>	<b>2,608,772</b>	<b>(1,036,876)</b>	<b>2,528,628</b>	<b>57,875</b>	<b>264,764</b>	<b>(2,263,864)</b>							
<b>EXCESS OF REVENUES OVER (UNDER) EXPENDITURES</b>	<b>(2,220,872)</b>	<b>(318,366)</b>	<b>(800,835)</b>	<b>(1,420,037)</b>	<b>36%</b>	<b>(2,248,863)</b>	<b>(771,786)</b>	<b>(2,128,859)</b>	<b>(120,004)</b>	<b>(1,275,493)</b>	<b>-</b>	<b>-</b>	<b>(1,275,493)</b>							
<b>OTHER FINANCING SOURCES (USES)</b>																				
Operating transfers in (out)	(988,545)	-	-	988,545	-	(264,070)	-	-	-	264,070	1,275,493	-	-						(1,275,493)	
Bond/registered warrant proceeds	-	-	-	-	-	(264,070)	-	-	-	264,070	1,275,493	-	-						(1,275,493)	
<b>Total other Financing Sources (Uses)</b>	<b>(988,545)</b>	<b>-</b>	<b>-</b>	<b>988,545</b>	<b>-</b>	<b>(264,070)</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>264,070</b>	<b>1,275,493</b>	<b>-</b>	<b>-</b>							
<b>EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING USES</b>	<b>\$ (3,209,417)</b>	<b>\$ (318,366)</b>	<b>\$ (800,835)</b>	<b>\$ (2,408,582)</b>	<b>-</b>	<b>\$ (2,512,933)</b>	<b>\$ (771,786)</b>	<b>\$ (2,128,859)</b>	<b>\$ (384,074)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>							
<b>FUND BALANCE, beginning of the year **</b>				<b>8,313,296</b>				<b>5,539,930</b>										<b>674,731</b>		
<b>FUND BALANCES, END OF PERIOD</b>				<b>\$ 7,512,461</b>				<b>\$ 3,411,071</b>										<b>\$ 674,731</b>		

\*\*Preliminary due to accruals and audit adjustments

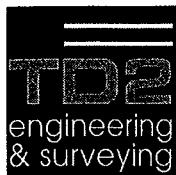
LV

CITY OF LAVISTA  
COMBINED STATEMENT OF REVENUES, EXPENDITURES  
AND CHANGES IN FUND BALANCE-PROPRIETARY FUNDS  
BUDGET AND ACTUAL  
For the three months ended December 31, 2013  
25% of the Fiscal Year

	Sewer Fund			Golf Course Fund				
	Budget	MTD Actual	YTD Actual	Over (Under) Budget	% of Budget Used	Over (Under) Budget	% of Budget Used	
<b>REVENUES</b>								
User fees	\$ 2,791,778	\$ 197,170	\$ 628,825	\$ (2,162,953)	23%	\$ 17,619	\$ (170,381)	9%
Service charge and hook-up fees	125,000	5,500	17,600	(107,400)	14%	-	-	-
Merchandise sales	-	-	-	-	-	34,500	(30,693)	11%
Grant	24,082	24,233	151	n/a	-	-	-	-
Miscellaneous	200	35	880	680	440%	300	88	29%
<b>Total Revenues</b>	<b>2,941,060</b>	<b>226,938</b>	<b>671,538</b>	<b>(2,269,522)</b>	<b>23%</b>	<b>2,141</b>	<b>21,514</b>	<b>10%</b>
<b>EXPENDITURES</b>								
General Administrative	561,335	34,859	110,325	(451,010)	20%	-	-	-
Cost of merchandise sold	2,392,369	166,655	640,646	(1,751,723)	27%	27,214	(25,005)	8%
Maintenance	-	-	-	-	-	163,369	(129,736)	21%
Production and distribution	20,000	-	-	(20,000)	0%	154,719	(120,550)	22%
Capital Outlay	-	-	-	-	-	32,000	(32,000)	0%
Debt Service:	-	-	-	-	-	125,000	-	100%
Principal	-	-	-	-	-	3,406	3,406	100%
Interest	-	-	-	-	-	145,403	198,617	39%
<b>Total Expenditures</b>	<b>2,973,704</b>	<b>201,514</b>	<b>750,971</b>	<b>(2,222,753)</b>	<b>25%</b>	<b>505,08</b>	<b>(307,091)</b>	<b>39%</b>
<b>OPERATING INCOME (LOSS)</b>	<b>(32,644)</b>	<b>25,424</b>	<b>(79,433)</b>	<b>46,789</b>	<b>-</b>	<b>(282,908)</b>	<b>(143,261)</b>	<b>106,016</b>
<b>NON-OPERATING REVENUE (EXPENSE)</b>								
Interest income	3,000	1,047	1,190	(1,810)	40%	25	2	13
	3,000	1,047	1,190	(1,810)	40%	25	2	13
<b>INCOME (LOSS) BEFORE OPERATING TRANSFERS</b>	<b>(29,644)</b>	<b>26,471</b>	<b>(78,243)</b>	<b>48,599</b>	<b>-</b>	<b>(282,883)</b>	<b>(143,259)</b>	<b>(177,090)</b>
<b>OTHER FINANCING SOURCES (USES)</b>								
Operating transfers in (out)	-	-	-	-	-	250,000	-	(250,000)
<b>NET INCOME (LOSS)</b>	<b>\$ (29,644)</b>	<b>\$ 26,471</b>	<b>\$ (78,243)</b>	<b>\$ 48,599</b>	<b>-</b>	<b>\$ (32,883)</b>	<b>\$ (143,259)</b>	<b>\$ (177,090)</b>
<b>NET ASSETS, Beginning of the year **</b>								<b>383,324</b>
<b>NET ASSETS, End of the year</b>	<b>\$ 6,079,949</b>							<b>\$ 206,234</b>

\*\*Preliminary due to accruals and audit adjustments

A.8



Thompson, Dreessen & Dorner, Inc.  
Consulting Engineers & Land Surveyors

INVOICE

Please remit to:  
TD2 Nebraska Office  
10836 Old Mill Road; Omaha, NE 68154  
Office: 402/330-8860 Fax: 402/330-5866

TD2 South Dakota Office  
5000 S. Minnesota Ave., Ste. 300; Sioux Falls, SD 57108  
Office: 605/951-0886

CITY OF LA VISTA  
JOHN KOTTMANN  
8116 PARKVIEW BOULEVARD  
LA VISTA, NE 68128

Invoice number 102606  
Date 12/31/2013  
Project 0171-408 THOMPSON CREEK PHASE 1

Professional Services from November 25, 2013 through December 22, 2013

P.O. #14-0098

Description	Current Billed
Task A-Project Start-up	0.00
Task B-Design Development	0.00
Task C-Construction Documentation	7,244.59
Task D-Phase 2 Grant Acquisition	0.00
Task E-Pre-Construction Monitoring	852.75
<b>Total</b>	<b>8,097.34</b>

Invoice total 8,097.34

**Aging Summary**

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
102606	12/31/2013	8,097.34	8,097.34				
	Total	8,097.34	8,097.34	0.00	0.00	0.00	0.00

Terms Net 30 Days. A Finance Charge of 1 1/2% Per Month (18% per Annum) Will Be Charged on Past Due Accounts. Also Liable for all Legal and Collection Fees.

O.K. to pay  
05.71.0872.02  
TC - NDEQ  
JMK  
1/6/2014

Consent Agenda 1/21/14

**INVOICE**

**TO:**

City of La Vista  
Attn: Rita Ramirez  
Assistant City Administrator  
8116 Parkview Blvd.  
La Vista, NE 68128

VIA EMAIL ONLY

*Consult Agenda  
08.81.0601  
R. Ramirez  
1-7-14*

**FROM:**

Pacific Realty Commercial, LLC  
d/b/a Colliers International  
6464 Center Street, Suite 200  
Omaha, Nebraska 68106  
Tax ID #47-0808107

**DATE:**

January 3, 2014

**RE:**

**9810 Hupp Drive**

Commission of \$15,000.00 based on the Purchase Price for the transfer of title to City of La Vista for property commonly known as 9810 Hupp Drive, La Vista, Nebraska.

Purchase Price:	\$660,000.00
Buyer's Agent Commission Rate:	<u>X</u> 2.27%

**Commission Due Pacific Realty Commercial At Closing:** **\$15,000.00**

**WIRE TRANSFER INSTRUCTIONS**  
**Pacific Realty Commercial, LLC**

BANK:	Bank Of The West
BRANCH ADDRESS:	4860 S 96 <sup>th</sup> St, Omaha, NE 68127
ROUTING #:	121100782
ACCOUNT #:	224010934
ACCOUNT NAME:	Pacific Realty Commercial, LLC

*Please contact Denise Alderson when the transfer has been initiated.  
(402.763.1724 402.763.1781, fax or  
Denise.Alderson@colliers.com)*

COPY

## successfactors®

BUSINESS EXECUTION SOFTWARE

Invoice: 31593

SuccessFactors, Inc.  
1 Tower Place, Suite 1100  
South San Francisco, CA 94080  
United States

JAN - 6 2014

Date: Dec 30, 2013  
Invoice Number: 31593  
Contract Number: 2013-157901  
Currency: USD  
Due Date: Jan 29, 2014  
Terms: 30 days net

Business Number: 94-3398453

Bill to Address:	Ship-to Address:
City of La Vista Accounts Payable 8116 Park View Boulevard La Vista NE 68128	City of La Vista Brenda Gunn 8116 Park View Boulevard La Vista NE 68128

Product ID	Description	Quantity	Amount	Start Date	End Date
P80	Subscription fee - Professional Edition	100% of Each 140.0	8,724.80	Jan 29, 2014	Jan 28, 2015
P271	Subscription fee - Professional Edition 360	140.0 Each	0.00	Jan 29, 2014	Jan 28, 2015

Subtotal: 8,724.80  
 Discount: 0.00  
 Tax: 0.00  
 Total: USD 8,724.80

-- Please Make Wires Or ACH To --  
 Citibank N.A.  
 451 Montgomery St  
 San Francisco, CA 94104  
 SuccessFactors, Inc.,  
 1 Tower Place, Suite 1100  
 South San Francisco, CA 94080  
 ABA # 321171184  
 Account #: 202765194  
 SWIFT Code: CITIUS33

-- Please Send Checks To --  
 SuccessFactors, Inc.  
 PO Box 89 4642  
 Los Angeles, CA 90189-4642

OK  
PSP 11/3/14

Consent  
Agenda

A.11

BANK NO	BANK NAME	CHECK NO	DATE	VENDOR NO	VENDOR NAME	CHECK AMOUNT	CLEARED	VOIDED	MANUAL
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1 Bank of Nebraska (600-873)

46312 Payroll Check

113312	1/08/2014	74 PITNEY BOWES INC-PA	204.00	**MANUAL**
113313	1/08/2014	4653 RDG PLANNING & DESIGN	500.00	**MANUAL**
113314	1/08/2014	4961 UNIVERSITY OF NEB-LINCOLN	672.49	**MANUAL**
113315	1/08/2014	3739 FELSBURG HOLT & ULLEVIG	525.20	**MANUAL**
113316	1/08/2014	3739 FELSBURG HOLT & ULLEVIG	8,149.17	**MANUAL**
113317	1/08/2014	4963 SADLER ELECTRIC	1,469.24	**MANUAL**
113318	1/14/2014	3702 LAUGHLIN, KATHLEEN A, TRUSTEE	437.00	**MANUAL**
113319	1/14/2014	4867 VAN RU CREDIT CORPORATION	10.57	**MANUAL**
113320	1/21/2014	4953 ACCOUNTTEMPS	856.00	
113321	1/21/2014	762 ACTION BATTERIES UNLTD INC	89.58	
113322	1/21/2014	571 ALAMAR UNIFORMS	175.74	
113323	1/21/2014	3730 ALEX, MARY	40.00	
113324	1/21/2014	1678 ASPEN EQUIPMENT COMPANY	199.00	
113325	1/21/2014	201 BAKER & TAYLOR BOOKS	1,446.93	
113326	1/21/2014	793 BENNETT REFRIGERATION	3,200.00	
113327	1/21/2014	4781 BISHOP BUSINESS EQUIPMENT	1,511.32	
113328	1/21/2014	249 BKD LLP	11,550.00	
113329	1/21/2014	196 BLACK HILLS ENERGY	254.61	
113330	1/21/2014	2209 BOUND TREE MEDICAL LLC	45.56	
113331	1/21/2014	1242 BRENTWOOD AUTO WASH	77.00	
113332	1/21/2014	830 BROWN TRAFFIC PRODUCTS INC	29.50	
113333	1/21/2014	3805 CABELA'S	120.00	
113334	1/21/2014	2625 CARDMEMBER SERVICE-ELAN	.00	**CLEARED** **VOIDED**
113335	1/21/2014	2625 CARDMEMBER SERVICE-ELAN	.00	**CLEARED** **VOIDED**
113336	1/21/2014	2625 CARDMEMBER SERVICE-ELAN	.00	**CLEARED** **VOIDED**
113337	1/21/2014	2625 CARDMEMBER SERVICE-ELAN	.00	**CLEARED** **VOIDED**
113338	1/21/2014	2625 CARDMEMBER SERVICE-ELAN	.00	**CLEARED** **VOIDED**
113339	1/21/2014	2625 CARDMEMBER SERVICE-ELAN	11,538.64	
113340	1/21/2014	4923 CENTRAL STATES PETROLEUM	9,280.30	
113341	1/21/2014	219 CENTURY LINK	70.23	
113342	1/21/2014	83 CJ'S HOME CENTER	.00	**CLEARED** **VOIDED**
113343	1/21/2014	83 CJ'S HOME CENTER	.00	**CLEARED** **VOIDED**
113344	1/21/2014	83 CJ'S HOME CENTER	.00	**CLEARED** **VOIDED**
113345	1/21/2014	83 CJ'S HOME CENTER	.00	**CLEARED** **VOIDED**
113346	1/21/2014	83 CJ'S HOME CENTER	886.15	
113347	1/21/2014	83 CJ'S HOME CENTER	3.12	
113348	1/21/2014	4615 CONSOLIDATED MANAGEMENT	102.50	
113349	1/21/2014	2158 COX COMMUNICATIONS	.00	**CLEARED** **VOIDED**
113350	1/21/2014	2158 COX COMMUNICATIONS	215.80	
113351	1/21/2014	3136 D & D COMMUNICATIONS	2,348.44	
113352	1/21/2014	4919 DANNER, DENELL	100.00	
113353	1/21/2014	77 DIAMOND VOGEL PAINTS	161.56	
113354	1/21/2014	159 DXP ENTERPRISES INC	212.00	
113355	1/21/2014	2983 EAGLE ENGRAVING	30.45	

BANK NO	BANK NAME	CHECK NO	DATE	VENDOR NO	VENDOR NAME	CHECK AMOUNT	CLEARED	VOIDED	MANUAL
113356		1/21/2014		4559	EASTERN NEBR SOCCER ASSN	350.00			
113357		1/21/2014		3334	EDGEWEAR SCREEN PRINTING	111.50			
113358		1/21/2014		475	ELLIOTT EQUIPMENT COMPANY	146.80			
113359		1/21/2014		3673	FOSTER, TERRY	46.00			
113360		1/21/2014		1256	FREMONT NATIONAL BANK & TRUST	624.30			
113361		1/21/2014		53	GCR TIRE CENTERS	2,108.06			
113362		1/21/2014		3070	GCSAA	365.00			
113363		1/21/2014		3656	GENERAL FIRE & SAFETY EQUIP CO	1,540.00			
113364		1/21/2014		966	GENUINE PARTS COMPANY-OMAHA	.00	**CLEARED**	**VOIDED**	
113365		1/21/2014		966	GENUINE PARTS COMPANY-OMAHA	.00	**CLEARED**	**VOIDED**	
113366		1/21/2014		966	GENUINE PARTS COMPANY-OMAHA	1,038.54			
113367		1/21/2014		164	GRAINGER	11.16			
113368		1/21/2014		285	GRAYBAR ELECTRIC COMPANY INC	459.12			
113369		1/21/2014		2224	FRED PETERSON	510.00			
113370		1/21/2014		1044	H & H CHEVROLET LLC	223.76			
113371		1/21/2014		797	HOBBY LOBBY STORES INC	16.61			
113372		1/21/2014		21	HUMANITIES NEBRASKA	50.00			
113373		1/21/2014		3440	ICSC-INTL COUNCIL OF SHPG CTRS	200.00			
113374		1/21/2014		696	IIMC	145.00			
113375		1/21/2014		2394	KRIHA FLUID POWER CO INC	171.81			
113376		1/21/2014		3198	LEAGUE OF NEBR MUNICIPALITIES	450.00			
113377		1/21/2014		3913	LITTLE FALLS MACHINE INC	429.93			
113378		1/21/2014		4560	LOWE'S CREDIT SERVICES	296.59			
113379		1/21/2014		153	METRO AREA TRANSIT	571.00			
113380		1/21/2014		553	METROPOLITAN UTILITIES DIST.	447.58			
113381		1/21/2014		553	METROPOLITAN UTILITIES DIST.	12.28			
113382		1/21/2014		2497	MID AMERICA PAY PHONES	50.00			
113383		1/21/2014		371	MIDWEST SERVICE AND SALES CO	252.92			
113384		1/21/2014		2299	MIDWEST TAPE	1,178.06			
113385		1/21/2014		64	MINITEX - CPP	222.00			
113386		1/21/2014		4085	MNJ TECHNOLOGIES	778.00			
113387		1/21/2014		2550	MSC INDUSTRIAL SUPPLY CO	54.96			
113388		1/21/2014		2897	NEBRASKA GOLF COURSE SUPERIN-	125.00			
113389		1/21/2014		479	NEBRASKA LIBRARY COMMISSION	210.00			
113390		1/21/2014		132	NEBRASKA SALT & GRAIN COMPANY	20,129.20			
113391		1/21/2014		4958	NEWCOMBE, TRAVIS	75.00			
113392		1/21/2014		1152	NLA-NEBRASKA LIBRARY ASSN	260.00			
113393		1/21/2014		440	NMC EXCHANGE LLC	134.14			
113394		1/21/2014		179	NUTS AND BOLTS INCORPORATED	77.57			
113395		1/21/2014		1808	OCLC INC	108.41			
113396		1/21/2014		1014	OFFICE DEPOT INC	351.77			
113397		1/21/2014		195	OMAHA PUBLIC POWER DISTRICT	.00	**CLEARED**	**VOIDED**	
113398		1/21/2014		195	OMAHA PUBLIC POWER DISTRICT	.00	**CLEARED**	**VOIDED**	
113399		1/21/2014		195	OMAHA PUBLIC POWER DISTRICT	51,275.25			
113400		1/21/2014		195	OMAHA PUBLIC POWER DISTRICT	1,579.21			
113401		1/21/2014		46	OMAHA WORLD HERALD COMPANY	258.30			
113402		1/21/2014		46	OMAHA WORLD HERALD COMPANY	2,444.36			
113403		1/21/2014		4815	ONE CALL CONCEPTS INC	118.45			
113404		1/21/2014		1178	OVERHEAD DOOR COMPANY OF OMAHA	14.50			
113405		1/21/2014		3039	PAPILLION SANITATION	2,265.31			
113406		1/21/2014		4960	PAPILLION-LA VISTA	596.93			
113407		1/21/2014		4616	PAPILO-MO RIVER NRD STORM WATER	35,880.00			
113408		1/21/2014		2686	PARAMOUNT LINEN & UNIFORM	433.04			

APCHCKRP  
02.05.13

Wed Jan 15, 2014 1:35 PM

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City of LaVista  
ACCOUNTS PAYABLE CHECK REGISTER

OPER: HF

PAGE 3

BANK NO	BANK NAME	CHECK NO	DATE	VENDOR NO	VENDOR NAME	CHECK AMOUNT	CLEARED	VOIDED	MANUAL
113409	1/21/2014	3058	PERFORMANCE CHRYSLER JEEP			874.00			
113410	1/21/2014	74	PITNEY BOWES INC-PA			204.00			
113411	1/21/2014	1784	PLAINS EQUIPMENT GROUP			529.44	APPROVED BY COUNCIL		
113412	1/21/2014	2552	PLUTA, DON			46.00	MEMBERS 1/21/14		
113413	1/21/2014	1713	QUALITY AUTO REPAIR & TOWING			141.00			
113414	1/21/2014	3139	RECORDED BOOKS, LLC			63.00			
113415	1/21/2014	292	SAM'S CLUB			319.03			
113416	1/21/2014	4885	SAPP BROS INCORPORATED			770.00			
113417	1/21/2014	487	SAPP BROS PETROLEUM INC			753.85	COUNCIL MEMBER		
113418	1/21/2014	150	SARPY COUNTY TREASURER			.00	**CLEARED** **VOIDED**		
113419	1/21/2014	150	SARPY COUNTY TREASURER			39,732.15			
113420	1/21/2014	3457	SCARPA, DAN			46.00			
113421	1/21/2014	4030	SCHLEGEL, JEREMY			46.00			
113422	1/21/2014	4733	SESAC LLC			343.00			
113423	1/21/2014	4040	SHERRY, PAUL			46.00	COUNCIL MEMBER		
113424	1/21/2014	47	SUBURBAN NEWSPAPERS INC			80.00			
113425	1/21/2014	4276	SUPERIOR VISION SVCS INC			391.52			
113426	1/21/2014	264	TED'S MOWER SALES & SERVICE			237.03			
113427	1/21/2014	822	THERMO KING CHRISTENSEN			296.93			
113428	1/21/2014	176	TURFWERKS			91.66			
113429	1/21/2014	4935	UHE, ROBERT			46.00			
113430	1/21/2014	2426	UNITED PARCEL SERVICE			14.12	COUNCIL MEMBER		
113431	1/21/2014	766	VIERREGGER ELECTRIC COMPANY			1,175.63			
113432	1/21/2014	78	WASTE MANAGEMENT NEBRASKA			118.89			
113433	1/21/2014	984	ZIMCO SUPPLY COMPANY			381.71			
747101			Payroll Checks						
Thru	766401						COUNCIL MEMBER		

BANK TOTAL	232,456.48
OUTSTANDING	232,456.48
CLEARED	.00
VOIDED	.00

COUNCIL MEMBER

FUND	TOTAL	OUTSTANDING	CLEARED	VOIDED
01 GENERAL FUND	162,826.36	162,826.36	.00	.00
02 SEWER FUND	50,468.83	50,468.83	.00	.00
05 CONSTRUCTION	10,143.61	10,143.61	.00	.00
08 LOTTERY FUND	4,988.95	4,988.95	.00	.00
09 GOLF COURSE FUND	3,059.43	3,059.43	.00	.00
15 OFF-STREET PARKING	969.30	969.30	.00	.00

REPORT TOTAL	232,456.48
OUTSTANDING	232,456.48
CLEARED	.00
VOIDED	.00

+ Gross Payroll 1/17/14 273,717.98

GRAND TOTAL \$506,174.46

**OAKHAVEN HOMES, INC.**

501 East Gold Coast Road, Suite 100  
Papillion, NE 68046

**Invoice**

Date	Invoice #
1/14/2014	659

Bill To
City of Lavista 8116 Park View Blvd. La Vista, NE 68128

Description	Amount
District 1 Fire Station - Completion of rough plumbing, electrical, HVAC and drywall	10,000.00
Demolition - additional sleeping quarter/office, two supply rooms and control room shelving/countertops	150.00
Remove and disable wiring for track lighting in lobby	60.00
Convert existing drain line from 1-1/2 to 2" as per code	130.00
Drywall - repair for additional rooms	95.00
Cable TV outlet in additional sleeping quarter	35.00

*Consent Agenda  
John Johnson*

Thank you for your business. We appreciate your prompt payment.

**Total**

\$10,470.00

**CITY OF LA VISTA**  
**MAYOR AND CITY COUNCIL REPORT**  
**JANUARY 21, 2014 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
TEXT AMENDMENTS — SUBDIVISION REGULATIONS	◆ RESOLUTION ◆ ORDINANCE RECEIVE/FILE	ANN BIRCH COMMUNITY DEVELOPMENT DIRECTOR

**SYNOPSIS**

A public hearing has been scheduled and an ordinance prepared to amend the Subdivision Regulations.

**FISCAL IMPACT**

N/A.

**RECOMMENDATION**

Approve.

**BACKGROUND**

A public hearing has been scheduled to consider amendments to the Subdivision Regulations.

Since the adoption of the current Subdivision Regulations in 2003, staff has noted amendments which need to be made to clarify language, delete unnecessary provisions and update the regulations to be consistent with current practices. In doing so, the regulations have undergone a complete re-write. Major changes include updates to the definitions, updates to the requirements for various types of plats, modifications to the design standards, and updates to the sections governing required improvements, including their financing and installation.

A red-line version of the proposed amendments to the Subdivision Regulations is attached.

The Planning Commission held a public hearing on December 19, 2013, and voted unanimously to recommend approval of the amendments.

NOTE: Subsequent to the Planning Commission public hearing and recommendation, staff has deleted one of the proposed revisions. Based on the city engineer's recommendation the minimum street grade in Section 4.07 *had been changed* from 0.75% to 0.5%. The proposed revision to 0.5% was intended to be consistent with Omaha criteria, but the feedback from those in the industry is that this is too flat and can raise the potential for "bird baths". At the suggestion of the city engineer, the proposed revision was deleted and replaced with the original language. Staff did not believe the minor nature of the revision warranted an additional public hearing and review by the Planning Commission since the change was to revert back to the original requirement.

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE ADOPTING THE 2014 SUBDIVISION REGULATIONS AS A REPLACEMENT TO ORDINANCE NO. 906 AS ORIGINALLY ENACTED AND ALL AMENDMENTS THERETO; TO REPLACE SECTION 152.01 OF THE LA VISTA MUNICIPAL CODE; TO REPEAL SECTION 152.01 OF THE LA VISTA MUNICIPAL CODE AS ORIGINALLY ENACTED AND ALL AMENDMENTS THERETO; TO PROVIDE A SEVERABILITY CLAUSE; AND TO PROVIDE FOR THE EFFECTIVE DATE HEREOF.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, SARPY COUNTY, NEBRASKA:

SECTION 1. ADOPTION OF THE 2014 SUBDIVISION REGULATIONS. The 2014 Subdivision Regulations for the City of La Vista dated January 21, 2014, received and recommended by the La Vista Planning Commission is hereby adopted as a replacement to Ordinance No. 906 and all amendments thereto.

SECTION 2. REPLACING SECTION 152.01 OF THE LA VISTA MUNICIPAL CODE. Section 152.01 of the La Vista Municipal Code is hereby amended to read as follows:

152.01 SUBDIVISION REGULATIONS; ADOPTED.

To provide for harmonious development of the city and its environs; for the integration of new subdivision streets with other existing or planned streets or with other features of the Comprehensive Plan; for adequate open spaces for traffic, recreation, light and air; for the distribution of population and traffic in a manner which will tend to create conditions favorable to health, safety, convenience or prosperity; to insure conformance of subdivision plans with the capital improvement of the city; and to secure equitable handling of all subdivision plats by providing uniform procedures and standards for observance by subdividers and the Planning Commission and City Council, the 2014 Subdivision Regulations for the City of La Vista, Nebraska, as may from time to time be amended, is adopted. The adopted Subdivision Regulations and amendments thereto shall be kept on file with the City Clerk and available for inspection by any member of the public during office hours.

SECTION 3. REPEAL OF SECTION 152.01 OF THE LA VISTA MUNICIPAL CODE AS ORIGINALLY ENACTED AND ALL AMENDMENTS THERETO. Section 152.01 of the La Vista Municipal Code as originally enacted and all amendments thereto are hereby repealed.

SECTION 4. SEVERABILITY CLAUSE. If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional or invalid, such unconstitutionality or invalidity shall not affect the validity of the remaining portions of this ordinance. The Mayor and City Council of the City of La Vista hereby declare that it would have passed this ordinance and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses or phrases be declared unconstitutional or invalid.

SECTION 5. EFFECTIVE DATE. This ordinance shall be in full force and effect from and after passage, approval and publication as provided by law.

PASSED AND APPROVED THIS 21ST DAY OF JANUARY, 2014.

CITY OF LA VISTA

\_\_\_\_\_  
Douglas Kindig, Mayor

ATTEST:

\_\_\_\_\_  
Pamela A. Buethe, CMC  
City Clerk

B

# **CITY OF LA VISTA**

## **SARPY COUNTY, NEBRASKA**

### **SUBDIVISION REGULATIONS**

#### **ORDINANCE NUMBER**

**906**

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**ADOPTED BY THE CITY OF LA VISTA, NEBRASKA**  
**JUNE 3, 2003 JANUARY 21, 2014**

**REPRINTED WITH APPROVED REVISIONS**  
**FEBRUARY 16, 2010**

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SECTION 11.03 EFFECTIVE DATE

3633

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## ARTICLE 1: TITLE, PURPOSE, AND DEFINITIONS.

### **Section 1.01 Name and Citation of Titles.**

This Ordinance shall be known, referred to and cited as "The Subdivision Regulations" of La Vista, Nebraska.

### **Section 1.02 Purpose**

The purpose of this ordinance is to provide for the orderly development of La Vista and its ~~environs extra-territorial zoning jurisdiction~~ by ensuring, through the prescribed rules and standards, functional arrangements of street layouts, open spaces, adequate community facilities and utilities, to coordinate development with the City's transportation, land use and capital facilities plan, and to generally provide conditions favorable for the health, safety, welfare, sustainability, and convenience of the community, and avoidance of excessive city maintenance expense.

### **Section 1.03 Definitions**

For the purpose of this ordinance, certain words used herein are defined as follows:

1.03.01 **APPLICANT** shall mean the titleholder of record, his agent, or a person holding a notarized letter authorizing the person to represent the legal owner of the property, or an appropriate purchase agreement.

1.03.02 **ALLEY** shall mean a public right-of-way used primarily as a secondary means of access to the abutting property.

1.03.021.03.03 **BEST MANAGEMENT PRACTICES (BMP)** shall mean a practice, or a combination of practices that are determined to be effective, practical means (technological, economical, or institutional) of preventing or reducing the amount of pollution generated by nonpoint sources to a level compatible with water quality goals.

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1.03.031.03.04 **BLOCK** shall mean a tract or parcel of land bounded by public streets or lands, streams, railroads, unplatte lands or a combination thereof.

1.03.041.03.05 **BOND** shall mean any form of security including a cash deposit, security bond, or instrument of credit in an amount and form satisfactory to the City Council Attorney which meets the intent of such security required by this ordinance.

1.03.05 **BOUNDARY ADJUSTMENT:** shall mean the transfer of property by deed to a respective owner or owners of contiguous property for the purpose of adjusting a boundary line and not for the purpose of creating an additional lot or parcel.

1.03.06 **BUILDING LINE** shall mean a line parallel, or nearly parallel, to the street-right-of-way line at a specified distance from the street-right-of-way line which marks the minimum set back distance a building may be erected. In the case of a cul-de-sac the building line shall be measured around the curvature of the street-right-of-way line and shall be located at the required front yard set back where the lot width shall meet the minimum lot width required in the district.

1.03.07 **CHIEF BUILDING OFFICIAL** shall mean the individual appointed and/or employed by the city to enforce the prescribed and adopted building codes for the city. Said individual may be assigned to enforce the Municipal Code, the Comprehensive Development Plan, Zoning Ordinance, and Subdivision Regulations for the City of La Vista.

1.03.08 **CITY** shall mean the City of La Vista, Nebraska. Also, City Council or governing body.

1.03.09 **CITY COUNCIL** shall mean the governing body for the City of La Vista, Nebraska.

1.03.10 **CITY ENGINEER** shall mean the city engineer of the City of La Vista employed or retained by the City Council for the recommendation, advice, and implementation of engineering work as requested by the City or such other engineer as the city may assign in the particular matter.

1.03.10 **CLERK** shall mean the city clerk of the City of La Vista, Nebraska.

1.03.11 **COMPREHENSIVE DEVELOPMENT PLAN** shall mean the master plan for the improvement and development of La Vista, Nebraska, as adopted by the Planning Commission and the City in accordance with the laws of the State of Nebraska and the ordinances of La Vista.

1.03.12 **CUL-DE-SAC** shall mean a public way with one end open to traffic and the other end terminated by a vehicular turn-around.

1.03.13 **DEAD END STREET** shall mean a public way that has only one outlet for vehicular traffic and does not terminate in a permanent vehicular turn-around and is planned for future continuation.

1.03.14 **DEDICATION** shall mean the intentional appropriation of land by the owner to some public use.

1.03.15 **DEVELOPER** shall mean a buyer of land for building: a person or company that buys land in order to build on it or sell it to others who want to build on it. See also "Subdivider."

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1.03.16 **EASEMENT** shall mean a right to use a parcel of land, granted to the general public, utility, corporation or person(s) for a specific purpose or purposes.

1.03.17 **FLOOD-PLAIN** shall mean those lands which are subject to a one percent (1%) or greater chance of flooding in any given year. See definition in the Zoning Ordinance.

1.03-17 1.03.18 **FLOOD FRINGE** See definition in the Zoning Ordinance.

1.03-18 1.03.19 **FLOODWAY** means the channel of the river or other watercourse and the adjacent land areas that must be reserved in order to discharge the base flood without cumulatively increasing the water surface elevation more than a designated height. See definition in the Zoning Ordinance.

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1.03-19 1.03.20 **FRONTAGE ROAD** shall mean minor streets parallel to and adjacent to arterial streets and highways, which reduce the number of access points to the arterial street or highway for the purpose of increased traffic safety.

1.03-20 1.03.21 **IMPROVEMENTS** shall mean street grading, street surfacing and paving, curbs and gutters, street lights, street signs, sidewalks, crosswalks, water mains and lines, water meters, fire hydrants, sanitary sewers, storm drainage facilities, culverts, bridges, public utilities, or other such installation as designated authorized by the City Council or its specific approving authority for public use and ownership.

1.03-21 1.03.22 **LOT** shall mean a parcel, tract, or area of land created in conformance with this ordinance that may be separately owned, used, developed or-and built upon.

1.03-22 1.03.23 **LOT CONSOLIDATION** shall mean a method for approval of lot boundary adjustments which reduces the number of lots to not greater than two.

1.03.23. **LOT, CORNER** shall mean a lot abutting upon two (2) or more streets at their intersection.

1.03.24. **LOT, DEPTH OF** shall mean the mean horizontal distance between the front and rear lot lines. Corner lots shall provide at least one dimension equal to the required lot depth prescribed in the affected zoning district.

1.03.25. **LOT, DOUBLE FRONTAGE** shall mean a lot having a frontage on two non-intersecting streets.

1.03.26. **LOT, FLAG** shall mean ~~lots, being those lots a lot~~ landlocked from public right-of-way, except for a narrow tract of land of less width than required under assigned zoning.

1.03.27. **LOT FRONTAGE** shall mean that portion of a lot abutting a street. For purposes of determining yard requirements of corner lots and through lots, all sides of a lot abutting a street shall be considered frontage.

1.03.28. **LOT, INTERIOR** shall mean a lot other than a corner lot which has frontage on one street only.

1.03.29. **LOT LINE** shall mean the boundary line of a lot.

1.03.30. **LOT MINIMUM AREA** shall mean the minimum square footage of land area within the boundaries of the platted lot lines, as applicable to designated zoning districts.

1.03.32. **LOT, NONCONFORMING** shall mean a lot which was lawfully created under prior zoning when lesser area or dimension requirements were enforced and does not currently conform to the existing zoning district space limits.

1.03.33. **LOT, PLATTED** shall mean a lot which is part of a subdivision, ~~of the plat of which, or the appropriate permit for which,~~ has been legally approved by the City and recorded in the office of the Register of Deeds for Sarpy County.

1.03.34. **LOT OF RECORD** shall mean a lot which is both part of a subdivision recorded in the office of the Register of Deeds for Sarpy County, and having been owned separately and individually from adjoining lots or tracts of land prior to the adoption of this ordinance.

1.03.35. **LOT SPLIT** shall mean a subdivision involving the division of one or ~~more two~~ lots with the end result not being greater than two lots.

1.03.36. **LOT, THROUGH** shall mean a lot other than a corner lot fronting on more than one (1) street.

1.03.37. **LOT, WIDTH OF** shall mean the minimum street frontage measured along the front street property line except when a lot fronts on the inside or concave side of a horizontal curvilinear alignment of a street or on a corner lot, in which case, the minimum lot width shall be measured along the front building line of the principal use structure extended to both lot property lines. ~~shall mean the horizontal measurement between the side lot lines measured at the front setback line, perpendicularly distant from the front boundary of the lot, or the mean horizontal measurement on irregular shaped lots. Shall mean the Minimum distance between the side lot lines occurring between the front and rear setback lines.~~

1.03.38. **MASTER PLAN** See Comprehensive Development Plan.

1.03.39. **MONUMENT** shall mean an identification marker established by a certified land survey and set by a registered land surveyor at each section corner, angle point, block corner, street centerline, or other point.

1.03.40. **OUTLOT** shall mean a lot remnant or parcel of land left over after created by left over after platting, which is intended as open space or other use, for which no building permit shall be issued for any private structure, with the exception of a Project Directory Sign as per Section 7.01.05 of the Zoning Ordinance.

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1.03.41. **PERSON** shall mean an individual, firm, partnership, corporation, company, association, syndicate, or any legal entity and including any trustee, receiver, assignee, or other similar representatives thereof.

1.03.42. **PLANNED UNIT DEVELOPMENT** shall mean a development designed to provide for an unusual or different arrangement of residential, business, or industrial uses in accordance with an approved development plan a special development of certain tracts of land, planned and designed as a unit for one or more land uses under the regulations and procedures contained in the Zoning Ordinance as approved by the City Council.

1.03.43. **PLANNING COMMISSION** shall mean the Planning Commission of La Vista, Nebraska.

1.03.44. **PLAT** shall mean a map that delineates the subdivision of a quantity of land. A plat commonly shows lots, blocks, streets and other features relevant to the development and improvement of the property.

1.03.45. **PLAT, ADMINISTRATIVE:** Shall provide for lots splits, lot combinations, and boundary property line adjustments which result in lots divided or combined into not more than two (2) lots without having to replat said lot, provided that the resulting lots shall not again be divided without replatting.

1.03.46. **PLAT, FINAL** shall mean the final plan of the plat, subdivision or dedication of land prepared for filing or recording in conformance with this ordinance. Substantial conformance to an approved preliminary plat, prepared by a registered professional engineer or a registered land surveyor in accordance with this ordinance is required.

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1.03.47. **PLAT, PRELIMINARY** shall mean the preliminary plan of the plat, subdivision or dedication prepared in accordance with the requirements of this ordinance.

1.03.48. **PLAT, REVISED PRELIMINARY** A revised plat or map of a previously approved preliminary plat, including supporting data, indicating a proposed subdivision development, prepared in accordance with this ordinance.

1.03.49. **PRIVATE SHARED IMPROVEMENTS** infrastructure improvements such as roads, sewers or utility lines that served more than one property owner but which are not to be maintained by the City or located in the public right-of-way. Such improvements may be utilized when permitted in a subdivision agreement.

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1.03.49-1.03.50. **PROPERTY LINE ADJUSTMENT** is the relocation of a single common property line between two abutting lots, parcels or other units of land where an additional lot, parcel or unit of land is not created and the existing lot, parcel or unit of land reduced in size by the adjustment must comply with the applicable zoning requirements. A property line adjustment does not vacate a plat nor does it add lot lines. A property line adjustment does not alter the location of utility services and hook-ups. See also Plat, Administrative.

1.03.50-1.03.51. **SIDEWALK OR WALKWAY** shall mean that portion of a dedicated right-of-way or easement improved and intended for pedestrian and bicycle use only.

1.03.51-1.03.52. **REPLAT** is the act of platting the lots, parcels and easements in a recorded subdivision to achieve a

reconfiguration of an existing subdivision or part of an existing subdivision or to increase or decrease the number of lots in the subdivision.

1.03.52-1.03.53 **STREET** shall include public streets, highways, avenues, boulevards, parkways, roads, lanes, alleys, viaducts, subways, tunnels, underpasses, bridges, public easements and right-of-way. Where explicitly authorized by the City Council, private streets may be authorized as part of planned developments. The boundary of a street is the right-of-way or easement line associated with the street.

1.03.53-1.03.54 **STREET, COLLECTOR** shall mean a street or highway that is intended to carry traffic from minor streets to major streets. Collector streets are usually the principal entrance streets to residential developments and the streets for circulation within the development as designated in the Comprehensive Development Plan.

1.03.54-1.03.55 **STREET, MAJOR** shall mean a street or highway used primarily for fast or high volume traffic, including expressways, freeways, boulevards, and arterial streets as designated in the Comprehensive Development Plan.

1.03.55-1.03.56 **STREET, MINOR** shall mean a street intended primarily to provide pedestrian and vehicular access to the abutting properties.

1.03.56-1.03.57 **SUBDIVIDER** shall mean any person, group, corporation, partnership, or other entity, or any agent thereof, dividing or proposing to divide land so as to constitute a subdivision and shall be the title holder of record.

1.03.57-1.03.58 **SUBDIVISION** shall mean the division of a lot, tract, or parcel of land into two (2) or more lots, sites, or other divisions of land for the purpose, whether immediate or future, of transfer of ownership or building development, provided that the smallest lot created by the division is less than ten (10) acres in size.

1.03.58-1.03.59 **SUBDIVISION AGREEMENT** An agreement between the City of La Vista and a developer whereby the developer agrees to construct any required public street, drainage, and other improvements, for a subdivision and to provide security for completion of the subdivision improvements and in situations involving public financing, the relative costs to be borne by the developer and by the public entity.

1.03.59-1.03.60 **ZONING DISTRICT** shall mean an area delineated on a zoning map for which uniform use regulations are specified.

1.03.60-1.03.61 **ZONING ORDINANCE** shall mean the Zoning Ordinance of the City of La Vista as amended from time to time.

## ARTICLE 2: GENERAL PROVISIONS

### **Section 2.01 General Provisions**

The Subdivision Regulations as herein set forth are intended to provide for harmonious development of the city and its environs; for the integration of new subdivision streets with other existing or planned streets or with other features of the Comprehensive Development Plan of the City; for adequate open spaces for traffic, recreation, light and air; for the distribution of population and traffic in a manner which will tend to create conditions favorable to health, safety, convenience, or prosperity; to insure conformance of subdivision plans with the capital improvement program of the City and its planning area; and; to secure equitable handling of all subdivision plats by providing uniform procedures and standards for observance by subdividers, Planning Commission and City Council.

### **Section 2.02 General Provisions; Jurisdiction.**

The provisions of this ordinance shall apply to all land located within the legal boundaries of the city, as the same may be amended by subsequent annexation, and shall also include all land lying within two (2) miles of the corporate limits of the Citycity, or as indicated on the Official Zoning Map of the Citycity and not located in any other Municipalitymunicipality.

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### **Section 2.03 General Provisions; Powers.**

No plat of a subdivision of land lying within the jurisdiction of the City shall be filed or recorded until it shall have been submitted to and a report and recommendation thereon made, by the Planning Commission to the City Council and the City Council has approved the final plat, or in the case of an administrative plat, approval by the City Planner.

It shall be unlawful for the owner, agent, or person having control of any land within the corporate limits of the Citycity, or within the area shown on the Official Zoning Map to subdivide land except in accordance with Neb. Rev. Stat. §19-916 (R.R.S. 1997) and the provisions of the title; provided, however, that any subdivision of land caused by the acquisition of land by the federal government, the state of Nebraska, any the county, or the Citycity, or any city incorporated or unincorporated, within the jurisdiction of the City, shall be deemed to have received approval as required by Neb. Rev. Stat. § 19-916 (R.R.S. 1997).

### **Section 2.04 Applicability.**

Any plat, hereafter made, for each subdivision or each part thereof lying within the jurisdiction of this ordinance, shall be prepared, presented for approval, and recorded as herein prescribed. The regulations contained herein shall apply to the subdivision of a lot, tract, parcel of land into two or more lots, tracts, or other division of land for the purpose of sale or development, whether immediate or future, including the subdivision or replatting of land or lots, except that the division of land when the smallest parcel created is more than ten (10) acres in area shall be exempt from this ordinance. Further, the regulations set forth by this ordinance shall be minimum regulations which shall apply uniformly throughout the jurisdiction of this ordinance except as hereinafter provided.

### **Section 2.05 General Provisions; Interpretation.**

In interpreting and applying the terms of this ordinance, subdividers shall be held to the minimum requirements for the promotion of the public health, convenience, comfort, morals, prosperitysafety and general welfare.

### **Section 2.06 General Provisions; Conflict.**

No final plat of land within the force and effect of the existing Zoning Ordinance shall be approved unless it conforms to the Subdivision Regulations contained herein. Whenever there is a discrepancy between minimum standards or dimensions noted herein and those contained in the Zoning Ordinance, Building Regulations, or other official regulations or ordinances, the most restrictive shall apply.

### **Section 2.07 General Provisions; Permits.**

Unless a lot shall have been platted in accordance with the provisions of this article, no building permit shall be issued.

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**Section 2.08 General Provisions; Amendments.**

Any provisions of this ordinance may from time to time be amended, supplemented, changed, modified, or repealed by the City Council; provided, however, that such amendments shall not become effective until after a public hearing and consideration by the Planning Commission, and a public hearing by the City Council in relation thereto has been held, public notice of which shall have been published in a newspaper of general circulation within the City of La Vista at least one (1) time, ten (10) days prior to such hearings.

**Section 2.09 General Provisions; Modifications.**

Where, in the case of a particular proposed subdivision, the subdivider can show that the strict compliance with this ordinance would result in extraordinary hardship to the subdivider because of unusual topography, or other such conditions not inflicted by the applicant, or where conditions would result in inhibiting the achievement of the objectives of this ordinance, the City Council, after receiving a report from the Planning Commission, may vary, modify, or waive the requirements so that substantial justice may be done and the public interest secured. Provided, that such modifications or waiver will not adversely affect the development, the character of which shall be in conformance with recommended platting and development practices in the general area of the proposed subdivision, will not have the effect of nullifying the intent and purpose of the regulations, and will not interfere with carrying out the Comprehensive Development Plan of the City. *See Article 8 regarding Waivers. The standards and requirements of this ordinance may be modified by the City Council after receiving a report from the Planning Commission in the case of a Planned Unit Development or a redevelopment project involving the re-subdividing and rebuilding of blighted or slum areas; provided, however, that the placement of structures within the area is shown on the development plan and becomes a part of the recorded plat.*

## ARTICLE 3: PROCEDURES

### **Section 3.01 Procedure for Filing Pre-application Plans and Data.**

Pre-application Plans and Data: ~~At least 30 days prior~~ to filing an application for approval of a preliminary plat the subdivider shall submit plans and data to the City in sketch preliminary draft form showing ideas for the proposed subdivision of land. The sketch draft plan shall include:

- 3.01.01 The proposed tentative layout of streets, lots and other features in relation to existing streets, utilities, topography and other conditions.
- 3.01.02 A general location map showing the proposed subdivision and its relationship to existing abutting subdivisions and community facilities in the area, such as streets, alleys, schools, parks, commercial areas and other data supplementing the plans which outline or describe all of the proposed development as it relates to existing conditions.

These pre-application plans and data shall not require a formal application fee. After discussion with the subdivider and review of the data, city staff will inform the subdivider whether such plans and data submitted meet the objectives of this ordinance and shall describe any inconsistencies with the requirements of this ordinance.

### **Section 3.02 Procedure for Approval of Preliminary Plat.**

- 3.02.01 Before any subdivider contracts for the sale or offers to sell any subdivision of land or any part thereof, which is wholly or partly within the City of La Vista or which is within ~~a two-mile limit~~~~the extraterritorial jurisdiction~~ of the City of La Vista ~~as it may from time to time exist or which is proposed to be annexed~~, the subdivider or subdivider's representative shall file a preliminary plat of said subdivision with the City of La Vista. The preliminary plat shall be prepared in accordance with the regulations set forth herein, and shall be submitted to city staff prior to ~~the completion of final surveys of streets and lots and before the start of any grading~~. ~~The or construction work upon the proposed streets and lots and before any map of said subdivision is made in a form suitable for recording of infrastructure shall not commence until approval of the final plat and approval of the infrastructure plans~~. The City shall determine whether the plat is in proper form and shall not receive and consider such plat as filed until it is submitted in accordance with the requirements hereof. The street layout shall be in conformity with a plan for the most advantageous development of the entire neighboring area and in conformity with the Comprehensive Development Plan.
- 3.02.02 All plats, preliminary and final, shall be prepared in conformance with the provisions of this ordinance and in conformance with the Comprehensive Development Plan and Zoning Ordinance. The subdivider shall be responsible for such conformance.
- 3.02.03 ~~Thirty-five~~ ~~Twelve~~ (35) ~~(12)~~ full sized copies ~~and Thirty-five (35) 11 x17 (folded) copies~~ of the preliminary plat and required supplementary material as specified in Section 3.03 of this ordinance ~~as well as a digital copy in PDF format via email~~ shall be submitted ~~to the City of La Vista Community Development Department~~ in accordance ~~to with~~ the review schedule. City staff shall distribute one (1) copy of the preliminary plat with a request for comments to the school district and other entities, as the city deems appropriate. ~~Additional copies shall be requested prior to submittal to Planning Commission and City Council for their review~~.
- 3.02.04 The Planning Commission will consider the preliminary plat ~~at a public hearing, of which notice is given in a newspaper of general circulation within the City of La Vista~~, and will:
  1. Review the preliminary plat and other material submitted for conformity thereof to this ordinance,
  2. Review any recommendations of the above agencies and other agencies school district and other entities, and
  3. Recommend ~~to the subdivider~~ changes deemed advisable and the kind and extent of improvements to be made by ~~him~~the subdivider.
- 3.02.05 The Planning Commission shall act on the plat as submitted or modified, and if approved, the Planning Commission shall express its approval as conditional approval and state the conditions of such approval, if any, or if disapproved, shall express its disapproval and its reasons thereof.
- 3.02.06 ~~If the Planning Commission recommends disapproval or approval, then the city clerk will order notice of public hearing before the City Council to be published. The notice must be published at least ten (10) days prior to the public hearing in a paper of general circulation within the City of La Vista. The City Council may (a) Concur concur with the Planning Commission's Recommendation; (b) Reverse reverse the Planning~~

Commission's recommendation; or (c) ~~Refer~~ refer the preliminary plat back to the Planning Commission for reconsideration with specific instructions to the Planning Commission; (d) approve with some modification from the Planning Commission's recommendation.

3.02.07 Approval of a preliminary plat shall not constitute approval of the final plat. Rather, the preliminary plat shall be deemed an expression of approval of the general design concept and serves as an acceptable guide for the preparation of the final plat. Approval of the preliminary plat shall become void after twelve (12) months from the date of such approval by City Council. The City Council ~~can~~ ~~may~~ provide for an extension; however such extension shall not exceed one year. If no final plat has been filed or a final plat of previously proposed phases has not been filed within the original twelve (12) months, or by the end of the extension, the preliminary plat will become void.

3.02.073.02.08 The filing fee for the preliminary plat shall be in accordance to the City's Master Fee Schedule.

### **Section 3.03 Preliminary Plat Specifications.**

The preliminary plat shall be drawn to a scale of at least one ~~inch~~ (1<sup>12</sup>) ~~inch~~ to one hundred ~~feet~~ (100') ~~feet~~, ~~or as approved by the City Engineer~~, with a sheet size not to exceed 42" x 30" and shall be plainly marked "preliminary plat" and shall include, show, or be accompanied by the following information, ~~unless deviations are required by the City Engineer or City Planner~~:

- 3.03.01 A location map showing the general location of the proposed subdivision in relation to surrounding developments with a north arrow, scale and legend.
- 3.03.02 Both existing and proposed grades ~~shall be shown, with contours at intervals of five (5) feet or less.~~
- 3.03.03 Phasing lines shall be delineated on the plat and a phasing schedule, if developed in phases.
- 3.03.04 The proposed name of the subdivision which must not be so similar to that of an existing subdivision as to cause confusion.
- 3.03.05 The proposed names and addresses of the owner and subdivider, ~~and~~ the engineer or surveyor, ~~responsible (all of which are~~ ~~licensed to practice in Nebraska)~~ ~~responsible~~ for the subdivision layout, ~~and the names of all landowners abutting the proposed subdivision.~~
- 3.03.06 The legal description of the area being platted, ~~and~~ boundary lines (~~accurate in scale~~) and dimensions, ~~and~~ the location of monuments found or set, section lines, ~~existing and the approximate~~ ~~and~~ acreage of the proposed development.
- 3.03.07 Width and location of platted streets and alleys within 200 feet of the property, ~~and~~ physical features of the property, including location of water courses, ravines, bridges, culverts, present structures and other features affecting the subdivision, ~~and contours with intervals of five (5') feet or less;~~ the location of all existing utilities with their sizes indicated, as well as flow lines, ~~and~~ elevations of existing sanitary and storm sewer, ~~and~~ the outline of wooded areas (the location of important individual trees may be required).
- 3.03.08 Location and name(s) of adjoining subdivision(s) or undeveloped land ~~and owners and persons having ownership interest within 300 feet of the subject property (not including streets and right-of-ways). This should be prepared by a title company and submitted in list form and as mailing labels.~~
- 3.03.09 The proposed lot layout, lot and block numbers and approximate lot dimensions and square footage and ~~grounds~~ ~~land~~ proposed to be dedicated for public use, such as schools, parks, pathways, playgrounds and streets.
- 3.03.10 The location and width of proposed streets, all easements including buffer easements, ~~building setback lines~~, rights-of-way, corner radii, pavement width, thickness and type, sidewalks, alleys, location of all proposed improvements including: sanitary sewers, water mains, storm water drainage and other features and improvements required by this ordinance.
- 3.03.11 ~~When wetlands and jurisdictional waterways exist, or are believed to exist, provide a delineation prepared by a qualified environmental specialist.~~
- 3.03.12 Easements for public utility and rights-of-way purposes. The book and page number of existing easements shall be labeled on the plan and any private easements should be labeled as such.
- 3.03.12 ~~Both existing and proposed grades shall be shown.~~
- 3.03.13 All established floodway, floodway fringe, and flood plain overlay lines.
- 3.03.14 The existing zoning classification, ~~building setback lines~~, and proposed uses of land within the proposed subdivision ~~shall also be designated.~~
- 3.03.15 ~~Six~~~~Three~~ (63) draft paper copies, ~~along with a digital copy in an editable format~~, of a subdivision agreement with itemized cost estimates for infrastructure improvements with proposed allocation of costs between sources

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of funding, letter size exhibits setting forth size and location of infrastructure improvements, and two (2) copies of full-size exhibits setting forth size and location of infrastructure improvements. The draft subdivision agreement shall include a statement of the estimated Storm Water Management Fees in accordance with Chapter 154 of the La Vista Municipal City Code to be generated through ultimate development of the subdivision. Draft subdivision agreements shall be required when the proposed subdivision will include public and/or private, shared (common area) infrastructure improvements. Draft subdivision agreements may be required in other cases as determined by the City.

**(Ord. 1115, 2-16-2010)**

- 3.03.16 Three (3) copies of an erosion control plan.
- 3.03.17 Requests for waivers of design standards, if any.
- 3.03.18 The subdivider or subdivider's representative shall be in attendance at the City Planning Commission and City Council Meetings when the preliminary plat (displayed in duplicate) is discussed.
- 3.03.19 A Traffic traffic impact analysis study may be required by the city engineer.
- 3.03.20 Four copies of the following documents are to be submitted to the City for review at the time of the preliminary plat submittal:
  - 1. A sanitary sewer plan.
  - 2. A surface storm drainage plan including provisions to provide for water quality improvements to the first one-half inches (0.5") of runoff from the site and to reduce stormwater discharge rates after development of the site to pre-development conditions for the 2-year return frequency storm event measured at every drainage outlet (stormwater discharge).  
**(Ordinance 1115, 2-16-10)**
  - 3. A street profile plan with a statement of proposed street improvements.
  - 4. A Post-Construction Storm Water Management Plan, as provided in Chapter 154 of the La Vista Municipal City Code, with a proposed implementation schedule or sequence of phased construction, and proposed maintenance, inspection and operation procedures for the proposed BMP's. A draft Maintenance Agreement and Easement shall be included with this submittal. **(Ordinance 1115, 2-16-10)** **(Ordinance 1084, 2-17-09)**

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#### **Section 3.04 Procedure for Approval of Final Plat.**

- 3.04.01 The final plat shall conform to the preliminary plat as approved and may be comprised of only that portion of the approved preliminary plat which the subdivider proposed to record and develop at the time.
- 3.04.02 The final plat shall be submitted in accordance with the review schedule to the city for Planning Commission and City Council review.
- 3.04.03 Thirty-five-Twelve (35-12) folded full sized copies and thirty-five (35) 11 x17 (folded) copies and a digital copy in PDF format of the final plat and required supplementary material as specified in Section 3.05 of this ordinance shall be submitted to the City of La Vista Community Development Department in accordance to with the review schedule. If requested, Additional copies shall be requested provided prior to submittal to Planning Commission and City Council for their review.
- 3.04.04 Upon approval of the final plat, a certification of approval by the City shall be endorsed thereon by the mayor and the Planning Commission chair, and the original shall be filed with the Sarpy County Register of Deeds, the reproducible copy with the city clerk, and the two (2) copies of the original with the Community Development Department with additional plats filed as required by the city or county.
- 3.04.05 Final approval by the City Council shall be by resolution after receiving the recommendation of the Planning Commission.
- 3.04.06 The final plat will be filed with the register Register of deeds Deeds within one year of the City Council's approval. Evidence of such shall be submitted to the City by the subdivider or appointed representative

Approval of the final plat shall become null and void ninety (90) days from the date of City Council approval if the subdivider does not file the final plat with the Register of Deeds. It shall be the responsibility of the subdivider to furnish the City Planner documentation of compliance within the (90) day period. A thirty (30) day extension may be granted by the City Council upon written request of the subdivider and submittal of the required fee.

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Thefee. The filing fee for the final plat shall be in accordance to the City's Master Fee Schedule.

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### **Section 3.05 Final Plat Specifications.**

After approval of the preliminary plat by the Planning CommissionCity Council, the subdivider shall prepare and submit to the Planning Commissioncity a final plat prepared by a registered land surveyor for recording purposes and shall submit in conformance with the approved preliminary plat drawn to a scale of at least one (1") inch to one hundred (100) feet, or as approved by the City Engineer, with a sheet size not to exceed 42"x30" accompanied by the following information unless deviations are approved or required by the City Engineer or City Planner:

- 3.05.01. Name of subdivision designated, by name or as otherwise prescribed, in bold letters inside the margin at the top of each sheet included in the plat.
- 3.05.02. Date, north-North arrow and graphic scale.
- 3.05.03. Lot designationlayout, street names, location, and rights-of-way width for all streets within or abutting the plat shall be shown, and adjacent subdivisions.
- 3.05.04. An accurate boundary survey of the property, with bearings and distances, referenced to section lines and/or adjacent subdivisions. The boundary survey shall meet or exceed the Measurement Specifications and Positional Tolerance described under the Technical Minimums section most recent version of the "Minimum Standards For Surveys," as established by the Professional Surveyors Association of Nebraska adopted by the Nebraska State Board of Examiners for Land Surveys.
- 3.05.05. Fractional lines and corners of the government, township, and section surveys shall be approximately labeled and dimensioned as applicable to the plat.
- 3.05.06. Boundary dimensions from angle point to angle point shall be used for all sides of the closed traverse.
- 3.05.07. Bearings, based on assumed meridian approximating Northnorth, of all boundary lines or internal angles of all angle points on the boundary shall be shown.
- 3.05.08. The minimum unadjusted acceptable error of closure for all subdivision boundariesany portion of the plat shall be 1:10,0007,500 and shall be 1:5,000 for any individual lot.
- 3.05.10. Adjacent subdivisions, streets, alleys and easements, with their widths and names.
- 3.05.11. Names and widths of the streets, and block and lot numbers (numbered consecutively).
- 3.05.12. 3.05.09 Location of lots including square footage of each lot for lots other than single family residential, streets, public highways, alleys and other property features, with accurate bearings and distances. At a minimum all curves shall be identified with the following data; radius, arc distance, chord distance and chord bearing. It is intended that enough information be shown, so the subdivision can be reestablished on the ground.
- 3.05.13-3.05.10. All distances shall be shown in feet to the nearest one-hundredth (1/100) of a foot.
- 3.05.14-3.05.11. A notarized dedication signed and acknowledged by all parties having any titled interest in, or lien upon the land to be subdivided consenting to the final plat including the dedication of parts of the land for streets, easements, and other purposes as per Section 10.01. If no mortgage holders, provide a statement to that effect from a title company.
- 3.05.15-3.05.12. A block for the certification signed by the countyCounty treasurerTreasurer stating that there are no regular or special taxes due or delinquent against the platted land as per Section 10.07.
- 3.05.16-3.05.13. A block for the approval of the Planning Commission as per Section 10.03.
- 3.05.17-3.05.14. A block for the approval of the City Council to be signed by the mayorMayor and attested to by the cityCity clerkClerk as per Section 10.04.
- 3.05.18-3.05.15. A legal description including total acreage.
- 3.05.19-3.05.16. A block forCertificate of County Register of Deeds as per Section 10.05.
- 3.05.20-3.05.17. A block offor review fromby the Sarpy County Public Works Surveyor as per Section 10.06.
- 3.05.21-3.05.18. A block for the approval of the lending institution as per Section 10.10, if applicable.
- 3.05.22-3.05.19. A block for SurveyorsSurveyors Certificationcertification as per Section 10.02.
- 3.05.23-3.05.20. Three (3) copies of any private restrictions or covenants affecting the subdivision or any part thereof, if applicable.
- 3.05.24-3.05.21. Prior to approval of the City Council, at least five (5) original signed andnotarized, readable and

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reproducible 18" x 24" minimum to 30" x 42" maximum Mylar copies (Mylar) of the final plat with a 1.5" border (34 full size, (1) 18" x 30", and one (1) 11" x 17") shall be submitted as well as two (2) one (1) electronic copies on a compact disc or DVD or zip disc (AutoCAD 14 release and newer or compatible file to the city City engineer and Sarpy County's needs).

3.05.25-3.05.22 Plat boundary computations shall be based on Nebraska State Plane Coordinates as set forth in Neb. Rev. Stat. Stat. §86-1601 to 86-1606 (RRS 1998), except that North American Datum ("NAD") 1983 should be version 1995 under Neb. Rev. Stat. §86-1602(2), and the use of United States Feet feet and decimals of a foot shall be required in La Vista (Sarpy County) pursuant to Neb. Rev. Stat. §86-1603. State Plane Coordinates shall be shown for all boundary corners and reference points used in the boundary description of the final plat.

3.05.26-3.05.23 Statement of estimated costs and financial assumptions for any possible sanitary and improvement districts (SID) connection fees.

3.05.27-3.05.24 Financial data showing cost of all public improvements. Costs to be itemized and all soft costs to be itemized and funding sources identified as to general obligation, special assessment, and private and if City, Sanitary and Improvement District SID or other form of public debt is to be incurred, the data must include a breakdown for each type of improvement showing detailed quantities and costs to be specially assessed or otherwise to be borne by the subdivider and those costs proposed not be borne by special assessment or otherwise borne by the subdivider (the latter sometimes referred to as "General Obligation").

3.05.28-3.05.25 Development Preparation of an acceptable subdivision agreement prior to City Council action.

3.05.26 Waivers being requested, if any.

3.05.29-

3.05.30-3.05.27 The Final plat shall then be submitted to the City Council for approval and adoption prior to the start of construction of public or private infrastructure improvements, at a public hearing advertised and posted with notice at least ten (10) days prior to the hearing in a paper of general circulation in the City of La Vista.

#### Section 3.06 Plats Outside Corporate Limits.

Procedure for approval of preliminary and final plats of land within extraterritorial zoning jurisdiction but outside the corporate limits of the City shall be the same as set forth in this Article.

#### Section 3.07-06 Vacation of Plat of Record.

3.06.01 A subdivider may make application to the City to vacate any plat of record under the following conditions:

1. The plat to be vacated is a legal plat of record.
2. Vacation of the subdivision will not interfere with development of, nor deny access via public thoroughfare to, adjoining properties or utility services or other improvements.
3. Vacation of the subdivision will not be contrary to the Comprehensive Development Plan.

3.07.02-3.06.02 The subdivider shall present a proposal to the City, containing the legal description of the subdivision and calling for vacation thereof. The Planning Commission shall after public hearing and consideration send a recommendations to the City Council. The City Council, after public hearing shall approve or deny the proposal. If the proposal is approved, it shall then be recorded in the office of the Sarpy County Register of Deeds. All fees for the recording of such vacation shall be paid by the subdivider.

3.06.03 The filing fee for the vacation of a plat shall be in accordance to the City's Master Fee Schedule.

#### Section 3.08-07 Replats

Whenever a subdivider requests a re-subdivision of a parcel consists consisting of ten (10) or fewer lots, the City city may waive the separate submission requirements for the preliminary and final plats to expedite the subdivision review process if, in the judgment of the City engineer, separate submission will not serve the public interest and will not conflict with the intent of this ordinance. Concurrent plats shall be:

3.07.01 Replats shall be discussed with the City city at a scheduled pre-application conference, as set out in Section 3.01.

3.07.02 Be submitted Submitted to the Community Development Department in accordance with the review schedule;

3.08.03 Be accompanied by the applications fees and completed application forms as required;

3.07.03 Follow the procedure set forth for herein and contain provide the required information for preliminary and final

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plats;

3.08.05 ~~Include a drainage plan showing how run-off generated by the proposed development impacts drainage on downstream drainage systems.~~

3.07.04 Changes required by the Planning Commission shall be made prior to submission to City Council. Final plats shall be submitted to the City at least fifteen (15) days prior to the next regular meeting of the City Council.

3.07.05 A final plat, in conformance with Section 3.05, shall be submitted to the [City](#).

3.07.06 [The filing fee for the replat shall be in accordance to the City's Master Fee Schedule. All requirements of Section 3.05 shall be met and a revised preliminary platting shall be required if the guidelines of section 3.09.03, 1 through 8 are found.](#)

### Section 3.09–08 Administrative Plats

3.08.01 The intent of this section is to provide for lot splits, and lot ~~combinations~~~~consolidations~~, ~~and~~ ~~boundary adjustment~~ which result in lots divided or combined into not more than two (2) lots without having to ~~re-plat~~ ~~plat~~ said lot, provided that the resulting lots shall not again be divided without ~~re-plat~~~~re-platting~~. ~~Consolidation of ten (10) or fewer lots into not more than two (2) lots may be permitted without having to ~~re-plat~~ ~~plat~~, provided requirements of section 3.09.03 are not warranted. City staff shall review the administrative plat application and make a final determination.~~ ***(Ordinance No. 967, 11-15-05)***

3.08.02 Requests for an administrative plat approval shall be made by the subdivider or a designated representative of the land to the city staff. The administrative plat shall include the following:

1. A survey of the lot(s),
2. Location of all existing structure(s),
3. Location and dimensions of the proposed administrative plat,
4. A block for Acknowledgment by Notary as per Section 10.01,
5. A block for Surveyors Certification as per Section 10.02,
6. A block / space for Certificate of County Register of Deeds as per Section 10.05,
7. A block of review from the Sarpy County Surveyor–Public Works as per Section 10.06,
8. A block for approval or certification signed by the County Treasurer stating that there are no regular or special taxes due or delinquent against the platted land as per 10.07,
9. A block for the approval of the City as per Section 10.08,
10. A block for the approval of the lending institution as per Section 10.10, if applicable.
11. Size and number of copies shall conform to 3.05.24 as required by the City.

3.08.03 Disapproval of administrative plat shall be based on the following guidelines:

1. A new street or alley–other right-of-way is needed or proposed,
2. Vacations of streets, alleys–setback lines, access control or easements (unless certain easements are determined by city staff to be unnecessary and for which proper release from the corresponding utility companies have been made and filed) are required or proposed, ***(Ordinance No. 967, 11-15-05)***
3. Such action will result in significant increases in service requirements, e.g., utilities, schools, traffic control, streets, etc. or will interfere with maintaining existing service levels, e.g., additional curb cuts, repaving, etc.,
4. There is less street right-of-way than required by this ordinance or the Comprehensive Development Plan unless such dedication can be made by separate instrument,
5. All easement requirements have not been satisfied,
6. Such action taken during anThe administrative plat will result in a tract without direct access to a street,
7. A substandard-sized lot or parcel will be created,
8. The lot has been previously split through the administrative plat process of either the City or the County.

3.08.04 No administrative plats shall be approved unless all required public improvements have been installed, no new dedication of public right-of-way or easements isare involved, and such subdivision complies with the Zoning–Ordinance requirements concerning minimum lot areas and dimensions of such lots.

3.08.05 Prior to the approval of the administrative plat, the subdivider shall provide a statement from the County Treasurer's Office showing there are no tax liens against said land within the proposed subdivision or any part thereof. The subdivider shall also provide a statement from the City Treasurer's Office showing that all special assessment installment payments are current as applied to said proposed subdivision or any part thereof. All taxes shall be paid in full on all real property dedicated to a public use.

3.08.06 The filing fee for the administrative plat shall be in accordance to the City's Master Fee Schedule.

3.08.07 After approval from the city staff, all mylars must be certified by all applicable parties. Approval of the plat shall become null and void ninety (90) days from the date of the City Planner's approval if the subdivider does not file the plat with the Register of Deeds. Two-and-two (2) copies of the recorded plat shall be filed with the City. A thirty (30) day extension may be granted by the City Planner upon written request of the subdivider and

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submittal of the required fee, prior to the issuance of a permit.

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## ARTICLE 4: DESIGN STANDARDS

### **Section 4.01 Minimum Design Standards.**

No subdivision shall be approved unless it is in conformance with the requirements of this ordinance and the Comprehensive Development Plan or a waiver has been granted according to Section 8.01 of this ordinance.

In subdividing property, consideration shall be given to suitable sites for schools, parks, playgrounds, and other common areas for public use so as to best conform with any recommendations of the Comprehensive Development Plan. Any provisions for schools, parks, and playgrounds should be indicated on the preliminary plat in order that it may be determined when and in what manner such areas will be provided or acquired by an appropriate agency.

Land which the City has found to be unsuitable for subdividing, due to flooding, poor drainage, steep slopes, ~~rock formation~~, or other features likely to be harmful to the safety, welfare or health of the future residents, shall not be subdivided unless adequate methods for subdivision remediation are formulated by the developer and approved by the City that would eliminate or substantially reduce such hazards.

The City may require all contiguous land under common ownership to be submitted with the preliminary plat in order to evaluate overall development patterns, extensions of future roads and services, and conformity with the Comprehensive Development Plan and issue proper extension of future roads and services.

If a proposed subdivision contains lots which are sufficiently larger parcels than the minimum required lot size of the zoning district, such parcels shall be arranged to permit, and the preliminary plat shall show, a logical future street and utility system and logical re-subdivision.

### **Section 4.02 Design Standards; Streets.**

The arrangement, character, extent, width, grade and location of all streets shall conform to the Comprehensive Development Plan and shall be considered in their relation to existing and planned streets, to topographical conditions, to public convenience and safety, and in their appropriate relation to the proposed uses of land to be serviced by such streets.

The street layout of the proposed subdivision shall provide for the continuation or appropriate projection of streets and alleys already existing in areas adjacent to the area being subdivided. Where, at the determination of the city with recommendation from the city engineer, it is desirable to provide street access to adjoining properties, proposed streets shall be extended by dedication to the boundaries of the subdivision. Where the city engineer deems it necessary, such dead-end streets shall be provided with an acceptable temporary turnaround having a radius at outside of the pavement of at least forty (40) feet or other approved design.

### **Section 4.03 Design Standards; Dedication of Rights-of-way for New Streets.**

The dedications of rights-of-way for new streets measured from lot line to lot line shall be shown on the plat and shall meet the right-of-way requirements as stated in Section 4.24 of this ordinance. Access to lots located on arterials and other arterials shall be approved by the City.

Frontage roads or marginal access streets may be required by the City for subdivisions fronting on arterial streets. If lots back up to the arterial street and such lots have access other than the arterial street frontage a marginal access street may not be required.

### **Section 4.04 Design Standards; Dedication of Rights-of-way for Existing Streets.**

Subdivisions platted along existing streets shall dedicate additional right-of-way or easements if necessary to meet the minimum street right-of-way width requirements set forth in this ordinance. The entire minimum right-of-way width shall be dedicated where the subdivision is on both sides of an existing street. When the subdivision is located on only one side

of an existing street, one half (1/2) of the required right-of-way width, measured from the centerline of the existing roadway, shall be dedicated along with any proposed easements. ~~Dedication of one-half (1/2) of the right-of-way for a proposed street along the boundaries of land proposed for subdivision shall be prohibited except where essential to the reasonable development of the subdivision and where it is found to be practical and reasonable to require the dedication of the other half of the right-of-way when adjoining property is subdivided.~~

#### **Section 4.05 Design Standards; Intersections.**

Streets shall intersect as nearly as possible at an angle of ninety (90) degrees, and no intersection shall be at an angle of less than sixty (60) degrees. ~~Street curbCurbs at street~~ intersections shall be rounded by radii of at least twenty (20) feet. When the smallest angle of street intersection is less than seventy-five (75) degrees, the City may require curb radii of greater length. Whenever necessary to permit the construction of a curb having a desirable radius without reducing the sidewalk at such street corner to less than nominal width, the property line at such street corner shall be rounded or otherwise set back sufficiently to permit such construction. No lot or other parcel of land which abuts on and has access to either a collector or minor street ~~and abuts an arterial street~~ shall have a service drive, curb cut, or other means of vehicular access to ~~an the~~ arterial street.

#### **Section 4.06 Minimum Design Standards; Curves in Streets; Horizontal.**

A tangent at least one hundred (100) feet long shall be introduced between reversed curves on arterial and collector streets.

Where there is a deflection angle of more than ten (10) degrees in the horizontal alignment of a street, a curve with a radius adequate to ensure safe sight distance shall be made. Minimum requirements shall conform to the standards in ~~section~~Section 4.24 of this ordinance.

#### **Section 4.07 Design Standards; Street Grades and Elevations.**

All streets shall be designed so as to provide for the discharge of surface water from the pavement and from the right-of-way by grading and drainage. For adequate drainage, the minimum street grade shall not be less than seventy-five tenths (0.75' / 100') of one percent. ~~Minimum grades for gutters and ditches shall be four tenths (0.4' / 100') and five tenths (0.5' / 100') of one percent respectively.~~ Storm sewer construction shall be required where necessary to meet these minimum grade requirements. Street grades shall conform to the minimum requirements provided in ~~section~~Section 4.24 of this ordinance.

#### **Section 4.08 Design Standards; Frontage Roads/Marginal Access Streets.**

~~Where, upon review by the City, development which abuts or has included within the proposed subdivided area any Arterial, the City may require a marginal access road or other treatment which may be necessary to provide for the adequate protection of properties, and to afford separation of through and local traffic. Marginal access or frontage roads shall incorporate year-round screening between these roads and the adjacent arterial streets.~~

Where a subdivision fronts on or contains an existing or proposed arterial street, the City may require marginal access streets in all situations indicated below or, reverse frontage lots with screen planting located in the non-access arterial street frontage along the rear of the lots, or such other treatment as may be necessary for adequate protection of properties from the arterial street and to protect and preserve the safety and traffic handling capabilities of the arterial street.

Marginal access streets may be required by the City for subdivisions fronting on arterial streets. If lots back up to the arterial street and such lots have access other than the arterial street frontage a marginal access street may not be required.

#### **Section 4.09 Design Standards; Access/Egress.**

~~There shall be a minimum of two (2) vehicular access points per platted subdivision. The system shall provide adequate traffic flow through a subdivision and provide at least two routes from each lot within the subdivision to the rest of the City, except as explicitly permitted by the approving authorities. Additionally, the system should be designed to discourage through traffic from using local streets.~~ The city engineer shall determine the most suitable location for said access points during the review period.

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#### **Section 4.10 Design Standards; Street Jogs.**

Street jogs with centerline offsets of less than one hundred fifty (150) feet at intersections shall be prohibited.

#### **Section 4.11 Design Standards; Cul-de-sac Streets.**

~~Minor terminal temporary~~ ~~Temporary~~ dead-end streets or cul-de-sacs shall not be longer than ~~six~~<sup>three</sup> hundred (600~~300~~) feet and shall provide a turnaround conforming to the requirements of ~~section~~ Section 4.24 of this ordinance. ~~The City may approve alternative designs for a temporary turnaround.~~ The length of the cul-de-sac shall be measured from the center of the turnaround to the center of the intersecting street.

#### **Section 4.12 Design Standards; Street Names.**

Proposed streets which are in alignment with other existing streets shall bear the name of such streets. The name of a proposed street which is not in alignment with an existing street shall not be similar to the name of any existing street. To avoid duplication and confusion, the proposed names of all streets shall be reviewed by Sarpy County Emergency Management and approved by the City Council-Public Works Director prior to such names being assigned or used.

#### **Section 4.13 Design Standards; Private Streets and Reserve Strips.**

New private streets may be created as part of a Plan Unit Development district, provided such streets are specifically authorized by the ~~city~~ City ~~council~~ Council and dedicated as ~~access easements~~ as an exception to the terms of the ordinance. ~~There shall be no reserve strips in a subdivision except where their control is definitely vested in the municipality under conditions of approval by the City as authorized in this ordinance. Design standards for private streets shall meet the requirements of Section 4.24.~~

#### **Section 4.14 Design Standards; Blocks.**

The lengths, widths and shapes of blocks shall be determined with due regard to the provisions of adequate access and circulation, building sites suitable to the needs of the use contemplated, zoning requirements regarding minimum lot sizes, widths and frontages and the limitations or opportunities presented by the topography. Block lengths, except in unusual circumstances, shall not exceed one thousand ~~three hundred twenty~~ (1,320~~1,000~~) feet and shall be a minimum length of ~~three hundred~~ (300) feet. Pedestrian easements ten (10) feet wide shall may be required to be provided through or near the center of blocks more than ~~six~~<sup>five</sup> hundred (600~~500~~) feet long in order to provide for pedestrian circulation.

#### **Section 4.15 Design Standards; Lots.**

The lot sizes, width, depth, shape and orientation shall be appropriate for the location of the subdivision and for the type of development and use contemplated. Corner lots for residential uses shall have additional width to permit appropriate building setback distances and orientation to both streets. The subdividing of land shall be such as to provide each lot with satisfactory vehicular access by means of public street or approved private street. Side lot lines shall be substantially at right angles or radial to curved street lines.

#### **Section 4.16 Design Standards; Double Frontage or Through (Double Frontage) Lots.**

Double frontage lots, shall be avoided except where essential to provide separation of residential development from arterial streets or to overcome specific disadvantages of topography. Where such lots are used in relation to an arterial street, a landscape screen easement of at least ten (10) feet in width shall be provided along the lot line of the lots abutting such arterial street and the subdivider shall install trees, shrubbery, ~~or~~ fences or a combination thereof to screen the residential development from the arterial street and dampen the noise generated by traffic on the arterial street. Such screen shall be installed prior to the issuance of a certificate of occupancy for the main structure on each of such lots.

#### **Section 4.17 Design Standards; Easements.**

Easements for sanitary or storm sewers, where necessary, shall be provided and shall be a total of at least fifteen (15) feet wide or wider when required by the city engineer.

Where a subdivision is traversed by a major watercourse, drainageway, channel, or stream, there shall be provided to the City a permanent storm water easement or drainage right-of-way of such width as will be adequate for both water flow and maintenance operations as determined by the City. No other surface improvements or fill, except trails, bank stabilization, and stabilization structures, shall be placed in any such easement right-of-way.

Where a subdivision is traversed by the Thompson Creek, Hell Creek, Big Papillion Creek, South Branch Papillion Creek or West Branch Papillion Creek, there shall be provided to the City and the Papio-Missouri River Natural Resources District a permanent easement adequate for construction, operation, and maintenance of channel and flood control improvements and public recreation trails in accordance with Papillion Creek Watershed Stormwater Management Policies. No other surface improvements or fill, except bank stabilization structures, shall be placed in any such easement right-of-way.

Perpetual easements shall be granted to the Omaha Public Power District and any telecommunications entity or other corporation transmitting communication signals authorized to use the city streets under a franchise agreement, to erect, operate, maintain, repair and renew poles, wires, cables, conduits, and other related facilities, and to extend thereon wires or cables for the carrying and transmission of electric current for light, heat, and power and for the transmission of signals and sounds of all kinds and the reception on, over, through, under and across a five (5)-foot wide strip of land abutting all front and side boundary lot lines, and eight (8)-foot wide strip of land abutting the rear boundary lines of all interior lots, and a sixteen (16)-foot wide strip of land abutting the rear boundary lines of all exterior lots. The term "exterior lots" is herein defined as those lots forming the outer perimeter of the above-described addition. Said sixteen (16)-foot wide easement will be reduced to an eight (8)-foot wide strip when the adjacent land is surveyed, platted and recorded. No permanent buildings or retaining walls shall be placed in the said easement ways, but the same may be used for gardens, shrubs, landscaping and other purposes that do not then or later interfere with the afore-said uses or rights herein granted.

Perpetual easements shall be granted to Metropolitan Utilities District of Omaha, AquilaBlack Hills Energy, and their successors and assigns, to erect, install, operate, maintain, repair and renew pipelines, hydrants and other related facilities, and to extend thereon pipes for the transmission of gas and water on, through, under and across a five (5)-foot-wide strip of land abutting all the turn-around portion of all cul-de-sac streets. No permanent buildings or retaining walls shall be placed in the said easement ways, but the same may be used for gardens, shrubs, landscaping and other purposes that do not, then or later, interfere with the afore-said uses or rights herein granted.

#### **Section 4.18 Design Standards: Storm Sewer System.**

~~The storm sewer system shall be designed in accordance with the Omaha Regional Storm Water Design Manual, Papillion Creek Watershed Plan, and Chapter 154 of the City of La Vista Municipal Code~~~~City Code~~ all as amended from time to time. In addition, provisions shall be made to limit the ten (10)-year peak rate of storm water discharge from the subdivision. Post-development peak runoff rate shall not exceed one and one-quarter (1.25) times the pre-development runoff rate at any time following post-development based upon a ten (10)-year storm event. Pre-development shall be the condition prior to improvements being completed started, including agricultural uses. For single family subdivisions, storm water management facilities should be community-based in outlots rather than on individual private lots. (Ordinance 1115, 2-16-10)

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(Ordinance 1115, 2-16-10)

#### **Section 4.19 Design Standards: Sanitary Sewer System.**

Design standards for sanitary sewers shall conform to Nebraska Department of Environmental Quality Standards.

#### **Section 4.20 Design Standards: Sidewalks.**

All sidewalks within subdivisions shall have a minimum pavement width of ~~four-five (4)-(5)~~ feet and minimum pavement thickness of six (6) inches along major or other arterials and four (4) inches everywhere else, all of which shall be located within the right-of-way or pedestrian access easement and not directly abutting any street. Minimum distance between edge of walk and curb shall be six (6) feet.

All sidewalks, crossings, and other segments of a pedestrian system must comply with the standards of the Americans with Disabilities Act. Ramps with truncated domes shall be installed at all public street crossings and private roadway/driveway crossings that have traffic control access.

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#### **Section 4.21 Design Standards: Flood Hazards.**

Land subject to flooding and land deemed to be topographically unsuitable for residential or other development shall not be platted for such purposes. Such land may be set aside on the plat for such uses compatible with the hazards associated with flooding or erosion. All development shall ~~be flood proof in accordance with the flood hazard zoning provisions conform to the flood plain management regulations~~ of the Zoning Ordinance.

#### **Section 4.22 Design Standards: Creek Setback.**

No person shall be granted a permit for the construction of any structure, exclusive of bank stabilization structures, adjacent to any creek or stream unless such structure is located so that no portion thereof is any closer to the stream than will allow a maximum three-to-one (3:1) slope plus twenty (20) feet between the water's edge of the stream and the closest point on the structure at grade. For those creeks or streams designated in the Papillion Creek Watershed Plan, the setback shall be increased to allow a maximum three-to-one (3:1) slope plus fifty (50) feet between the water's edge of the stream and the closest point on the structure at grade. As used herein, the edge of the water of the stream shall be the point constituting the edge of the water during normal flow conditions. (Ordinance 1115, 2-16-10)

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(Ordinance 1115, 2-16-10)

A property shall be exempt from the before mentioned provisions upon a showing by a registered professional engineer that adequate bank stabilization structures or slope protection will be installed in the construction of said structure, having an estimated useful life equal to that of the structure, which will provide adequate erosion control conditions coupled with adequate lateral support so that no portion of said structure adjacent to the stream will be endangered by erosion or lack of lateral support. In the event that the structure is adjacent to any stream which has been channelized or otherwise improved by any agency of government, then such certification providing an exception to the before mentioned may take the form of a certification to the adequacy and protection of the improvements installed by such governmental agency.

Prior to work on or near any watercourses all the necessary permits must be obtained from the U.S. Army Corps of Engineers or any other governmental agencies.

#### **Section 4.23 Design Standards: Conformance with Other Regulations.**

No final plat of land within the City or its jurisdictional area shall be approved unless it conforms with existing zoning regulations ~~unless waived by the Planning Commission and City Council in accordance with this ordinance~~. Whenever there is a variance between the minimum standards set forth in this ordinance and those contained in other regulations, the most restrictive standard shall govern.

#### Section 4.24 Minimum Street Standards

Street Classifications	Minimum Right-of-Way (ft.)	Minimum Pavement Width <sup>1</sup> (ft.)	Minimum Number of Traffic Lanes	Maximum Grade (%)	Minimum Centerline Radius (ft.) (Curve Data)	Minimum Sight Distance (VC) <sup>3</sup>	Minimum Concrete Pavement Thickness <sup>4,7,8</sup>
Arterial Street <sup>6</sup>	100'	5049 <sup>3</sup>	4	6	(5) ▲-----	(5)	9"
Collector Street	60'	37'	3	10	300	250'	7"
Local Street and Minor Street without Parking	50'	25'	2	10	200	175'	7"
Cul-De-Sac <sup>2</sup> and Loop Street	50'	37.5'25'	2	10	100	175'	7"
Marginal Access (Frontage Road) (No Parking)	40'	25'	2	8	300	250'	7"
Private Street (Access Easements)							

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1. Pavement width measured back of curb to back of curb.
2. Minimum right-of-way radius for the cul-de-sac turnaround shall be fifty (50') feet and the minimum pavement radius for the cul-de-sac turnaround shall be thirty-seven and a half (37.5) feet in residential areas. Larger dimensions will be required in commercial and industrial areas as directed by the city engineer.
3. (VC) - Vertical Curve of road.
4. Strength equivalent to pour-in-place Portland Cement Concrete as per design standards by the American Association of State Highway and Transportation Officials (AASHTO).
5. Per Nebraska Department of Roads (NDOR) Standards as directed by the city engineer.
6. All section line roads will be designated as arterial streets, unless otherwise directed by the City Engineer.
7. Streets in commercially zoned subdivisions shall be eight inches thick concrete pavement.
8. Streets in industrially zoned subdivisions shall be nine inches thick concrete pavement.

In the event of conflict with the rules and regulations of the Nebraska Board of Public Roads Classifications and Standards, the more stringent criteria shall govern.

Private Streets shall meet the requirements for Local and Minor streets unless otherwise determined by the City Engineer. The minimum width of the outlet or easement containing the private roadway shall be 50 feet. Required setbacks will be measured from the limit of the outlet or the edge of the roadway easement.

## ARTICLE 5: REQUIRED IMPROVEMENTS

### **Section 5.01 Required Improvements; General.**

The subdivider shall design and construct improvements using standards not less than the standards outlined in this Ordinance. All such plans shall be approved by the City upon recommendation of the city engineer.

The work shall be done in accordance with specifications approved by the City and shall be completed within the time limitations established herein in Section 7.02.05. The minimum requirements for materials shall be in accordance with specifications approved by the City. Standards applicable to health and sanitation as required by the Nebraska Department of Environmental Quality and the Nebraska Department of Health and Human Services shall be the minimum standards required thereof.

All inspection and testing costs shall be paid by the subdivider.

### **Section 5.02 Required Improvements; Monuments and Markers.**

Monuments and markers placement shall be as follows:

- 5.02.01 Concrete monuments shall be located at all quarter section points or other reference points tied to the federal survey system on the boundaries of or within the area being platted.

### **Section 5.03 Required Improvements; Monument Construction.**

5.03.01—Monumentation shall meet or exceed the "Minimum Standards for Surveys" as adopted by the Professional Surveyors Association of Nebraska in February 1989Nebraska State Board of Examiners and Land Surveyors. These standards are as follows:

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5.03.02—The surveyor shall establish or confirm the prior establishment of permanent monuments at each corner on the boundary lines of the parcel being surveyed. Monuments shall be solid and substantially free from movement. In such cases where the placement of a permanent monument at the true corner is impractical because of instability or is likely to be destroyed, the surveyor shall set a corner accessory monument and show its relationship by dimension to the true corner.

5.03.03—The monuments set shall be constructed of material capable of being detected by commonly used magnetic locators. These monuments shall consist of an iron pipe or steel rod with a minimal diameter of five eighths (5/8) inch and minimal length of twenty-four (24) inches (24). When extenuating circumstances dictate, the surveyor may use monuments (i.e., nail and washer) that have a probability of permanence. Where a corner or a line falls on or within a wall, column line or other physical feature and the placement of a monument is not feasible, the wall, column line or physical feature shall become the monument by reference thereto.

5.03.04—In addition, monuments shall be set at all block corners, lot corners, deflection points and points of curvature, except in cases where it is deemed clearly unreasonable or infeasible by the City Council or city engineer.

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### **Section 5.04 Required Improvements; Street Grading and Construction.**

5.04.01. All streets shall be graded to the full width of right-of-way and to within six (6) inches of the street grade established in the approved final plat construction plans and specifications. Final construction plans shall be in conformance with Section 4.24.

5.04.02. Higher design standards may be required by the City to provide for unusual soil conditions or extra-ordinary traffic volumes or other abnormal characteristics.

5.04.03. Curbs and gutters shall be required for all streets within the boundaries of the subdivision unless excepted a waiver is granted by the City Council in accordance with the terms of this ordinanceSection 8.01.

5.04.04. The applicant shall comply with all National Pollutant Discharge Elimination System(NPDES) requirements as administered by the State of Nebraska, and the Papio-Missouri River Natural Resources District, and the Papillion Creek Watershed Partnership.

### **Section 5.05 Required Improvements; Street Signs and Lighting, Electrical Power, Mail Boxes, Gas Mains, and**

### **Hydrants.**

5.05.01. At least one (1) street sign shall be installed at each street intersection within or on the perimeter of the subdivision and shall be located in the northeast corner thereof, whenever possible, and within the area between the street and sidewalk at a point approximately six (6) inches from said sidewalk or its intended location. Whenever possible street signs shall be installed on street utility poles. [Signs shall comply with the Manual of Uniform Traffic Control Devices.](#)

5.05.02. The developer subdivider shall provide and install street lights at each entrance (street or sidewalk) into a subdivision and at each street intersection within the subdivision and at such intermediate points as necessary, as specified by Omaha Public Power District, subsequent providers, and or the city engineer.

5.05.03. New subdivision lighting and electrical power shall be underground wiring and easements for such wiring shall be indicated on the plat. All underground wiring shall meet proper applicable specifications for installation.

5.05.04. All hydrants will be located at a maximum of four hundred fifty (450)-foot intervals, unless otherwise authorized by the City. The layout and flow design must meet the minimum requirements as set forth by the City.

~~5.05.05. Mailboxes owned and serviced by the post office shall be clustered whenever possible and coordinated through the city engineer to be consistent with future parking restrictions.~~

~~5.05.06. 5.05.05. Gas mains shall be installed at the direction of the city engineer. Gas, water, power, and communication facilities shall be provided by the utility companies authorized by the City to provide such service and shall be at the subdivider's expense.~~

### **Section 5.06 Required Improvements; Landscape Screens.**

Landscape screens as required by the City shall be installed at the subdivider's expense as a buffer for the protection of residential properties along major streets, railroad rights-of-way, and land uses which are substantially different from that proposed in the subdivision. Such landscape screen shall be installed prior to the issuance of a certificate of occupancy for the main structure on each of such lots, or upon completion of the infrastructure.

### **Section 5.07 Required Improvements; Drainage.**

A drainage system shall be designed and constructed by the subdivider to provide for the proper drainage of surface water of the subdivision and the drainage area of which it is a part. The storm sewer system shall be designed in accordance with the Omaha Regional Storm Water Design Manual, the Papillion Creek Watershed Plan, and Chapter 154 of the City of La Vista Municipal CodeCity Code, all as amended from time to time. In addition provisions shall be made to limit the peak rate of storm water discharge from the subdivision. Post development runoff (cubic feet per second) shall not exceed one and one-quarter (1.25) times the predevelopment runoff rate at any time following post-development, based upon a ten (10)-year storm event. Pre-development shall be the condition prior to improvements being completed, including agricultural uses. For single family subdivisions, storm water management facilities should be community-based in outlots rather than on individual private lots. Storm Sewer sewer shall be constructed and installed to provide adequate drainage in accordance with any supplemental recommendations of the city engineer. In addition, the developer subdivider shall submit a drainage report prepared by a registered professional engineer as to the existing and proposed drainage conditions. A preliminary report shall be included with the preliminary plat. The final report shall be submitted with the final plat and shall include an evaluation of the ability of the proposed water courses, drainage tiles, storm sewers, culverts and other improvements pertaining to drainage or flood control within the subdivision to handle the run-off which would be generated by the development of the land within and above the subdivision and the impacts of such demonstrate no adverse impacts drainage on downstream drainage systems. (Ordinance 1115, 2-16-10)

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5.07.01 The preliminary plat report shall include:

1. Preliminary estimates of the quantity of storm water entering the subdivision naturally and upon full development of lots within the subdivision for ten (10)-year and one hundred (100)-year frequency storm events.
2. Existing conditions of the watershed that may affect the proposed subdivision, such as soil type, drainage channels, obstructions and the like.
3. A preliminary grading plan illustrating proposed drainage management.

5.07.02 The final plat drainage report shall contain:

1. Calculations of the quantity of storm water entering the subdivision naturally and estimates of such storm water upon full development within the subdivision based on the proposed zoning.

2. Quantities of flow at each ~~pick-up point~~proposed inlet or pipe junction.
3. Estimates and type of temporary erosion control measures necessary to control erosion during construction.
4. A description of an adequate drainage system within the subdivision and its design capacities based on a ten (10) year storm and capacities ~~at critical points~~ for one hundred (100)-year frequency storm events ~~to demonstrate adequate conveyance within public right-of-way and/or easements~~.

5.07.03 **Drainage Requirements.** The subdivider shall provide adequate drainage facilities within the subdivision including storm sewers upon recommendation of the city engineer. If storm sewers are not necessary all open ditches shall be graded and all pipes, culverts, intersection drains, drop inlets, bridges, headwalls, gutters and similar or related installations necessary to provide adequate surface water drainage shall be constructed and installed in accordance with plans approved by the City Council upon recommendation by the city engineer.

#### **Section 5.08 Required Improvements, Sanitary Sewers.**

Where a sanitary sewer is accessible by gravity flow within five hundred (500) feet of the final plat, the developer shall connect thereto and provide adequate sewer lines and stubs to benefit each lot. Where a sanitary sewer is not accessible by gravity flow within five hundred (500) feet of the final plat, the developer shall make provisions for the disposal of sewage required by law. Where a sanitary sewer is not accessible by gravity flow within five hundred (500) feet of the final plat, but where plans for installation of sanitary sewers within such proximity to the plat have been prepared and construction will commence within twelve (12) months from the date of the approval of the plat, the developer shall be required to install sewers in conformity with such plans. All sanitary sewers shall be constructed in accordance with sanitary sewer standards approved by the City Council as well as ~~seetion~~Section 4.19.

#### **Section 5.09 Required Improvements: Seeding.**

The areas of the plat, with the exception of the street rights-of-ways, on which the existing vegetation has been destroyed as a result of grading operations, shall be seeded with a seeding formula approved by the City during the first growing season immediately following the completion of the grading operations and re-seeded until a satisfactory turf is established. The use of sod, rather than seeding, is an acceptable alternative.

#### **Section 5.10 Required Improvements: Water Mains.**

The subdivision shall be provided with an adequate water supply system, which shall be connected to an approved water supply source. The water system shall be operated by a utility company authorized by the City.

#### **Section 5.11 Required Improvements: Roadway Improvements.**

The City may require new auxiliary lanes, such as a deceleration lane, on existing roadways and/or traffic signals when determined to be necessary by the City or a traffic impact study, and the type of curb to be used in new developments.

#### **Section 5.142 Shared Private Improvements.**

Where more than one lot will share an infrastructure improvement, and such improvement is not to be owned or maintained by the City, the improvement shall be designed to the requirements of this article.

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## ARTICLE 6: DEDICATIONS AND RESERVATIONS ON-OF PUBLIC LAND

### **Section 6.01 Dedication.**

As a condition of final plat approval, the subdivider shall dedicate to the public all streets ~~and alleys~~ and easements as may be required by the City ~~of~~ La Vista. If such streets ~~and alleys~~ are not to be dedicated and are to be developed as private streets, the subdivider shall make adequate provision for an owner's association with direct responsibility to and control by the property owners of the subdivision, to provide for the maintenance of all such private streets ~~and alleys~~ and the removal of debris and snow therefrom so as to maintain adequate access at all times for fire, police, sanitation, utility and other emergency vehicles. Legal assurances shall be provided which show that the association is self-perpetuating and has the authority to collect assessments from owners of property within the subdivision to accomplish these and other related purposes. The agreement by which the legal assurances are proved shall be a covenant running with the land in a form acceptable to the City ~~and enforceable by the City~~.

Such provisions shall also provide for agreement of the property owners that if the City is requested or required to perform any reconstruction, maintenance, repair, or snow removal from such streets in order to maintain adequate access, said owners shall pay the costs thereof to the City and if not paid, the same shall become a pro rata lien upon the properties until such costs are paid in full.

### **Section 6.02 Reservation and Dedication of Public Land and Open Space.**

Before preliminary or final plat approval is given, the City may require the subdivider to ~~dedicate~~ reserve sites for parks, playgrounds, open space, schools, and other public land consistent with the Comprehensive Development Plan, as determined by the City. Reservation of land for public acquisition and/or use shall be for a period not to exceed ~~three (3) five (5)~~ years from the date the plat is officially recorded unless otherwise provided for in the subdivision agreement. If such reserved site is not acquired by the City or other governmental entity within said ~~three (3) five (5)~~ year period, the subdivider may then re-subdivide the site for alternative purposes and sell any or all of the site after giving written notice to the City to make a determination on acquisition.

In certain situations, the contemplated use of land creates or contributes to the public need for land or facilities including but not limited to recreational and public safety facilities created by the nature of the development and use of land. In such situations, the City may require dedication and/or other appropriate subdivider contribution to the cost of satisfying such need.

Where a park, playground, school, or other site for public use indicated in the Comprehensive Development Plan is located in whole or in part in the applicant's subdivision the City will determine the density and location of said park(s) or other public use and may require the immediate acquisition or reservation of such area or may accept the dedication of such area.

## ARTICLE 7: IMPROVEMENT PROCEDURE

### **Section 7.01 Platting, Etc. Costs.**

In order to provide consistent information concerning the financing of required subdivision improvements, establish an equitable division of costs between the developer and City, and to ensure orderly, cost effective growth in the City of La Vista, the City shall require that the subdivider pay for the following services and improvements indicated as part of the subdivision process.

- 7.01.01. All costs associated with the preparation and revisions to the preliminary plat including but not limited to surveying, preliminary grading, erosion control, drawings, and related services.
- 7.01.02. Unless otherwise agreed to by the City in a subdivision agreement, the subdivider shall pay for all preparation of all items related to the final plat and those improvements and related costs contained in Article 5.

### **Section 7.02 Subdivision Improvements Guarantees.**

Prior to the final plat approval, but after approval of all improvement plans and specifications, the subdivider shall complete all improvements required for the subdivision. final plat approval shall not be given until the dedication of all appropriate improvements and acceptance thereof by the City.

In lieu of requiring the completion of all improvements prior to the final plat approval, the City Council may enter into an agreement with the subdivider and the subdivider shall guarantee to complete all improvements required by these regulations and approved by the City in a manner satisfactory to the City. To secure this agreement, the subdivider shall provide, subject to the approval of the City Council, one (1) or more of the guarantees set forth in Section 7.03 and 7.04 below.

### **Section 7.03 Surety Performance Bond.**

The subdivider shall obtain a performance bond from a bonding company authorized to do business in the State of Nebraska. The bond shall be payable to the City and shall be in an amount to cover one hundred ten (110%) percent of the cost of all improvements, as established by the subdivider and accepted by the City Council upon recommendations of the city engineer. The duration of the bond shall be until such time as the improvements are accepted by the City Council in accordance with this ordinance.

### **Section 7.04 Escrow Account.**

The subdivider shall deposit cash or other instruments readily convertible to cash at face value, either with the City Council or in escrow with a bank. In lieu of any instrument other than cash, and in the case of an escrow account, the bank with which the funds are to be deposited, shall be subject to the approval of the City Council. The amount of the deposit shall be an amount equal to one hundred ten (110%) percent of the estimated cost of all required improvements as estimated by the subdivider and accepted by the City Council upon recommendation of the city engineer.

In the case of an escrow account, the subdivider shall file with the City Council an agreement between the bank and him or herself guaranteeing the following:

- 7.04.01. That the funds of said escrow account shall be held in trust until released by the City Council and may not be used or pledged by the subdivider as security in any other matter during that period.
- 7.04.02. That in the case of a default on the part of the subdivider to complete said improvements, the bank shall immediately make the funds of said account available to the City for use in completion of the improvements.

After the City Council approves the final plat, the following must be submitted for review and acceptance by the City prior to releasing the final plat to be recorded:

- 7.02.01 Improvement plans, using city datum, prepared by a professional engineer registered in the State of Nebraska, for paving, sanitary and storm sewers, and other public improvements identified in the subdivision agreement, on 24-inch by 36-inch sheets, at a horizontal and vertical scale approved by the City Engineer.

- 7.02.02 Verification of the location and installation of all boundary and lot pins.

- 7.02.03 Payment of all required fees identified in the subdivision agreement.

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7.02.04 Verification that all improvements required by this chapter have been satisfactorily arranged for though one or a combination of the following:

1. All improvements have been installed and have been accepted by the City Engineer; or
2. A surety bond, or comparable instrument acceptable to the City Attorney, has been posted to cover one-hundred and ten percent (110%) of the cost of all improvements; or
3. City street and sewer districts have been formed providing for the installation of improvements; or
4. Sanitary and improvement district contracts have been executed covering the installation of all required improvements, except public utility improvements described in the subdivision agreement.

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7.02.05 The subdivider shall complete installation of the required improvements, in compliance with the street surfacing, sanitary sewer, and storm drainage requirements, within two years after the final plat has been approved by the City Council. Such period may be extended by the City Council- upon a showing by the developer that lot sales and development do not warrant such installation.

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7.02.027.02.06 The bond or other surety shall be released upon installation of the required improvements and approved by the City Engineer. If the improvements are not completed within the specified or extended periods of time, or constructed in accordance with the approved plans and specifications the performance surety bond shall be forfeited and used by the City to complete the installation of the improvements.

7.02.07 The subdivider shall record the final plat with the County Register of Deeds within ninety (90) days from the date of approval of the plat by the City Council.

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### **Section 7.03 Improvements: Financing.**

7.03.01 As to those portions of the subdivision that are situated within the corporate limits of the City, the subdivider may petition the City to create City Improvement (Assessment) Districts to allow for the financing of improvements within the subdivision. Depending on the City's financial condition, the City's evaluation of risk of failure or delay in subdivision build out, the City's evaluation of the debt impact on the City, or other sufficient reason as determined by the City, the City may or may not grant the subdivider's request. In the event the City creates assessment districts, the subdivider shall deposit with the City funds equal to twenty percent (20%) ~~percent~~ or more of the cost of improvements as determined from the city engineer's estimates prior to receipt of bids and award of contracts. The City may finance up to eighty percent (80%) ~~percent~~ of the cost of construction of said improvements. Such petition shall be in the form prescribed by the City and shall be executed by the owners of all the lots situated within the proposed improvement district. The cost of all such improvements in the district which are constructed shall be specially assessed against the land benefited thereby, to the full extent of special benefits, and unless otherwise agreed to in writing by the City prior to the time of the City's approval of the final plat, the entire cost of all public improvements in said subdivision shall be deemed to be of special benefit to the property situated therein, and the full cost thereof, including engineering fees, attorney's fees and other related costs, shall be specially assessed against such property. The City shall, in no event, be bound to form such a district, and if such a district be formed, the City shall not be required to install improvements therein until, in the opinion of the City, economic conditions warrant such installation; provided, the City shall have the right to limit the size of the final plat ~~if the area of the tentative plat is more than ten acres.~~

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7.03.02 As to those portions of the subdivision that are situated outside the corporate limits of the City but within the zoning jurisdiction of the City, the subdivider may cause such improvements to be constructed by a street improvement district or sanitary and improvement district in accordance with the appropriate state law. However, the city engineer shall not certify to the City that the required improvements have been satisfactorily arranged for until the subdivider presents certified evidence that the improvement district has been duly formed and has adopted a resolution of necessity authorizing a contract/executed contracts for the required work in that portion of said street improvement district or sanitary and improvement district included in the final plat. It is further provided, however, that if the City has approved a final plat for a phase of the area comprised in the preliminary plat, the subdivider may submit for final platting of the next phase only if the required improvements have been installed in the first phase, or have been contracted for as above provided in the phase comprised in the final plat theretofore approved. Subsequent applications for final platting shall be processed in the same manner.

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7.03.03 Whether within or without the corporate limits of the City, expenditures of public debt may not exceed the amount to be received from special assessments in respect to the improvements, except ~~as allowed by the City's standard subdivision financing policies or~~ as the City may otherwise agree.

7.03.04 Whether within or without the corporate limits of the City, the subdivider may use the private financing method which creates no public debt in respect to which the City may become liable.

7.03.05 When private financing is proposed, the subdivider is required to submit proof of financial capability to construct the proposed infrastructure.

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### **7.05.01**

### **Section 7.04 Subdivision Agreement.**

No contract for the construction of public improvements involving any subdivision in the within the city limits or extraterritorial jurisdiction of the city of La Vista shall be let, awarded, or otherwise consummated by the subdivider unless first entering into a formal subdivision agreement between the city, the subdivider, and/or the Sanitary Improvement District concerning land acquisition for public improvements, minimum design for utilities, pavements, open spaces, recreation facilities, erosion and sedimentation control methods, both temporary and permanent, and assessments for the costs to be incurred as a general obligation by the Sanitary Improvement District, development corporation, or other persons to be involved in this contract. The city will consider all sections of Article 7 of this ordinance in entering a contractual agreement covering the assessment of costs for public improvements.

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#### **Section 7.06 Time Limits.**

Prior to the granting of final plat approval, the subdivider and the City Council shall agree upon a deadline for the completion of all improvements. Such deadlines shall not exceed two (2) years from the date of final plat approval, provided, however the City Council may extend that deadline for one (1) additional year where the subdivider presents substantial reason for doing so and provides any additional performance surety made necessary due to inflation or increased cost of completing the improvements.

Or

Unless provided for otherwise within the subdivision agreement, the subdivider shall complete in a manner satisfactory to the City Council and the City Engineer all improvements required in these regulations and/or subdivision agreements within one year after the final plat has been approved by the City Council. The City Council may extend this period upon the showing by the subdivider of circumstances beyond his or her control or upon evidence of circumstances that create a hardship to the subdivider.

#### **Section 7.05 Installation of Improvements.**

The Subdividers subdivider may select either method or combination of methods listed below to comply with the minimum improvement requirements:

- 7.05.01 They may install Install required improvements upon acceptance approval of plans and specifications being approved by the City Council.
- 7.05.02 They may submit Submit a petition requesting the City to construct street surfacing and sanitary sewer the improvements in the proposed subdivision by the district method. In the event, the The subdivider shall have plans and specifications prepared and pay all costs for same, approved prior to receiving approval by the city staff, city engineer, and City Council for all such improvement districts. The City shall assess the cost of such improvements to the adjacent property as provided by law and in accordance with the subdivision agreement.

#### **Section 7.06 Plan and Administration Review Reimbursement.**

The subdivider or the a sanitary and improvements district shall reimburse the City for such costs incurred by the City for plan review, plan check, and plan approval as to conformance with approved City standards and specifications.

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Subdivider, or the SID, shall pay to the City an amount equal to one two percent (12%) of the actual construction cost of subdivider paid improvements as administrative expenses incurred by the City in connection with the administration of this Agreement. Estimated payment shall be made on the basis of one two percent (12%) of the construction and/or installation cost estimates for the various improvements computed by the subdivider's engineer, which estimated amount shall be paid to the City at the time the plans and specifications are submitted to the City for City final review approval.

#### **Section 7.07 Failure to Complete Improvements.**

If any portion of the required improvements shall fail to be completed and accepted for dedication in compliance with Section 7.09 below this section within the required time period, either for reason of non-compliance or for reason of substandard and unacceptable construction, the City Council shall authorize actions to proceed in accordance with Section 7.02.06 of this ordinance, do one (1) of the following:

- 7.07.01 Where improvements have been guaranteed under Section 7.03 of this ordinance, the bond shall be forfeited to the City.
- 7.07.02 Where improvements have been guaranteed under Section 7.04 of this ordinance, the City Council shall declare whatever security has been pledged as a guarantee to be forfeited.

Where the City Council is not already in possession of said security, it shall immediately take the actions necessary to obtain it. Upon receipt of the security, the City Council shall use such to finance the completion of the improvements or rebuilding of substandard improvements. Unused portions of the surety shall be returned to the subdivider without interest.

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#### **Section 7.08 Certification and Inspection.**

Upon completion of the improvements, the city engineer or other authorized person shall file with the City a statement either certifying that the improvements meet the requirements of the city or provide a statement indicating the improvements do not meet the requirements of the approved **improvement** plans and specifications.

Upon completion of the improvements, the subdivider through use of a registered professional engineer shall file with the City a statement stipulating the following:

- 7.08.01 That all required improvements are complete.
- 7.08.02 That these improvements are in compliance with the minimum standards specified by the City.
- 7.08.03 That there are no known defects from any cause in the improvements.
- 7.08.04 That these improvements are free and clear of any encumbrances or lien.

If the city engineer or other authorized person has certified that the improvements are complete and free from defect, the City shall accept any dedication of improvements. The City may, at its discretion, accept the dedication of any portion of the improvements provided that all statements and agreements specified above have been received for that portion of the improvements.

The city engineer or other authorized person shall regularly inspect the condition of required improvements for defects.

#### **Section 7.09 Reduction of Guarantees.**

In those cases where improvement guarantees have been made under Section **7.02 7.03 or 7.04** of this ordinance, the amount of the guarantee may be reduced upon acceptance in compliance with Section 7.02 **and 7.10** of the dedication and acceptance of a portion of the improvements.

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#### **Section 7.10 Release of Guarantee.**

Upon acceptance, in accordance with Section **7.01 and 7.02.06** of the ordinance, the City shall authorize the release of the performance bond or **the remaining portion of** the escrow.

#### **Section 7.11 Operation and Maintenance.**

It is the intention of the City to provide no services other than planning, zoning, building code enforcement, and subdivision regulations administration to the jurisdictional area beyond the corporate limits of the City. Therefore, it shall be the obligation of the subdivider to present to the City, a precise **approach-method** for the operation and maintenance of improvements in the subdivision. Said **approach-method** may include formation of districts, **homeowners** **owners'** associations or other methods to operate and maintain such improvements. Said **approach-method** shall be binding on the subdivider in a form, agreement, or contract acceptable to the City.

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## ARTICLE 8: WAIVERS, ANNEXATIONS, AMENDMENTS

### **Section 8.01 Granting of Waivers (Exceptions) and Conditions.**

In addition to the exceptions contained in this ordinance, the Planning Commission may recommend and the City Council may grant waivers from the provisions of this ordinance, but only after determining that:

- 8.01.01. There are unique circumstances or conditions affecting the property that are not ~~the result of actions by merely for the convenience or profit of~~ the subdivider.
- 8.01.02. The waivers are necessary for the reasonable and acceptable development of the property in question.
- 8.01.03. The granting of the waivers will not be detrimental to the public or injurious to adjacent and nearby properties.

### **Section 8.02 Planned Unit/Cluster Developments.**

The Planning Commission and City Council may also grant reasonable waivers to this ordinance if the subdivider concurrently submits an application for, and obtains approval of, a Planned Unit Development ~~or cluster development~~. The subdivider shall indicate where the plans vary from the requirements of this ordinance and shall present evidence to support such requests.

### **Section 8.03 Amendments.**

Any provision of this ordinance from time to time may be amended, supplemented, changed, modified or repealed by the City Council according to law; provided, however, that such amendments, supplements, changes, modifications or repealed provisions shall not become effective until after public hearing and report by ~~recommendation of the Planning Commission~~

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## ARTICLE 9: ADMINISTRATION/AND ENFORCEMENT

### **Section 9.01 General.**

The following apply towards administration of this ordinance:

- 9.01.01 It shall be the duty of the city staff to enforce this ordinance and to bring to the attention of the Planning Commission and City Council any violation or lack of compliance herewith.
- 9.01.02 No owner; or agent of an owner; of any parcel of land located in a proposed subdivision shall transfer or sell any parcel before a plat of such subdivision has been ~~approved~~ approved by the Planning Commission and City Council in accordance with the provisions of this ordinance, and filed for recording with ~~the~~ Sarpy County Register of Deeds.
- 9.01.03 The subdivision, including re-subdivision, of any lot or any parcel by the use of metes and bounds description for the purpose of sale, transfer or lease which would evade this ordinance shall not be permitted. All ~~such~~ subdivisions shall be subject to all the requirements contained in this ordinance.
- 9.01.04 No permit shall be issued for the construction of any building or structure located on a lot or parcel subdivided, sold, transferred or leased in violation of the provisions of this ordinance.

### **Section 9.02 Amendments**

Any provision of this ordinance may be amended, supplemented, changed, modified, or repealed from time to time by the City Council according to law, provided however, that such amendments, supplements, changes, modification or repealed provisions shall not become effective until after ~~the study, written reports a~~ public hearing and recommendation ~~by~~ of the Planning Commission to the City Council.

### **Section 9.03 Violation/ and Penalties.**

Any person, firm or corporation who fails to comply with the provisions of this ordinance shall, upon conviction thereof, be guilty of a misdemeanor and shall be punishable by a fine of not more than one hundred dollars (\$100.00) plus the cost of prosecution for each violation, and in default of payment of such forfeiture and costs, imprisonment in the county jail until payment thereof for a period not exceeding thirty (30) days. Each day a violation exists or continues shall constitute a separate offense.

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## ARTICLE 10: CERTIFICATION AND DEDICATION STATEMENTS

### **Section 10.01: Acknowledgement of Notary**

#### **ACKNOWLEDGEMENT OF NOTARY**

##### **STATE OF NEBRASKA**

##### **COUNTY OF SARPY**

On the \_\_\_\_\_ day, of \_\_\_\_\_ 20\_\_\_\_, before me, the undersigned Notary Public, duly commissioned and qualified in aforesaid county personally appeared \_\_\_\_\_, known by me to be the identical person whose name is affixed to the dedication on this plat and acknowledged the execution thereof to be his/her voluntary act and deed as said

WITNESS my hand and Notarial Seal the day and year last above mentioned.

\_\_\_\_\_  
(SEAL)

Notary Public

### **Section 10.02: Surveyor's Certification**

#### **SURVEYORS CERTIFICATION:**

I hereby certify that I am a professional land surveyor, registered in compliance with the laws of the State of Nebraska, that this plat correctly represents a survey conducted by me or under my direct supervision on \_\_\_\_\_, that any changes from the description appearing in the last record transfer of the land contained in the final plat are so indicated, that all monuments shown thereon actually exist as described or will be installed and their position is correctly shown and that all dimensional and geodetic data is correct. I hereby certify that I am a professional land surveyor, registered in compliance with the laws of the State of Nebraska, and that this plat meets or exceeds the "Minimum Standards for Surveys" adopted by the Nebraska State Board of Examiners for Land Surveyors. Further, I hereby certify that I have made a boundary survey of the subdivision described herein and that permanent markers will be set (or have been set) at all lot corners, angle points and at the ends of all curves within the subdivision to be known as \_\_\_\_\_, being a platting (or replatting) of \_\_\_\_\_, described as follows: (insert boundary description) containing \_\_\_\_\_ acres, more or less.

\_\_\_\_\_  
(Surveyor, RLS #)

\_\_\_\_\_  
Date

(seal)

### **Section 10.03: Approval of La Vista City Planning Commission**

#### **APPROVAL OF THE PLANNING COMMISSION OF LA VISTA, NEBRASKA**

This plat of \_\_\_\_\_ was approved by the La Vista Planning Commission this \_\_\_\_\_ day \_\_\_\_\_ 20\_\_\_\_

\_\_\_\_\_  
Chairperson, La Vista Planning Commission

---

#### **Section 10.04: Acceptance by La Vista City Council**

ACCEPTANCE BY LA VISTA CITY COUNCIL OF

This plat of \_\_\_\_\_ was approved by the City Council  
of the City of La Vista, Nebraska on this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_, in accordance  
with the State Statutes of Nebraska.

\_\_\_\_\_ (City of La Vista SEAL)

Mayor

ATTEST \_\_\_\_\_

City Clerk

#### **Section 10.05: Acceptance by Sarpy County Register of Deeds**

Recorded on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_

\_\_\_\_\_ Sarpy County Register of Deeds (STAMP including book and Page)

~~A 5" x 2 1/2" space in the upper right hand corner, to allow for the placement of a recording "sticker".~~

#### **Section 10.06: Review of by Sarpy County SurveyorPublic Works**

REVIEW OF SARPY COUNTY SURVEYOR

This plat of \_\_\_\_\_ was reviewed by the office of Sarpy  
County ~~Surveyor~~Public Works on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_

\_\_\_\_\_ Sarpy County ~~Surveyor~~Public Works (SEAL)

#### **Section 10.07: County Treasurer's Certifications**

COUNTY TREASURER'S CERTIFICATIONS

This is to certify that I find no regular or special taxes due or delinquent against the property described in the Surveyor's  
Certificate and embraced in this plat as shown by the records of this office.

County Treasurer

Date

(SEAL)

#### **Section 10.08: Administrative Plat Approval**

APPROVAL OF CITY OF LA VISTA

This Administrative Plat was approved by the City of La Vista this \_\_\_\_\_ Day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_ City Clerk

\_\_\_\_\_ Mayor

\_\_\_\_\_ (City of La Vista SEAL)

Chief Building OfficialCity Planner

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**Section 10.09: Owners Certification****OWNERS CERTIFICATION**

I/we the undersigned \_\_\_\_\_ owner(s) of the real estate shown and \_\_\_\_\_ (names) described herein, do hereby certify that I/we have laid out, platted and subdivided, and do hereby lay out, plat and subdivided, said real estate in accordance with this plat.

This subdivision shall be known and designated as \_\_\_\_\_, an addition to the City of La Vista, Nebraska (delete last phrase if the subdivision is located outside of the corporate limits and will not be annexed to the City). All Streets and alleys shown and not heretofore dedicated are hereby dedicated to the public unless specifically noted herein. Other public lands shown and not heretofore dedicated are hereby reserved for public use.

Clear title to the land contained in this plat is guaranteed. Any encumbrances or special assessments are explained as follows: \_\_\_\_\_.

There are strips of ground shown or described on this plat and marked easement, reserved for the use of public utilities and subject to the paramount right of utility or City to install, repair, replace and maintain its installations.

(Additional covenants or restrictions and enforcement provisions therein may be inserted here or attached to the plat).

---

Signature

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Signature**Section 10.10: Lien Holder Consent**

The undersigned holder of that certain lien against the real property described in the plat known as \_\_\_\_\_ (hereinafter "Plat"), said lien being recorded in the Office of the Register of Deeds of Sarpy County, Nebraska as Instrument No. \_\_\_\_\_ (hereinafter "Lien"), does hereby consent to the dedication of and subordinate the lien to any utility (sewer, water, electric, cable TV, telephone, natural gas) easements, or streets or roads, pedestrian way easements, and access easements and relinquishments of access, dedicated to the public, all as shown on the Plat, but not otherwise. The undersigned confirms that it is the holder of the lien and has not assigned the lien to any other person.

---

(Name of lien holder)

By: \_\_\_\_\_

---

(Print the Name of Individual)

Title: \_\_\_\_\_

---

## ARTICLE 11: LEGAL STATUS PROVISIONS

### **Section 11.01 Separability Severability**

Should any article, section or provision of this ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of this ordinance as a whole, or any part thereof other than the part so declared to be unconstitutional or invalid.

### **Section 11.02 Purpose of Catch Heads**

The catch heads appearing in connection with the foregoing sections are inserted simply for convenience, to serve the purpose of any index and they shall be wholly disregarded by any person, officer, court or other tribunal in construing the terms and provisions of this ordinance.

### **Section 11.03-02 Repeal of Conflicting Ordinances**

All ordinances or parts of ordinances in conflict with this ordinance, or inconsistent with the provisions of this ordinance, are hereby repealed to the extent necessary to give this ordinance full force and effect.

### **Section 11.04-03 Effective Date**

This ordinance shall take effect and be in force from and after its passage and publication according to law.

ADOPTED AND APPROVED by the [Governing Body](#)[City Council](#) of La Vista, Nebraska,

This third \_\_\_\_\_ day of June \_\_\_\_\_, 20032013.

(Seal)

\_\_\_\_\_  
Mayor

ATTEST: \_\_\_\_\_  
City Clerk

**CITY OF LA VISTA**  
**MAYOR AND CITY COUNCIL REPORT**  
**JANUARY 21, 2014 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
APPLICATION FOR REPLAT — LAKEVIEW SOUTH II REPLAT 6 (NW OF 145 <sup>TH</sup> & MEADOWS BLVD.)	◆ RESOLUTION ORDINANCE RECEIVE/FILE	ANN BIRCH COMMUNITY DEVELOPMENT DIRECTOR

**SYNOPSIS**

A public hearing has been scheduled and a resolution prepared to approve a replat application for Lots 1 and 2, Lakeview South II Replat 6 (a replat of Lot 2, Lakeview South II Replat 4 and Lot 1, Lakeview South II Replat 2), generally located northwest of 145<sup>th</sup> Street and Meadows Blvd.

**FISCAL IMPACT**

None.

**RECOMMENDATION**

Approve.

**BACKGROUND**

A public hearing has been scheduled and a resolution prepared to approve a replat application for Lots 1 and 2, Lakeview South II Replat 6, generally located northwest of 145<sup>th</sup> Street and Meadows Blvd. The application was submitted by the property owner, SWN Investments, LLC. The property is zoned I-1, Light Industrial, with the Gateway Corridor Overlay District. The property is currently vacant; the replat is for the purpose of a lot line adjustment.

The replat approval is conditioned on resolution of the following item:

1. The applicant must request releases for the side lot line easements along the previous lot line that is being dissolved by this replatting. Releases from the affected utility companies need to be provided to the city prior to releasing the final plat mylars for recording.

A detailed staff report is attached.

On December 19, 2013, the Planning Commission unanimously recommended approval of the proposed replat to Council.

**RESOLUTION NO. \_\_\_\_\_**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA, DETERMINING CONDITIONS FOR APPROVAL OF THE REPLAT FOR LOT 2 LAKEVIEW SOUTH II REPLAT 4 AND LOT 1 LAKEVIEW SOUTH II REPLAT 2, SARPY COUNTY, TO BE REPLATTED AS LOTS 1 AND 2, LAKEVIEW SOUTH II, REPLAT 6, A SUBDIVISION LOCATED IN THE NORTHEAST  $\frac{1}{4}$  OF SECTION 23, TOWNSHIP 14 NORTH, RANGE 11 EAST OF THE 6<sup>TH</sup> P.M., SARPY COUNTY, NEBRASKA.

WHEREAS, the owners of the above described piece of property have made application for approval of a replat for Lot 2, Lakeview South II Replat 4 and Lot 1, Lakeview South II Replat 2, Sarpy County, to be replatted as Lots 1 and 2, Lakeview South II, Replat 6; and

WHEREAS, the City Administrator and the City Engineer have reviewed the replat; and

WHEREAS, on December 19, 2013, the La Vista Planning Commission held a public hearing and reviewed the replat and recommended approval subject to the resolution of items identified by the city engineer and staff; and

WHEREAS, Items remaining to be resolved include the following:

1. The applicant must request releases for the side lot line easements along the previous lot line that is being dissolved by this replatting. Releases from the affected utility companies need to be provided to the city prior to releasing the final plat mylars for recording.

NOW THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of La Vista, Nebraska, that the plat for Lot 2, Lakeview South II Replat 4 and Lot 1, Lakeview South II Replat 2, Sarpy County, to be replatted as Lots 1 and 2, Lakeview South II, Replat 6, a subdivision located in the Northeast  $\frac{1}{4}$  of Section 23, Township 14 North, Range 11 East of the 6<sup>th</sup> P.M., Sarpy County, Nebraska, generally located northwest of 145<sup>th</sup> Street and Meadows Boulevard, be, and hereby is, approved.

PASSED AND APPROVED THIS 21ST DAY OF JANUARY, 2014.

CITY OF LA VISTA

ATTEST:

---

Douglas Kindig, Mayor

---

Pamela A. Buethe, CMC  
City Clerk

**CITY OF LA VISTA  
PLANNING DIVISION**

**RECOMMENDATION REPORT**

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CASE NUMBER: 2013-SUB-03

FOR HEARING OF: January 21, 2014

Report Prepared on January 3, 2014

**I. GENERAL INFORMATION**

- A. APPLICANT:** SWN Investment, LLC
- B. PROPERTY OWNER:** SWN Investment, LLC
- C. LOCATION:** 145<sup>th</sup> Street, North of Meadows Blvd.
- D. LEGAL DESCRIPTION:** Lot 4, Lakeview South II and Lot 2, Lakeview South Replat 3, Sarpy County, Nebraska
- E. REQUESTED ACTION(S):** Replat of Lot 2, Lakeview South II Replat 4 and Lot 1, Lakeview South II Replat 2.
- F. EXISTING ZONING AND LAND USE:**  
I-1 Light Industrial District, Gateway Corridor District (Overlay District); Vacant.
- G. PURPOSE OF REQUEST:** Lot line adjustment to move lot line between Lot 2, Lakeview South II Replat 4 and Lot 1, Lakeview South II Replat 2 southward.
- H. SIZE OF SITE:** 2.62 acres

**II. BACKGROUND INFORMATION**

- A. EXISTING CONDITION OF SITE:** The two lots are vacant. The topography is generally flat with a gradual downward slope to the north.
- B. GENERAL NEIGHBORHOOD/AREA LAND USES AND ZONING:**
  - 1. **North:** Lot 2, Lakeview South II Replat 2; I-1, Light Industrial, Gateway Corridor District (Overlay District)
  - 2. **East:** Lot 1, Lakeview South II Replat 5; I-1, Light Industrial, Gateway Corridor District (Overlay District)
  - 3. **South:** Lot 1, Lakeview South II Replat 4; I-1, Light Industrial, Gateway Corridor District (Overlay District)
  - 4. **West:** Tax Lot 4, 23-14-11; I-1 Light Industrial and C-1 Shopping Center Commercial, Gateway Corridor District (Overlay District)

**C. RELEVANT CASE HISTORY: N/A.**

**III. ANALYSIS**

**A. COMPREHENSIVE PLAN:** The Future Land Use Map of the Comprehensive Plan designates this property for industrial uses.

**B. OTHER PLANS: N/A**

**C. TRAFFIC AND ACCESS:**

1. Vehicular access is provided to the property over an existing public street. Since the street currently dead-ends at the north end of the proposed lot, there appears to be temporary turn-around pavement on this lot. Sidewalks do not exist along 145<sup>th</sup> Street and have not been provided along the lots already developed. Sidewalks have not been required in industrial subdivisions in the past and would not be required until determined to be necessary in accordance with City policies.

**D. UTILITIES:**

1. Sanitary sewer exists in 145<sup>th</sup> Street abutting the lot. The sanitary sewer ends at a lift station at the current end of 145<sup>th</sup> Street and then pumps south into the SID 65 (Meadows) sanitary sewer system and then eventually flows into the Sarpy Industrial Sewer. Tract connection fees to Sarpy County will need to be addressed at the time of building permits.
2. Chapter 154 of the City Code requires a Post Construction Storm Water Management Plan and a permit will be required through the Permix web site that is utilized by all Papillion Creek Watershed Partnership communities. The application does not indicate any proposed grading or development at this time. When development does take place there will be a need for a Post Construction Storm Water Management Plan and erosion control/grading permit.
3. The Papillion Creek Watershed Partnership storm water management fee set forth in the City of La Vista Master Fee Schedule is not applicable to this property. As noted in the Master Fee Schedule the fee is collected when set forth in a subdivision agreement for new development or significant redevelopment. In accordance with Article 3.03.15 of the Subdivision Regulations, a draft subdivision agreement is required when the proposed subdivision will include public and/or private, shared (common area) infrastructure improvements which is not proposed in this application.

**IV. PRELIMINARY PLAT REVIEW:**

1. The preliminary plat was reviewed for compliance with Section 3.03 of the Subdivision Regulations. The submittal was found to be satisfactory. Certain items are not applicable due to the nature of the proposed replat.

**V. FINAL PLAT REVIEW:**

1. The final plat was reviewed for compliance with Section 3.05 of the Subdivision Regulations. Various items are not applicable due to the nature of the replatting. However the applicant will need to request release of the side lot line easements along the common line between Lot 2, Lakeview South II Replat 4 and Lot 1, Lakeview South II Replat 2 that is being dissolved by this replatting. Releases from the affected utility companies need to be provided prior to the final plat mylars being signed by the City and released for recording. The City understands that utility companies are not processing such release requests until there is evidence of approval of the replat by the City. Therefore, the releases may not be available until after Planning Commission and City Council approval.

**VII. STAFF RECOMMENDATION:**

Staff recommends approval of Lakeview South II Replat 6.

**VIII. PLANNING COMMISSION RECOMMENDATION:**

On December 19, 2013 the Planning Commission voted to recommend approval, on a 7-0 vote, of Lakeview South II Replat 6.

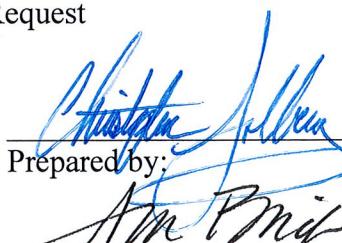
**VIII. ATTACHMENTS TO REPORT:**

1. Vicinity Map
2. Preliminary Plat Map
3. Final Plat Map
4. City Engineer's Report

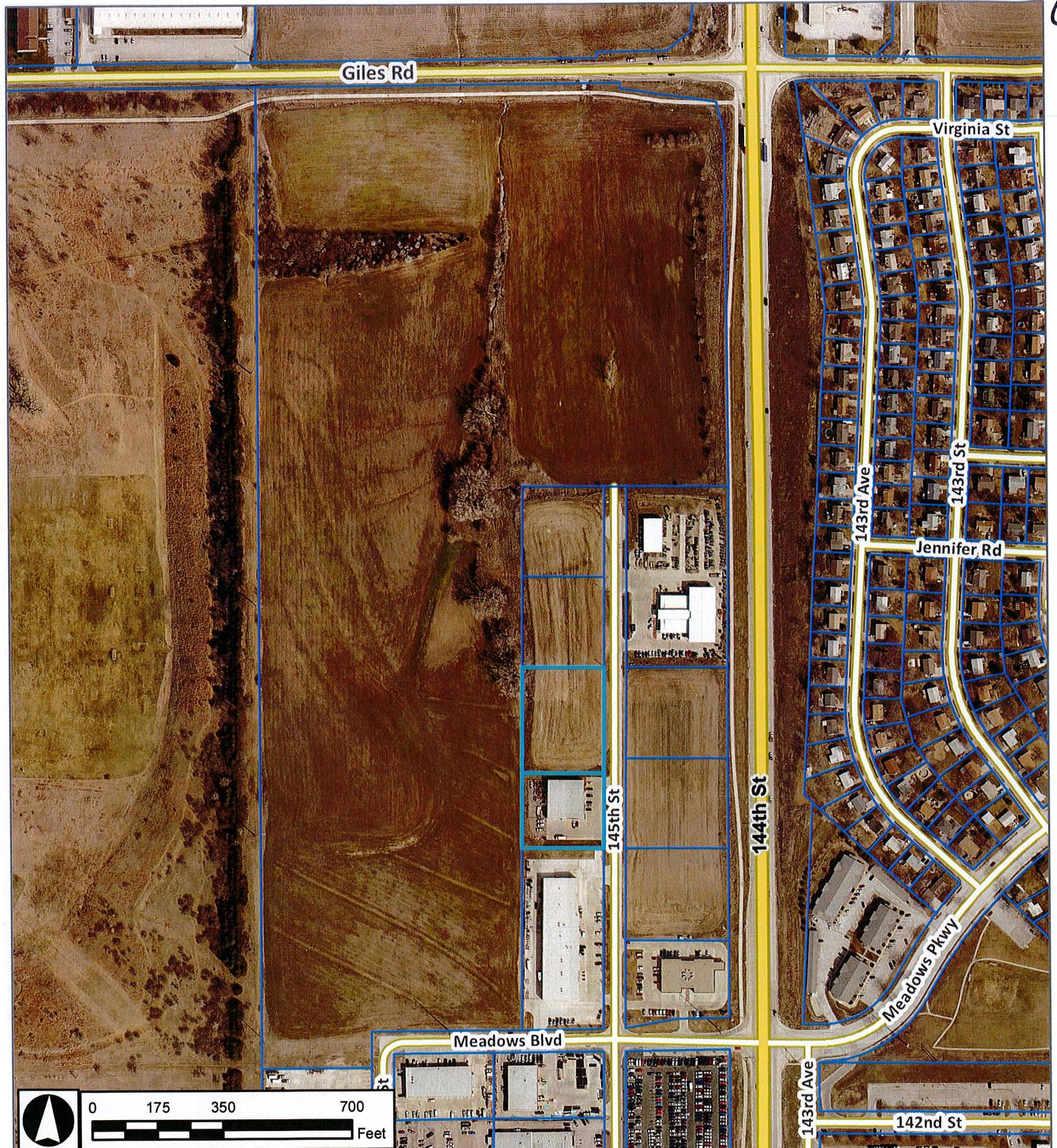
**IX. COPIES OF REPORT TO:**

1. Clay M. Rogers, Smith, Gardner, Slusky, Pohren & Rogers, LLP
2. Dean A. Jaeger, Thompson, Dreesssen, and Dorner, Inc.
3. Public Upon Request

  
Prepared by:

  
Community Development Director

1-8-14  
Date



## Vicinity Map

## Lakeview South II Replat 6

12/12/2013  
CAS



# Lakeview South II Replat 6

LOTS 1 AND 2

BEING A REPLATTING OF LOT 2, LAKEVIEW SOUTH II REPLAT 4 AND LOT 1  
LAKEVIEW SOUTH II REPLAT 2, LOCATED IN THE NE 1/4 OF SECTION 23,  
T14N, R11E OF THE 6th P.M., SARPY COUNTY, NEBRASKA.



**TD2**  
engineering  
& surveying

thompson, dreessen & dorner, inc.  
10836 Old Mill Rd  
Omaha, NE 68154  
p.402.330.8860 [www.td2co.com](http://www.td2co.com)

Project Name

LAKEVIEW  
SOUTH II  
REPLAT 6

**Client Name**

## SWN INVESTMENTS, LLC

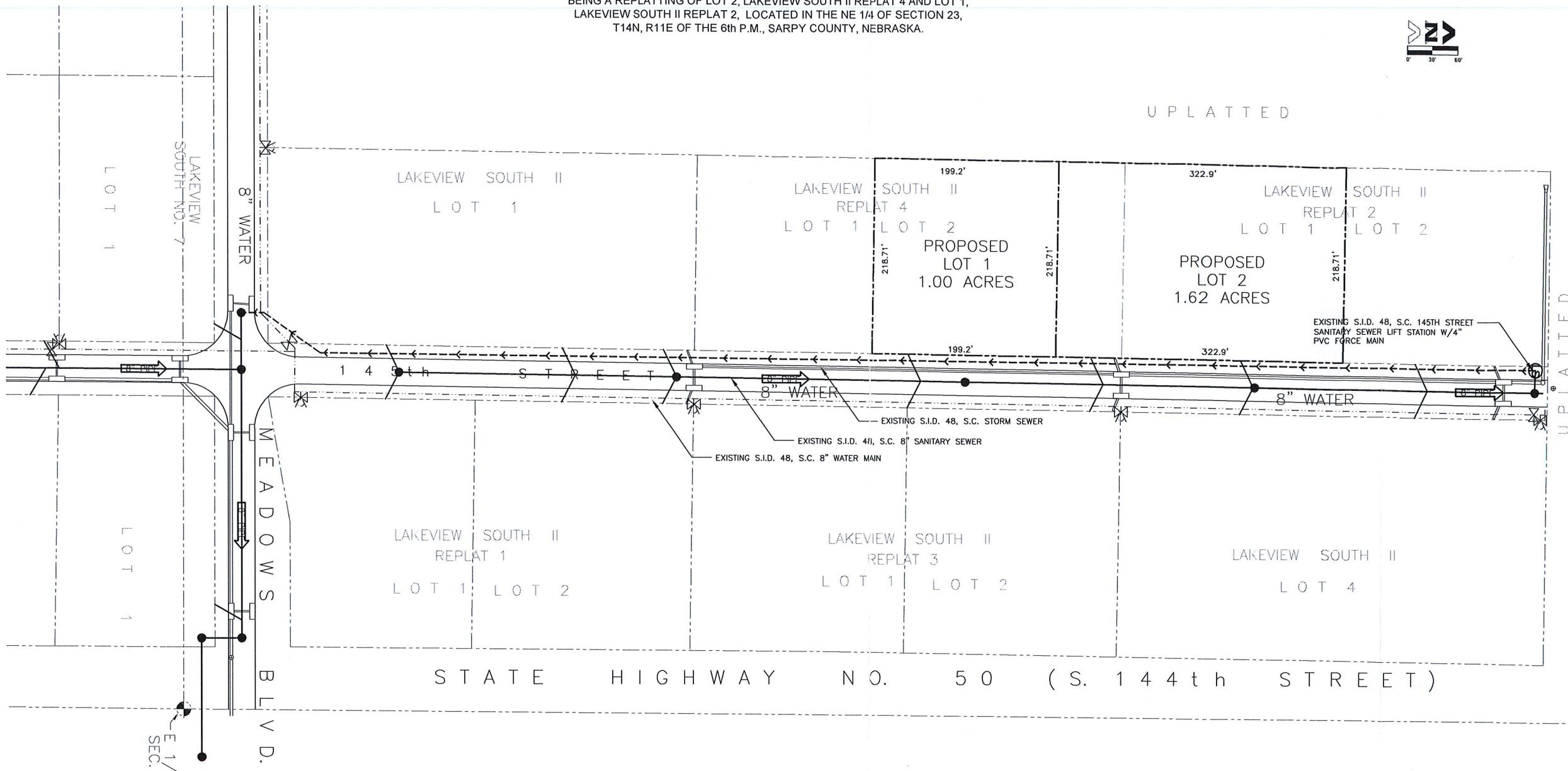
Professional Sea

### Revision Dates

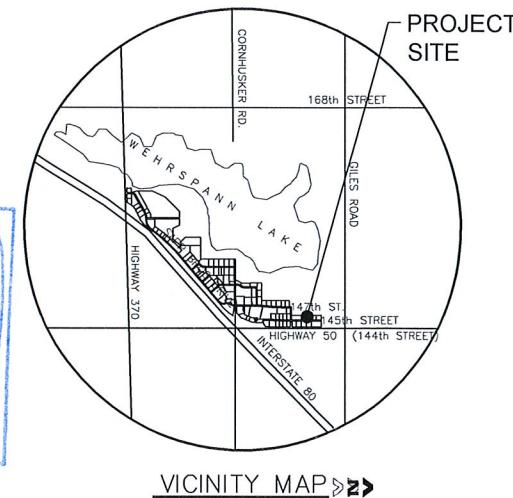
Drawn By: DAJ      Reviewed By:  
Job No.: 549-214      Date: 9-12-13

Sheet Title

U P L A T T E D



~E 1/4 CORNER  
SEC. 23, T14N, R11E



## LEGAL DESCRIPTION

LOT 2, LAKEVIEW SOUTH II REPLAT 4 AND LOT 1, LAKEVIEW SOUTH II  
REPLAT 2, LOCATED IN THE NORTHEAST QUARTER OF SECTION 23,  
TOWNSHIP 14 NORTH, RANGE 11 EAST OF THE 6TH P.M., SARPY COUNTY,  
NEBRASKA

## NOTES

1. EXISTING ZONING IS I-1 LIGHT INDUSTRIAL. PROPOSED ZONING IS I-1 LIGHT INDUSTRIAL.
2. THE ANTICIPATED USE IS LIGHT MANUFACTURING, STORAGE, SHOWROOM, AND OFFICES.
3. 25' WIDE PCC PAVEMENT IS CURRENTLY IN PLACE
4. ALL UTILITIES SERVING THE AREA ARE CURRENTLY IN PLACE AND ARE PROVIDED AS FOLLOWS:
  - 4.1. WATER IS PROVIDED BY S.I.D. 48 of SARPY COUNTY.
  - 4.2. SANITARY SEWER COLLECTION SERVICE IS PROVIDED BY S.I.D. 48 OF SARPY COUNTY. TREATMENT IS PROVIDED BY THE CITY OF OMAHA.
  - 4.3. GAS WILL BE PROVIDED BY BLACK HILLS ENERGY.
  - 4.4. POWER WILL BE PROVIDED BY THE OMAHA PUBLIC POWER DISTRICT.

**OWNER**

SWN INVESTMENTS, L.L.C.  
LEE SAPP, MANAGING MEMBER  
14450 MEADOWS BLVD.  
OMAHA, NEBRASKA 68134  
PHONE: 402-895-3113  
FAX: 402-895-9581

## SUBDIVIDER

SWN INVESTMENTS, L.L.C.  
LEE SAPP MANAGING MEMBER  
14450 MEADOWS BLVD.  
OMAHA, NEBRASKA 68134  
PHONE: 402-895-3113  
FAX: 402-895-9581

## ENGINEER

THOMPSON, DREESSEN AND DORNER  
DEAN JAEGER, PROJECT ENGINEER  
10836 OLD MILL ROAD  
OMAHA, NEBRASKA 68154  
PHONE: 402-330-8860  
E-MAIL: DJAEGER@TD2CO.COM





October 28, 2013

Mr. Christopher Solberg  
City Planner  
City of La Vista  
8116 Park View Blvd.  
La Vista, NE 68128

**RE: Application for Replat-Initial Review  
Lakeview South II Replat 6**

Chris:

I have reviewed the replat application drawings package that you sent to me requesting comments by Friday, November 1, 2013. The proposal would replat Lot 2, Lakeview South II Replat 4 and Lot 1, Lakeview South II Replat 2 into two lots to be known as Lots 1 and 2, Lakeview South II Replat 6 as proposed by the applicant. I offer the following comments:

**TRAFFIC & ACCESS:**

1. Vehicular access is provided to the property over an existing public street. Sidewalks do not exist along 145<sup>th</sup> Street and have not been provided along the lots already developed. Sidewalks have not been required in industrial subdivisions in the past and would not be required until determined to be necessary in accordance with City policies.

**UTILITIES & DRAINAGE:**

2. Sanitary sewer exists in 145<sup>th</sup> Street abutting the lot. The sanitary sewer ends at a lift station at the current end of 145<sup>th</sup> Street and then pumps south into the SID 65 (The Meadows) sanitary sewer system and then eventually flows into the Sarpy Industrial Sewer. Tract connection fees to Sarpy County will need to be addressed at the time of building permits.

**City Hall**  
8116 Park View Blvd.  
La Vista, NE 68128-2198  
p: 402-331-4343  
f: 402-331-4375

**Community Development**  
8116 Park View Blvd.  
p: 402-331-4343  
f: 402-331-4375

**Fire**  
8110 Park View Blvd.  
p: 402-331-4748  
f: 402-331-0410

**Golf Course**  
8305 Park View Blvd.  
p: 402-339-9147

**Library**  
9110 Giles Rd.  
p: 402-537-3900  
f: 402-537-3902

**Police**  
7701 South 96th St.  
p: 402-331-1582  
f: 402-331-7210

**Public Works**  
9900 Cornhusker Rd.  
p: 402-331-8927  
f: 402-331-1051

**Recreation**  
8116 Park View Blvd.  
p: 402-331-3455  
f: 402-331-0299

3. Chapter 154 of the City Municipal Code requires a Post Construction Storm Water Management Plan and a permit will be required through the Permit web site that is utilized by all Papillion Creek Watershed Partnership communities. The application does not indicate any proposed grading or development at this time. When development does take place there will be a need for a Post Construction Storm Water Management Plan and an erosion control/grading permit.
4. The Papillion Creek Watershed Partnership storm water management fee set forth in the City of La Vista Master Fee Schedule is not applicable to this property. As noted in the Master Fee Schedule the fee is collected when set forth in a subdivision agreement for new development or significant redevelopment. In accordance with Article 3.03.15 of the Subdivision Regulations, a draft subdivision agreement is required when the proposed subdivision will include public and/or private, shared (common area) infrastructure improvements which is not proposed in this application.

**PRELIMINARY PLAT REVIEW:**

5. The preliminary plat was reviewed for compliance with Section 3.03 of the Subdivision Regulations. The submittal was found to be satisfactory. Certain items are not applicable due to the nature of the proposed replat.

**FINAL PLAT REVIEW:**

6. The final plat was reviewed for compliance with Section 3.03 of the Subdivision Regulations. Various items are not applicable due to the nature of the replatting, however; the applicant will need to request release of the side lot line easements along the common line between Lot 2, Lakeview South II Replat 4 and Lot 1, Lakeview South II Replat 2 that is being dissolved by this replatting. Releases from the affected utility companies need to be provided prior to the final plat mylars being signed by the City and released for recording. I understand that utility companies are not processing such release requests until there is evidence of approval of the replat by the City. Therefore, the releases may not be available until after Planning Board and/or City Council approval.

**PLAT APPLICATION & MISC:**

7. I did not see an Application form. I assume the applicant provided the names of owners within 300 feet of the property, the necessary number of copies, and the plat application fee for a Replat application.
8. Provide a copy to the City of any existing or proposed private protective covenants affecting this property.

I recommend approval of the replat request.

Please feel free to contact me if you have questions about my recommendations.

John M. Kottmann

John M. Kottmann

City Engineer

**CITY OF LA VISTA**  
**MAYOR AND CITY COUNCIL REPORT**  
**JANUARY 21, 2014 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
APPLICATION FOR REPLAT — JAYCEE PARK (SE OF HARVEST HILLS DR. & VALLEY VIEW DR.)	◆ RESOLUTION ORDINANCE RECEIVE/FILE	ANN BIRCH COMMUNITY DEVELOPMENT DIRECTOR

**SYNOPSIS**

A public hearing has been scheduled and a resolution prepared to approve a replat application for Outlot A, Jaycee Park (a replat of Lot 151, S&S's Harvest Hill, and Lot 136, Apple Grove), generally located southeast of Harvest Hills Drive and Valley View Drive.

**FISCAL IMPACT**

None.

**RECOMMENDATION**

Approve.

**BACKGROUND**

A public hearing has been scheduled and a resolution prepared to approve a replat application for Outlot A, Jaycee Park, generally located southeast of Harvest Hills Drive and Valley View Drive. The application was submitted by the city for the purpose of consolidating two platted lots into one outlot which incorporates the entire park.

The replat approval is conditioned on resolution of the following item:

1. The city will request releases for the side lot line easements along the previous lot line that is being dissolved by this replatting. Releases from the affected utility companies should be obtained prior to recording the final plat mylars.

A detailed staff report is attached.

On December 19, 2013, the Planning Commission unanimously recommended approval of the proposed replat to Council.

**RESOLUTION NO. \_\_\_\_\_**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA, DETERMINING CONDITIONS FOR APPROVAL OF THE REPLAT FOR LOT 151 S&S'S HARVEST HILL AND LOT 136 APPLE GROVE, SARPY COUNTY, TO BE REPLATTED AS OUTLOT A JAYCEE PARK, A SUBDIVISION LOCATED IN THE NORTHWEST  $\frac{1}{4}$  OF SECTION 15, TOWNSHIP 14 NORTH, RANGE 12 EAST OF THE 6<sup>TH</sup> P.M., SARPY COUNTY, NEBRASKA.

WHEREAS, the City has made application for approval of a replat for Lot 151, S&S's Harvest Hill, and Lot 136, Apple Grove, Sarpy County, to be replatted as Outlot A, Jaycee Park; and

WHEREAS, the City Administrator and the City Engineer have reviewed the replat; and

WHEREAS, on December 19, 2013, the La Vista Planning Commission held a public hearing and reviewed the replat and recommended approval subject to the resolution of items identified by the city engineer and staff; and

WHEREAS, Items remaining to be resolved include the following:

1. The city will request releases for the side lot line easements along the previous lot line that is being dissolved by this replatting. Releases from the affected utility companies should be obtained prior to recording the final plat mylars.

NOW THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of La Vista, Nebraska, that the plat for Lot 151, S&S's Harvest Hill, and Lot 136, Apple Grove, Sarpy County, to be replatted as Outlot A, Jaycee Park, a subdivision located in the Northwest  $\frac{1}{4}$  of Section 15, Township 14 North, Range 12 East of the 6<sup>th</sup> P.M., Sarpy County, Nebraska, generally located southeast of Harvest Hills Drive and Valley View Drive, be, and hereby is, approved.

PASSED AND APPROVED THIS 21ST DAY OF JANUARY, 2014.

**CITY OF LA VISTA**

ATTEST:

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Douglas Kindig, Mayor

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Pamela A. Buethe, CMC  
City Clerk

**CITY OF LA VISTA  
PLANNING DIVISION**

**RECOMMENDATION REPORT**

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CASE NUMBER: 2013-SUB-06

FOR HEARING OF: January 21, 2014

Report Prepared on January 3, 2014

**I. GENERAL INFORMATION**

- A. APPLICANT:** City of La Vista
- B. PROPERTY OWNER:** City of La Vista
- C. LOCATION:** Southeast of Harvest Hills Drive and Valley View Drive
- D. LEGAL DESCRIPTION:** Lot 151, S & S's Harvest Hill, and Lot 136, Apple Grove Addition, Sarpy County, Nebraska
- E. REQUESTED ACTION(S):** Replat to consolidate Lot 151, S & S's Harvest Hill, and Lot 136, Apple Grove Addition.
- F. EXISTING ZONING AND LAND USE:**  
R-1 Single-Family Residential; neighborhood park.
- G. PURPOSE OF REQUEST:** Consolidation of two lots into one outlot that incorporates the entire park.
- H. SIZE OF SITE:** 2.60 acres

**II. BACKGROUND INFORMATION**

- A. EXISTING CONDITION OF SITE:** The two lots involved are city park land. The topography is relatively flat with a gradual downward slope to the south.
- B. GENERAL NEIGHBORHOOD/AREA LAND USES AND ZONING:**
  - 1. **North:** Lots 122-124, Apple Grove Addition; R-1, Single-Family Residential
  - 2. **East:** Lots 312-315 and 317, Park View Heights 2<sup>nd</sup> Addition; R-1, Single-Family Residential
  - 3. **South:** Lot 150, S & S's Harvest Hill; R-1, Single-Family Residential
  - 4. **West:** Lot 79, 87, 88, and 139, S & S's Harvest Hill and Lot 125, Apple Grove Addition; R-1, Single-Family Residential
- C. RELEVANT CASE HISTORY:** N/A.

### **III. ANALYSIS**

- A. COMPREHENSIVE PLAN:** The Future Land Use Map of the Comprehensive Plan designates this property for Parks and Recreation uses.
- B. OTHER PLANS:** N/A
- C. TRAFFIC AND ACCESS:**
  - 1. Vehicular access is provided to the property through Valley View Drive or Harvest Hills Drive. On-street parking stalls are available near the intersection of Autumn Lane and Harvest Hills Drive.
- D. UTILITIES:**
  - 1. The Papillion Creek Watershed Partnership storm water management fee set forth in the City of La Vista Master Fee Schedule is not applicable to this property because it is owned by the city.

### **IV. PRELIMINARY PLAT REVIEW:**

- 1. The requirements of Article 3.03 of the Subdivision Regulations have been met concerning content of the preliminary plat. There are various items that do not pertain due to the nature of the platting. These include erosion control plans, grading plans, subdivision agreement, etc.

### **V. FINAL PLAT REVIEW:**

- 1. The final plat was reviewed for compliance with Section 3.05 of the Subdivision Regulations. Various items are not applicable due to the nature of the replatting. There will be a need to request release of the side lot line easements along the common line between existing Lots 136 and 151. Releases from the affected utility companies need to be obtained by TD2 prior to the final plat mylars being recorded. Staff understands that utility companies are not processing such release requests until there is evidence of approval of the replat by the City. Therefore, the releases may not be available until after Planning Commission and City Council approval.

### **VII. STAFF RECOMMENDATION:**

Staff recommends approval of the Jaycee Park Outlot "A".

### **VIII. PLANNING COMMISSION RECOMMENDATION:**

On December 19, 2013 the Planning Commission voted to recommend approval, by a 7-0 vote, of Jaycee Park Outlot "A".

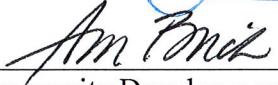
**IX. ATTACHMENTS TO REPORT:**

1. Vicinity Map
2. Preliminary Plat Map
3. Final Plat Map
4. City Engineer's Report

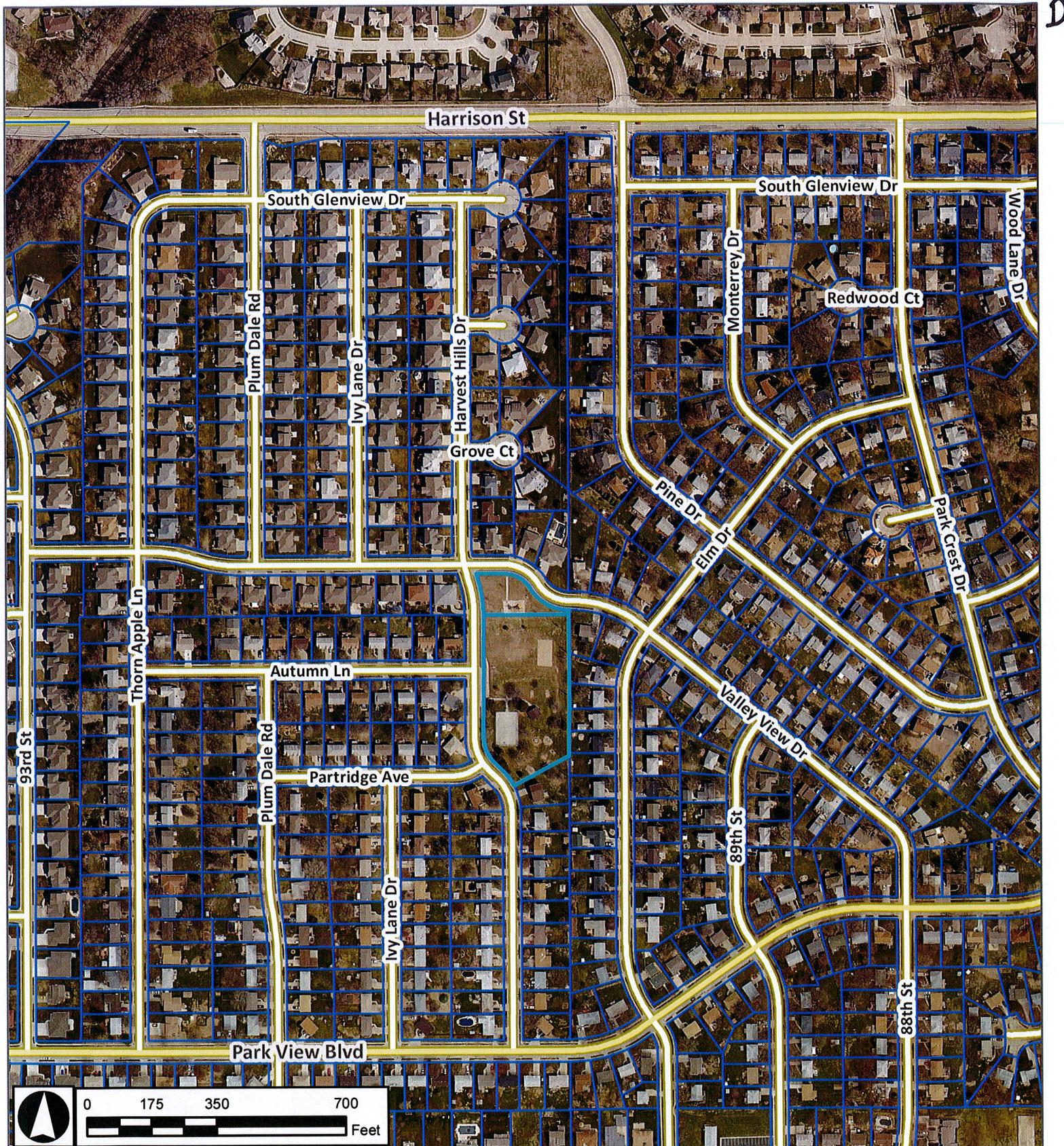
**X. COPIES OF REPORT TO:**

1. Public Upon Request

  
Prepared by: \_\_\_\_\_

  
Community Development Director

1-8-14  
Date



**Vicinity Map**

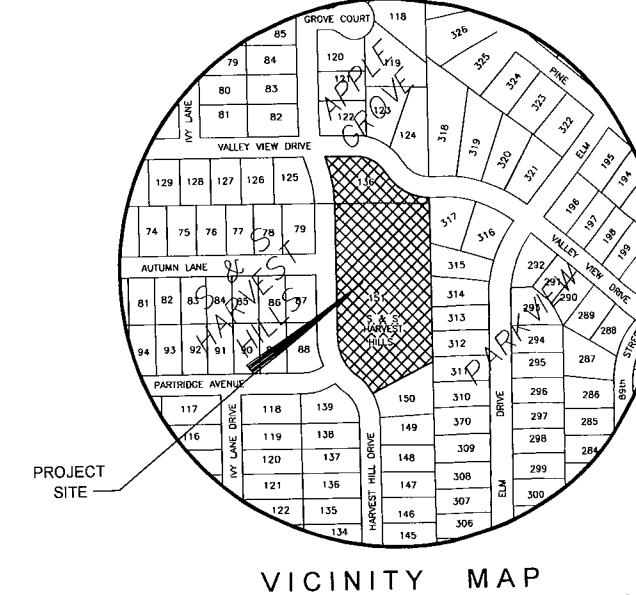
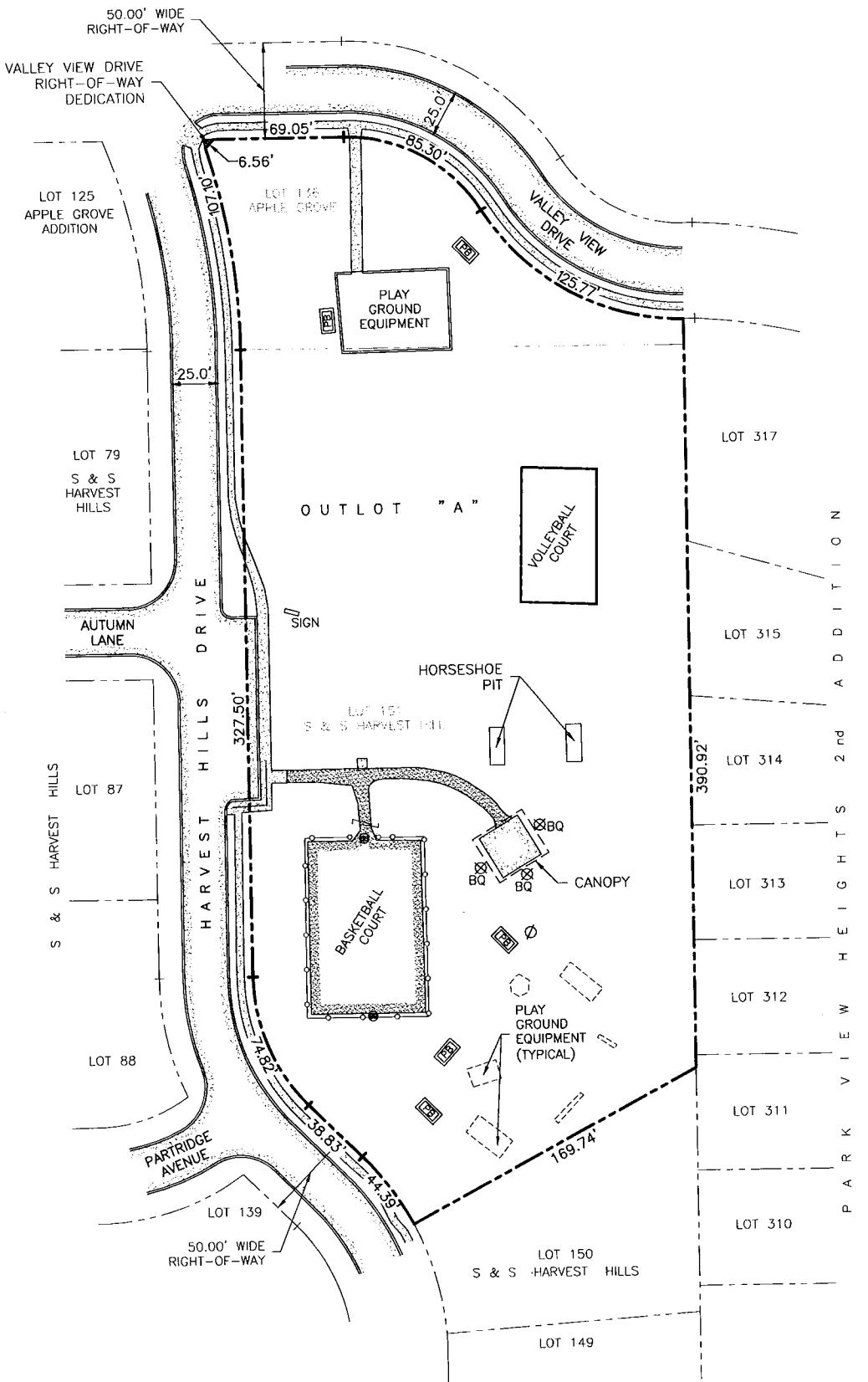
**Jaycee Park Replat**

12/12/2013  
CAS



# JAYCEE PARK

## OUTLOT "A"



## SUBDIVIDER

CITY OF LA VISTA  
8116 PARKVIEW BOULEVARD  
LA VISTA, NEBRASKA. 68128

## ENGINEER

THOMPSON, DREESSEN & DORNER, INC.  
10836 OLD MILL ROAD  
OMAHA NEBRASKA 68154

## LEGAL DESCRIPTION

LOT 136, APPLE GROVE AND LOT 151, S & S HARVEST HILL,  
BOTH SUBDIVISIONS IN SARPY COUNTY, NEBRASKA.

## NOTES

1. NO CONTOURS ARE SHOWN AS NO GRADING IS PROPOSED.
2. EXISTING ZONING IS R-1. PROPOSED ZONING IS R-1.
3. ALL REQUIRED UTILITIES EXIST.

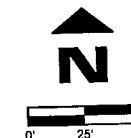
LEGEND

**TD2**  
engineering  
& surveying

thompson, dreessen & dorner, inc  
10836 Old Mill Rd  
Omaha, NE 68154  
p.402.330.8860 f.402.330.5866  
td2co.com

RAYCEE PARK  
OUTLOT "A"

Client Name



**Revision Dates**

Job No.: A171-399-4P  
Drawn By: RJR  
Reviewed By: JDW  
Date: OCTOBER 24, 2013  
Grid Book: 113  
Pages: 25 & 26

**Sheet Title**

**SARPY COUNTY  
PRELIMINARY PLAT**

Sheet Number

SHEET 1 OF 1





November 15, 2013

Mr. Christopher Solberg  
City Planner  
City of La Vista  
8116 Park View Blvd.  
La Vista, NE 68128

RE: Application for Replat-Initial Review  
Jaycee Park

Chris:

I have reviewed the replat application drawings package that you sent to me requesting comments by Monday, November 18, 2013. The proposal would replat Lot 151, S&S's Harvest Hill and Lot 136, Apple Grove Addition into one lot to be known as Jaycee Park, Outlot "A". This plat was prepared by TD2 Engineering and Surveying at the request of the Community Development Department. A replat process was needed due to the determination that I made requiring a small piece of additional right-of-way dedication at the intersection of Valley View Drive and Harvest Hills Drive. The dedication is needed to provide space for ADA compliant curb ramps at some future date at this location. I offer the following comments:

1. The requirements of Article 3.03 of the Subdivision Regulations have been met concerning content of a preliminary plat. There are various items that do not pertain due to the nature of the platting. These include erosion control plans, grading plans, subdivision agreement, etc.
2. Chapter 154 of the City Municipal Code requires a Post Construction Storm Water Management Plan and a permit to be obtained through the Permix web site that is utilized by all Papillion Creek Watershed Partnership communities. The application does not indicate any proposed grading or development at this time. Therefore, there will not be a need for a Post Construction Storm Water Management Plan or an erosion control/grading permit.
3. The Papillion Creek Watershed Partnership storm water management fee set forth in the City of La Vista Master Fee Schedule is not applicable to this property. As noted in the Master Fee Schedule the fee is collected when set forth in a subdivision agreement for new development or significant redevelopment. In accordance with Article 3.03.15 of the Subdivision Regulations, a draft subdivision agreement is

City Hall  
8116 Park View Blvd.  
La Vista, NE 68128-2198  
p: 402-331-4343  
f: 402-331-4375

Community Development  
8116 Park View Blvd.  
p: 402-331-4343  
f: 402-331-4375

Fire  
8110 Park View Blvd.  
p: 402-331-4748  
f: 402-331-0410

Golf Course  
8305 Park View Blvd.  
p: 402-339-9147

Library  
9110 Giles Rd.  
p: 402-537-3900  
f: 402-537-3902

Police  
7701 South 96th St.  
p: 402-331-1582  
f: 402-331-7210

Public Works  
9900 Cornhusker Rd.  
p: 402-331-8927  
f: 402-331-1051

Recreation  
8116 Park View Blvd.  
p: 402-331-3455  
f: 402-331-0299

U

required when the proposed subdivision will include public and/or private, shared (common area) infrastructure improvements which is not proposed in this application.

4. The final plat was reviewed for compliance with Section 3.05 of the Subdivision Regulations. Various items are not applicable due to the nature of the replatting. There will be a need to request release of the side lot line easements along the common line between existing Lots 136 and 151. Releases from the affected utility companies need to be obtained by TD2 prior to the final plat mylars being recorded. I understand that utility companies are not processing such release requests until there is evidence of approval of the replat by the City. Therefore, the releases may not be available until after Planning Board and/or City Council approval.

I recommend approval of the replat request.

Please feel free to contact me if you have questions about my recommendations.

John M. Kottmann  
John M. Kottmann  
City Engineer

**CITY OF LA VISTA**  
**MAYOR AND CITY COUNCIL REPORT**  
**JANUARY 21, 2014 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
APPLICATION FOR REPLAT — THOMPSON CREEK GREENWAY (PARK VIEW BLVD. & VALLEY RD., W OF 72 <sup>ND</sup> & E OF EDGEWOOD BLVD.)	◆ RESOLUTION ORDINANCE RECEIVE/FILE	ANN BIRCH COMMUNITY DEVELOPMENT DIRECTOR

**SYNOPSIS**

A public hearing has been scheduled and a resolution prepared to approve a replat application for Outlots A, B & C, Thompson Creek Greenway (a replat of Lots 912 thru 945, and Lots 977 thru 990, La Vista), generally located along Park View Blvd. and Valley Road, west of 72<sup>nd</sup> St. to Edgewood Blvd.

**FISCAL IMPACT**

None.

**RECOMMENDATION**

Approve.

**BACKGROUND**

A public hearing has been scheduled and a resolution prepared to approve a replat application for Outlots A, B & C, Thompson Creek Greenway, generally located along Park View Blvd. and Valley Road, west of 72<sup>nd</sup> St. to Edgewood Blvd. The application was submitted by the city for the purpose of consolidating 48 lots acquired as part of the Thompson Creek project into three outlots for the park.

The replat approval is conditioned on resolution of the following item:

1. The city should request releases for the side lot line easements along the previous lot line that is being dissolved by this replatting. Releases from the affected utility companies should be obtained prior to recording the final plat mylars.

A detailed staff report is attached.

On December 19, 2013, the Planning Commission unanimously recommended approval of the proposed replat to Council.

**RESOLUTION NO. \_\_\_\_\_**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA, DETERMINING CONDITIONS FOR APPROVAL OF THE REPLAT FOR LOTS 912 THRU 945, AND LOTS 977 THRU 990, LA VISTA, TO BE REPLATTED AS OUTLOTS A, B & C, THOMPSON CREEK GREENWAY, A SUBDIVISION LOCATED IN SECTION 14, TOWNSHIP 14 NORTH, RANGE 12 EAST OF THE 6<sup>TH</sup> P.M., SARPY COUNTY, NEBRASKA.

WHEREAS, the City has made application for approval of a replat for Lots 912 thru 945, and Lots 977 thru 990, La Vista, to be replatted as Outlots A, B & C, Thompson Creek Greenway; and

WHEREAS, the City Administrator and the City Engineer have reviewed the replat; and

WHEREAS, on December 19, 2013, the La Vista Planning Commission held a public hearing and reviewed the replat and recommended approval subject to the resolution of items identified by the city engineer and staff; and

WHEREAS, Items remaining to be resolved include the following:

1. The city will request releases for the side lot line easements along the previous lot line that is being dissolved by this replatting. Releases from the affected utility companies should be obtained prior to recording the final plat mylars.

NOW THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of La Vista, Nebraska, that the plat for Lots 912 thru 945, and Lots 977 thru 990, La Vista, to be replatted as Outlots A, B & C, Thompson Creek Greenway, a subdivision located in Section 14, Township 14 North, Range 12 East of the 6<sup>th</sup> P.M., Sarpy County, Nebraska, generally located along Park View Blvd. and Valley Road, west of 72<sup>nd</sup> Street to Edgewood Blvd., be, and hereby is, approved.

PASSED AND APPROVED THIS 21ST DAY OF JANUARY, 2014.

CITY OF LA VISTA

ATTEST:

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Douglas Kindig, Mayor

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Pamela A. Buethe, CMC  
City Clerk

**CITY OF LA VISTA  
PLANNING DIVISION**

**RECOMMENDATION REPORT**

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CASE NUMBER: 2013-SUB-07

FOR HEARING OF: January 21, 2014

Report Prepared on January 3, 2014

**I. GENERAL INFORMATION**

- A. APPLICANT:** City of La Vista
- B. PROPERTY OWNER:** City of La Vista
- C. LOCATION:** Park View Blvd and Valley Rd, East of Edgewood Blvd. and West of S 72<sup>nd</sup> Street.
- D. LEGAL DESCRIPTION:** Lots 912 thru 945 and Lots 977 thru 990, inclusive, La Vista, Sarpy County, Nebraska
- E. REQUESTED ACTION(S):** Plat to consolidate Lots 912 thru 945 and Lots 977 thru 990, La Vista, into three outlots.
- F. EXISTING ZONING AND LAND USE:**  
R-1 Single-Family Residential, FF/FW Flood Plain Districts (Overlay District), Gateway Corridor (Overlay District) – (Lots 944, 945); vacant.
- G. PURPOSE OF REQUEST:** Consolidation of 48 lots into three outlots for the purpose of open space and a channel project.
- H. SIZE OF SITE:** 9.42 acres

**II. BACKGROUND INFORMATION**

- A. EXISTING CONDITION OF SITE:** The 48 lots included on the plat were purchased as part of the Thompson Creek project. The topography is generally flat, except along Thompson Creek where the stream bed has substantial erosion.
- B. GENERAL NEIGHBORHOOD/AREA LAND USES AND ZONING:**
  1. **North:** Lots 743-759, 774-779, 798, 819-821, 902-910, La Vista; R-1, Single-Family Residential
  2. **East:** Tax Lot 10 13-14-12, Outlot B Ardmore; R-1, Single-Family Residential, FF/FW Flood Plain Districts (Overlay District) Gateway Corridor (Overlay District)
  3. **South:** Lots 946-975, 1452-1464, La Vista; R-1, Single-Family Residential, FF/FW Flood Plain Districts (Overlay District)

4. **West:** Lot 911, La Vista, Tax Lot 13 14-14-12, ; R-1, Single-Family Residential, FF/FW Flood Plain Districts (Overlay District)

**C. RELEVANT CASE HISTORY:** N/A.

**III. ANALYSIS**

- A. COMPREHENSIVE PLAN:** The Future Land Use Map of the Comprehensive Plan designates this property for Parks and Recreation uses with a Floodplain/Floodway Overlay.
- B. OTHER PLANS:** N/A
- C. TRAFFIC AND ACCESS:**
  1. Vehicular access is provided to the property from Park View Boulevard, Valley Road, S 73<sup>rd</sup> Avenue or Edgewood Boulevard. On-street parking is available on Park View Boulevard and Valley Road; off-street parking stalls are available in Apollo Park near the intersection of S 72<sup>nd</sup> Street and Park View Boulevard.
- D. UTILITIES:**
  1. Chapter 154 of the City Code requires a Post Construction Storm Water Management Plan and a permit will be required through the Permix web site that is utilized by all Papillion Creek Watershed Partnership communities. No grading or development will be undertaken in relation to this replat. The City will however undertake a channel improvement project in the near future along Thompson Creek in the area of the Thompson Creek Greenway replat. Therefore, there will not be a need for a Post Construction Storm Water Management Plan or an erosion control/grading permit.
  2. The Papillion Creek Watershed Partnership storm water management fee set forth in the City of La Vista Master Fee Schedule is not applicable to this property because it is owned by the city.

**IV. PRELIMINARY PLAT REVIEW:**

1. The requirements of Article 3.03 of the Subdivision Regulations have been met concerning content of the preliminary plat. There are various items that do not pertain due to the nature of the platting. These include erosion control plans, grading plans, subdivision agreement, etc.

**V. FINAL PLAT REVIEW:**

1. The final plat was reviewed for compliance with Section 3.05 of the Subdivision Regulations. Various items are not applicable due to the nature of the replatting. There will be a need to request release of the side lot line

easements along the lot lines to be dissolved as part of this plat. Releases from the affected utility companies need to be obtained by TD2 prior to the final plat mylars being recorded. Staff understands that utility companies are not processing such release requests until there is evidence of approval of the replat by the City. Therefore, the releases may not be available until after Planning Commission and City Council approval.

**VII. STAFF RECOMMENDATION:**

Staff recommends approval of Outlots "A", "B", and "C", Thompson Creek Greenway.

**VIII. PLANNING COMMISSION RECOMMENDATION:**

On December 19, 2013 the Planning Commission voted to recommend approval, by a 7-0 vote, of Outlots "A", "B", and "C" Thompson Creek Greenway.

**VIII. ATTACHMENTS TO REPORT:**

1. Vicinity Map
2. Preliminary Plat Map
3. Final Plat Map

**IX. COPIES OF REPORT TO:**

1. Public Upon Request

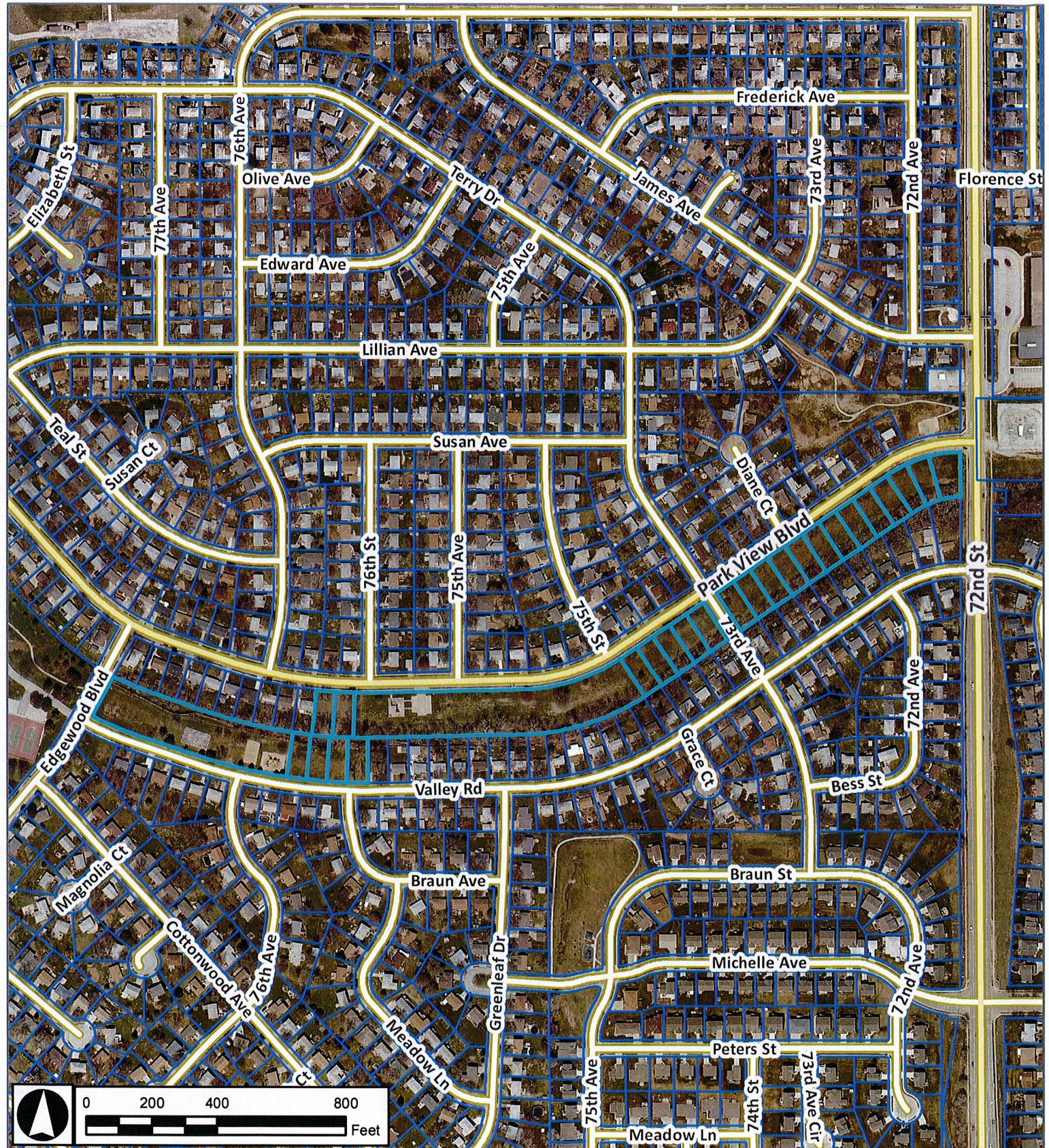
Prepared by:

  
Ami Jones

1-8-14

Community Development Director

Date



## Vicinity Map

# Thompson Creek Greenway

12/12/2013  
CAS



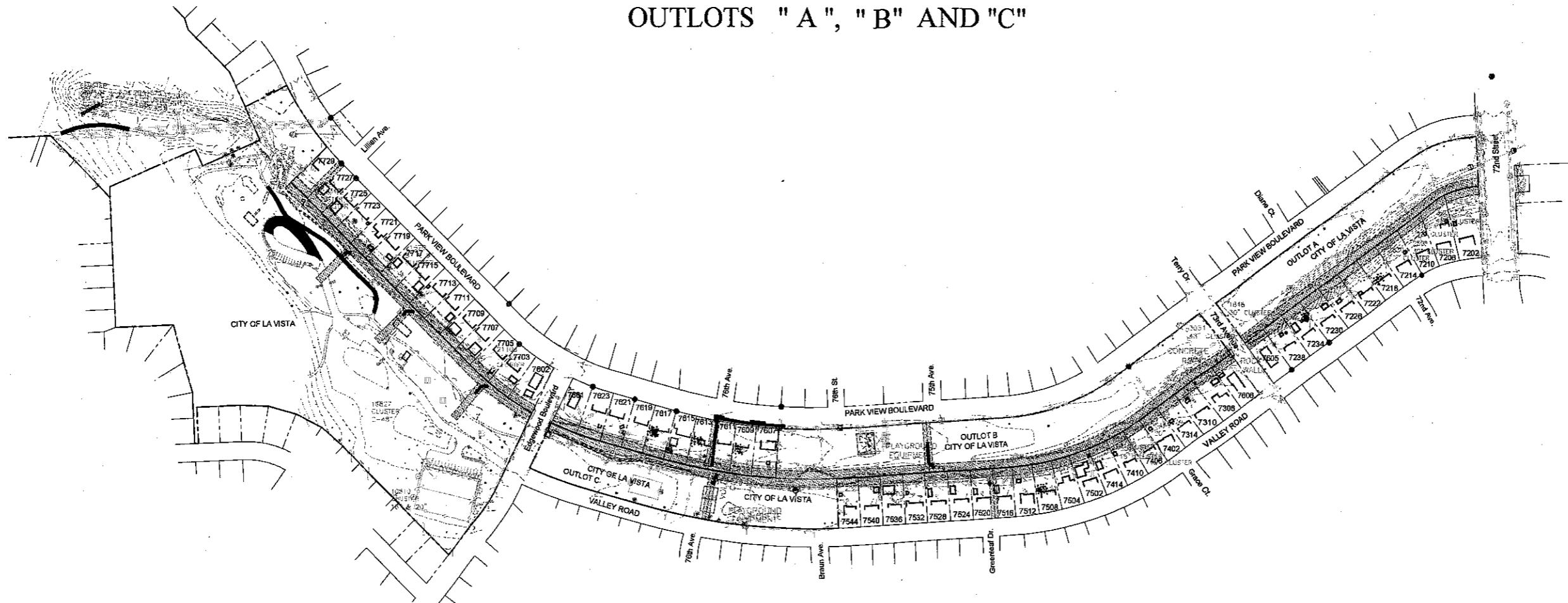
# THOMPSON CREEK GREENWAY

OUTLOTS "A", "B" AND "C"



thompson, dreessen & dorner, inc.  
10836 Old Mill Rd  
Omaha, NE 68154  
p.402.330.8860 f.402.330.5866  
td2co.com

## THOMPSON CREEK GREENWAY OUTLOTS "A", "B" AND "C"



### SUBDIVIDER

CITY OF LA VISTA  
8116 PARKVIEW BOULEVARD  
LA VISTA, NEBRASKA 68128

### ENGINEER

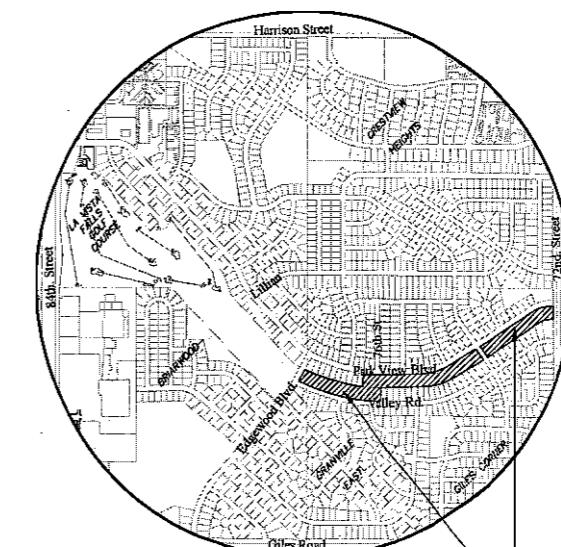
THOMPSON, DREESSEN & DORNER, INC.  
10836 OLD MILL ROAD  
OMAHA NEBRASKA 68154

### LEGAL DESCRIPTION

LOTS 912 THRU 945 INCLUSIVE AND LOTS 977 THRU 990  
INCLUSIVE LA VISTA A SUBDIVISION IN SARPY COUNTY,  
NEBRASKA.

### NOTES

1. EXISTING ZONING IS R-1. PROPOSED ZONING IS R-1.
2. ALL REQUIRED UTILITIES EXIST.



VICINITY MAP

PROJECT LOCATION

Revision Dates		
No.	Description	MM-DD-YY
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--	--	--
--	--	--

Job No.: B171-399-5P  
Drawn By: MRS  
Reviewed By: JDW  
Date: 11-27-2013  
Book: 113  
Pages: 29-32

Sheet Title

CITY OF LA VISTA  
PRELIMINARY PLAT

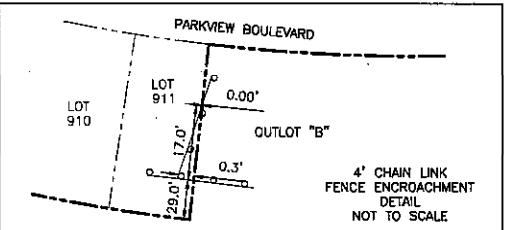
Sheet Number

SHEET 1 OF 1

# THOMPSON CREEK GREENWAY

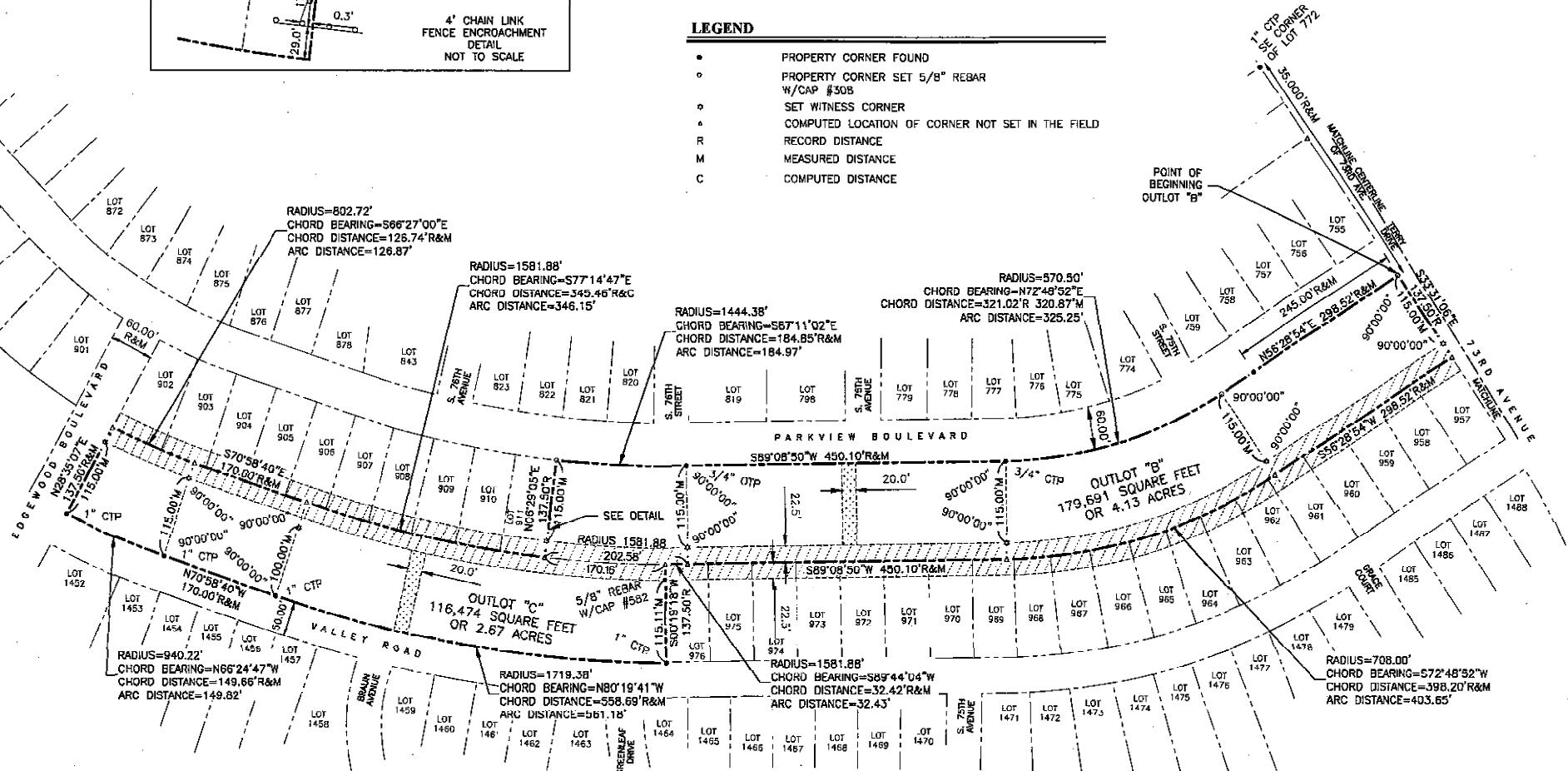
## OUTLOTS "A", "B" AND "C"

BEING A REPLATTING OF LOTS 912 THRU 945, INCLUSIVE, AND LOTS 977 THRU 990, INCLUSIVE, LAVISTA, A SUBDIVISION IN SARPY COUNTY, NEBRASKA.



### LEGEND

- PROPERTY CORNER FOUND
- PROPERTY CORNER SET 5/8" REBAR  
W/CAP #308
- SET WITNESS CORNER
- △ COMPUTED LOCATION OF CORNER NOT SET IN THE FIELD
- R RECORD DISTANCE
- M MEASURED DISTANCE
- C COMPUTED DISTANCE

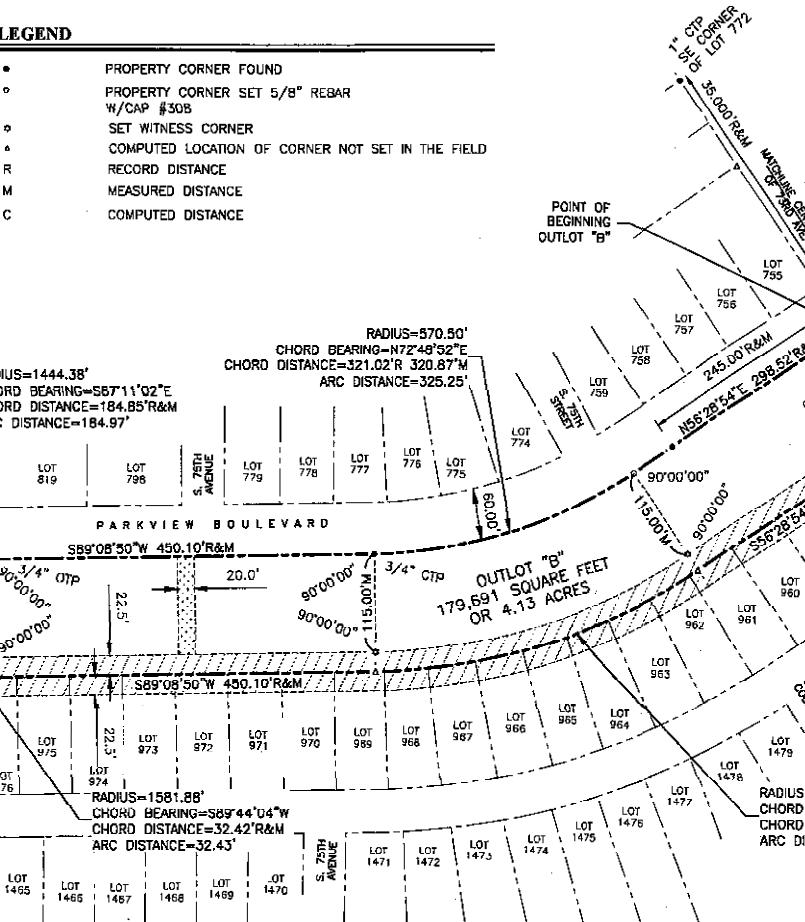
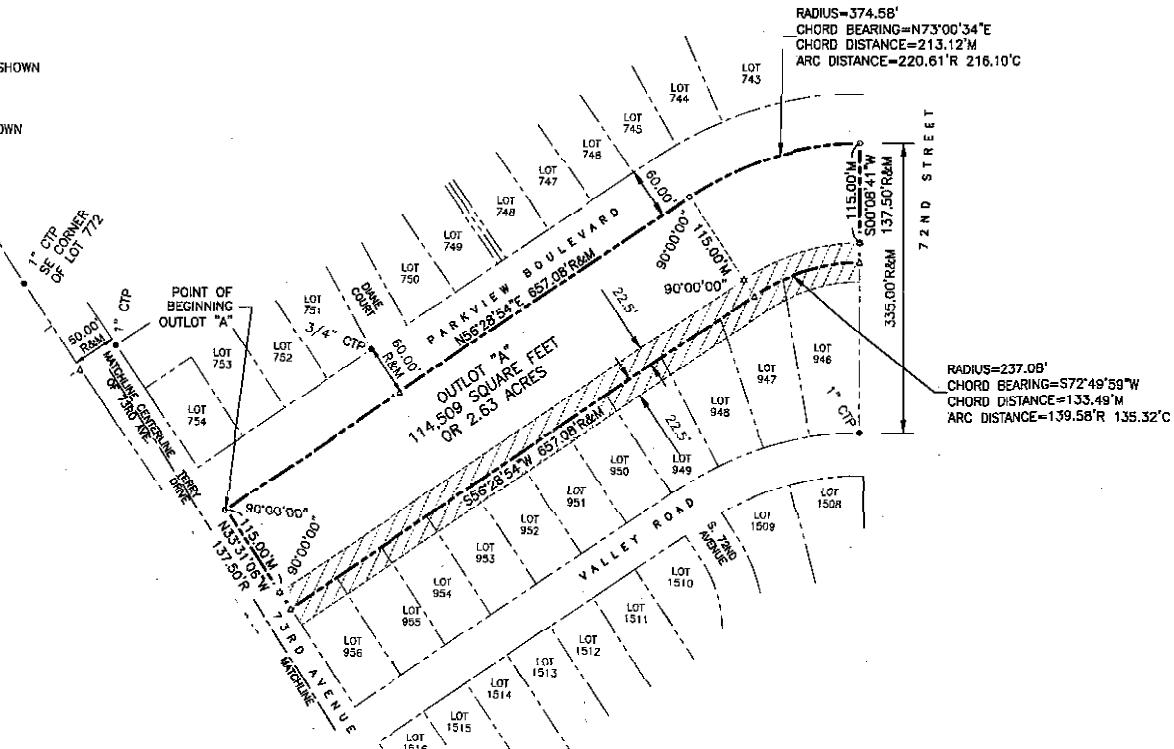


45' WIDE DRAINAGE EASEMENT AS SHOWN  
ON THE FINAL PLAT OF LAVISTA.

20' WIDE SEWER EASEMENT AS SHOWN  
ON THE FINAL PLAT OF LAVISTA.

### NOTE

1. THIS PROPERTY HAS USE  
LIMITATIONS SEE RECORDED DEEDS



### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I HAVE MADE A BOUNDARY SURVEY OF THE SUBDIVISION DESCRIBED HEREIN AND THAT PERMANENT MARKERS HAVE BEEN FOUND OR SET AT ALL ACCESSIBLE CORNERS OF SAID BOUNDARY AND AT ALL ACCESSIBLE LOT CORNERS WITHIN SAID SUBDIVISION TO BE KNOWN AS THOMPSON CREEK GREENWAY, OUTLOTS "A", "B" AND "C", BEING A REPLATTING OF LOTS 912 THRU 945, INCLUSIVE, AND LOTS 977 THRU 990, INCLUSIVE, LAVISTA, A SUBDIVISION IN SARPY COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, BEGINNING AT THE NE CORNER OF SAID LOT 932; THENCE S33°31'06"E (ASSUMED BEARING) 137.80 FEET ON THE EAST LINE OF SAID LOT 932 TO THE SE CORNER THEREOF; THENCE S56°28'54"W 288.52 FEET ON THE SOUTH LINES OF SAID LOTS 928 THRU 932, INCLUSIVE; THENCE SOUTHWESTERLY ON THE SOUTH LINES OF SAID LOTS 922 THRU 928, INCLUSIVE, ON A 708.00 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING S72°48'52"W, CHORD DISTANCE 398.20 FEET, AN ARC DISTANCE OF 403.65 FEET; THENCE S89°08'50"W 450.10 FEET ON THE SOUTH LINES OF SAID LOTS 915 THRU 922, INCLUSIVE; THENCE SOUTHWESTERLY ON THE SOUTH LINES OF SAID LOTS 914 AND 915 ON A 1581.88 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING S89°44'04"W, CHORD DISTANCE 32.42 FEET, AN ARC DISTANCE OF 32.43 FEET TO THE NE CORNER OF SAID LOT 977; THENCE S00°19'18"W 137.50 FEET ON THE EAST LINE OF SAID LOT 977 TO THE SE CORNER THEREOF; THENCE NORTHWESTERLY ON THE SOUTH LINES OF SAID LOTS 977 THRU 986, INCLUSIVE, ON A 1719.38 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N80°19'41"W, CHORD DISTANCE 558.89 FEET, AN ARC DISTANCE OF 561.18 FEET; THENCE N70°58'40"W 170.00 FEET ON THE SOUTH LINES OF SAID LOTS 986, 987 AND 988; THENCE NORTHWESTERLY ON THE SOUTH LINES OF SAID LOTS 988, 989 AND 990 ON A 940.20 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N66°24'47"W, CHORD DISTANCE 149.66 FEET, AN ARC DISTANCE OF 149.82 FEET TO THE SW CORNER OF SAID LOT 990; THENCE N28°35'07"E 137.50 FEET ON THE WEST LINE OF SAID LOT 990 TO THE NW CORNER THEREOF; THENCE SOUTHEASTERLY ON THE NORTH LINES OF SAID LOTS 986, 989, AND 990 ON AN 802.24 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S68°27'00"E, CHORD DISTANCE 126.74 FEET, AN ARC DISTANCE OF 126.87 FEET; THENCE S70°58'40"E 170.00 FEET ON THE NORTH LINES OF SAID LOTS 986, 987 AND 988; THENCE SOUTHEASTERLY ON THE NORTH LINES OF SAID LOTS 979 THRU 986, INCLUSIVE, ON A 1581.88 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S77°14'47"E, CHORD DISTANCE 345.46 FEET, AN ARC DISTANCE OF 346.15 FEET TO THE SW CORNER OF SAID LOT 912; THENCE N05°29'05"E 137.50 FEET TO THE NW CORNER OF SAID LOT 912; THENCE SOUTHEASTERLY ON THE NORTH LINES OF SAID LOTS 912, 913, 914 AND 915 ON A 1444.38 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S87°11'02"E, CHORD DISTANCE 184.85 FEET, AN ARC DISTANCE OF 184.97 FEET; THENCE N49°08'50"E 450.10 FEET ON THE NORTH LINES OF SAID LOTS 915 THRU 922, INCLUSIVE; THENCE SOUTHEASTERLY ON THE NORTH LINES OF SAID LOTS 922 THRU 928, INCLUSIVE, ON A 570.50 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING N72°48'52"E, CHORD DISTANCE 320.87 FEET, AN ARC DISTANCE OF 325.24 FEET; THENCE N56°28'54"E 288.52 FEET ON THE NORTH LINES OF SAID LOTS 928, 929, 930 AND 932 TO THE POINT OF BEGINNING.

BEGINNING AT THE NW CORNER OF SAID LOT 933, THENCE N56°29'54"E (ASSUMED BEARING) 657.08 FEET ON THE NORTH LINES OF SAID LOTS 933 THRU 943, INCLUSIVE; THENCE SOUTHEASTERLY ON THE NORTH LINES OF SAID LOTS 943, 944 AND 945 ON A 344.54 FOOT RADIUS CURVE TO THE RIGHT, CHORD BEARING N73°00'34"E, CHORD DISTANCE 213.12 FEET, AN ARC DISTANCE OF 216.10 FEET TO THE NE CORNER OF SAID LOT 945; THENCE SOUTHEAST 41'W 137.50 FEET ON THE EAST LINE OF SAID LOT 945; THENCE SOUTHEASTERLY ON THE SOUTH LINES OF SAID LOTS 943, 944 AND 945 ON A 237.08 FOOT RADIUS CURVE TO THE LEFT, CHORD BEARING S72°48'59"W, CHORD DISTANCE 133.48 FEET, AN ARC DISTANCE OF 135.32 FEET; THENCE N56°28'54"E 657.08 FEET ON THE SOUTH LINES OF SAID LOTS 933 THRU 943, INCLUSIVE, TO THE SW CORNER OF SAID LOT 933; THENCE N33°31'06"W 137.50 FEET ON THE WEST LINE OF SAID LOT 933 TO THE POINT OF BEGINNING.

NOVEMBER 27, 2013  
DATE:



JAMES D. WARNER,  
NEBRASKA RLS 308

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT WE, THE CITY OF LA VISTA, A MUNICIPAL CORPORATION, BEING THE OWNERS OF THE LAND DESCRIBED WITHIN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT, HAVE CAUSED SAID LAND TO BE SUBDIVIDED INTO OUTLOTS TO BE LETTERED AS SHOWN, SAID OUTLOTS BEING KNOWN AS THOMPSON CREEK GREENWAY AND TO BE HELD RATIFY AND APPROVE OF THE PROPORTION OF OUR PROPERTY ON THIS PLAT. EASEMENTS SHALL BE GRANTED WHERE NEEDED TO THE OMAHA PUBLIC POWER DISTRICT, CENTURYLINK, US AND AMERICA, WHOM HAS BEEN GRANTED A FRANCHISE TO PROVIDE A CABLE TELEVISION SYSTEM IN THE AREA TO BE SUBDIVIDED, THEIR SUCCESSORS AND ASSIGNS, TO ERECT, OPERATE, MAINTAIN, REPAIR, AND RENEW POLES, WIRES, CROSSEARS, DOWN GUYS AND ANCHORS, CABLES, CONDUITS AND OTHER RELATED FACILITIES, AND TO EXTEND THEREON WIRES OR CABLES FOR THE CARRYING AND TRANSMISSION OF ELECTRIC CURRENT FOR LIGHT, HEAT, AND POWER FOR THE TRANSMISSION OF SIGNALS AND SOUNDS OF ALL KINDS AND THE RECEIPTION THEREOF, INCLUDING SIGNALS PROVIDED BY A CABLE TELEVISION SYSTEM AND THEIR RECEIPTION NO PERMANENT BUILDINGS, TREES, RETAINING WALLS OR LOOSE ROCK WALLS SHALL BE PLACED IN SAID EASEMENT WAYS, BUT THE SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, SIDEWALKS, DRIVEWAYS AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS HEREIN GRANTED.

THE CITY OF LA VISTA  
A MUNICIPAL CORPORATION

BY:  
DOUGLAS KINDIG, MAYOR

PAMELA A. BUETHE, CITY CLERK

### SARPY COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT I FIND NO REGULAR OR SPECIAL TAXES DUE OR DELINQUENT AGAINST THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AND EMBRACED WITHIN THIS PLAT AS SHOWN ON THE RECORDS OF THIS OFFICE THIS 20 DAY OF NOVEMBER 2013.

TREASURER'S SEAL

SARPY COUNTY TREASURER

## THOMPSON CREEK GREENWAY OUTLOTS "A", "B" AND "C"



Revision Dates		
No.	Description	MM-DD-YY
-	-	-
-	-	-
-	-	-

Job No.: B 171-399-5 B

Drawn By: MRS

Reviewed By: JDW

Date: 11-27-2013

Grid Book: 113

Pages: 28-32

Sheet Title

### CITY OF LA VISTA FINAL PLAT

SHEET 1 OF 1

Sheet Number

### APPROVAL BY THE LA VISTA PLANNING COMMISSION

THIS PLAT OF THOMPSON CREEK GREENWAY WAS APPROVED BY THE CITY OF LA VISTA PLANNING COMMISSION OF THE CITY OF LA VISTA, NEBRASKA ON THIS 20 DAY OF NOVEMBER 2013.

CHAIRMAN OF THE PLANNING COMMISSION

### APPROVAL BY THE LA VISTA CITY COUNCIL

THIS PLAT OF THOMPSON CREEK GREENWAY WAS APPROVED BY THE CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA ON THIS 20 DAY OF NOVEMBER 2013.

### REVIEW BY SARPY COUNTY PUBLIC WORKS

THIS PLAT OF THOMPSON CREEK GREENWAY WAS REVIEWED BY THE SARPY COUNTY SURVEYORS OFFICE THIS 20 DAY OF NOVEMBER 2013.

**CITY OF LA VISTA**  
**MAYOR AND CITY COUNCIL REPORT**  
**JANUARY 21, 2014 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
AMENDMENTS TO MASTER FEE ORDINANCE	RESOLUTION ◆ ORDINANCE RECEIVE/FILE	SHEILA LINDBERG FINANCE DIRECTOR

**SYNOPSIS**

An ordinance has been prepared to amend Master Fee Ordinance No. 1198 to include a Children's Mini-Camp Fee of \$5 per week at the Library (page 7) and to add the occupation tax for a Class Z liquor license (page 3).

**FISCAL IMPACT**

Fees estimated at \$800 for 4 mini-camps. Fees estimated at \$1,500 for 3 micro distilleries.

**RECOMMENDATION**

Approval.

**BACKGROUND**

With the 2014 Summer Reading Program approaching the library is working to design new programming that meets the needs of the community and uses staff time more effectively and efficiently. At the end of August, the library staff critiqued the children's summer reading programming by talking with parents, receiving feedback from staff members, and referring to our statistics. The conclusion: overall the summer reading program was a success; however, some events failed to meet our expectations. One of these was the Box Car Race Event held on August 5. 40 children registered, so additional staff was brought in from the library and community center. We also invited a special guest to give a presentation about remote control cars. Unfortunately, only 15 of the 40 children showed and participated in this event.

During research for programming, we discovered competition with other organizations such as the YMCA, school districts, churches, museums, the zoo, and colleges who offer a variety of camps during the summer. Staff also learned that charging even a small fee increases actual attendance.

This year staff would like to try a few mini-camps in addition to free summer programs. Each camp would run for three days - two hours per day. The fee would help offset the cost for supplies and guest speakers. The fee would also deter people from registering for a program and not attending.

A Class Z liquor license is for a micro distillery. The State has not included this category or fee in their fee schedules so we did not learn of this classification until we had an application for it recently.



Temporary Use Permit (includes tents, greenhouses, event structures)	\$ 50 plus \$10/day
Sign Permit	\$150/sign
Identification Sign, Incidental Sign	\$75/sign
Master Sign Plan (more than 1 sign)	\$250
Common Sign Plan	\$250
Temporary Sign Permit:	
Non-profit or tax exempt organization	\$0
All other temporary signs	\$ 30/year
Tower Development Permit	\$1000
Co-locates – Towers	\$100
Tarp Permit(valid for 6 months)	\$ 30
Solar Panel Permit	\$ 30
Satellite Dish Permit	\$ 30
Wading/ Swimming Pools at residence	\$ 30
Dedicated Electrical circuit for pumps	\$ 30
Mechanical Permits	\$30 Base fee + See mechanical fee
Plumbing Permits	\$30 Base fee + See mechanical fee
Sewer Repair Permit	\$30
Backflow protector permit	\$ 30 (\$22 permit & \$8 backflow)
Underground Sprinklers	\$ 30 (\$22 issue fee & \$8 fixture)
Electrical Permits	\$30 Base Fee + See electrical fee
City Professional License (Plumbers; Mech. Contractors)	\$ 15 and a \$1,000,000 Liability, and a \$500,000 bodily injury insurance Certificate per each occurrence Also a \$5,000 Bond is required, naming the City as the recipient.
Demolition of building	\$250 plus Insurance Certificate
Moving Permit (buildings 120 square feet or greater)	\$250 plus Insurance Certificate
Sheds and Fences	\$ 30.00
Sidewalks	\$ 30.00
Driveway Replacement	\$ 30.00
Driveway Approach w/o curb cut or grinding	\$ 30.00
With curb requiring cut plus the 4' apron on each side)	
Contractor (Contractor performs curb cut or grind)	\$ 30.00 plus \$1.00/ft.
City Charge (if City performs curb cuts)	\$50 + \$5/ft (\$40 set up fee; \$10 permit fee)
City charge (if City performs curb grinds)	\$50 + \$6/ft (\$40 set up fee; \$10 permit fee)
Utility Cut Permit	\$30.00
Appeal Fee Regarding Issuance or Denial of Curb Cut/Driveway	
Approach Construction Permit	\$250
Street Paving, Surfacing, Resurfacing, Repairing, Sealing or Resealing Permit	\$ 30.00/Yearly
Appeal Fee Regarding Issuance or Denial of Street Paving, Resurfacing, etc. Permit	\$250
<b><u>GRADING PERMIT FEES</u></b>	
5 acres or less	\$ 500
More than 5 acres	\$1,000
<b><u>ZONING FEES</u></b>	
Comprehensive Plan Amendment	\$500
Zoning Map Amendment (rezoning)	\$500
Zoning Text Amendment	\$500
Zoning Verification Letter	\$50
Subdivision Text Amendment	\$500
Conditional Use Permit (1 acre or less)	\$300

Amended Master Fee Schedule 13/14 Fiscal Year

Conditional Use Permit (more than 1 acre)	\$500
Conditional Use Permit Amendment	\$200
Flood Plain Development Permit	\$500
Administrative Plat – Lot Split, Lot Consolidation or Boundary Adjustment	\$750+ additional fee of \$250 for review of revised drawings
Preliminary Platting	\$1,000 +additional fee of \$250 for review of revised drawings
Final Platting	\$1000+additional fee of \$250 for review of revised drawings
Revised Preliminary Plat	\$500+additional fee of \$250 for review of revised drawings
Replat	\$1500 +additional fee of \$250 for review of revised drawings
Preliminary P.U.D. (includes rezoning fee)	\$1000 +additional fee of \$250 for review of revised drawings
Final P.U.D.	\$500+additional fee of \$250 for review of revised drawings
Vacation of Plat and Right of Way Vacation	\$150
Variance, Appeals, Map Interpretation (B.O.A.)	\$250
Watershed Fees – the following fees apply to only new developments or significant redevelopments as specified in a subdivision agreement: (fees are remitted to Papillion Creek Watershed Partnership)	
Single Family Residential Development (up to 4-plex)	\$750 per dwelling unit
High-Density Multi-Family Residential Development	\$3,300 per gross acre*
Commercial/Industrial Development	\$4,000 per gross acre*
	*Computed to the nearest .01 acre.

**OCCUPATION TAXES**

Publication fees	\$10
Class A Liquor License Holder	\$200
Class B Liquor License Holder	\$200
Class C Liquor License Holder	\$600
Class D Liquor License Holder	\$400
Class I Liquor License Holder	\$500
Class L Liquor License Holder	\$500
Class W Wholesale Beer License Holder	\$1000
Class X Wholesale Liquor License Holder	\$1500
Class Y Farm Winery License Holder	\$500
<b>Class Z Liquor License Holder</b>	<b>\$500</b>
Class AB Liquor License Holder	\$400
Class AD Liquor License Holder	\$600
Class ADK Liquor License Holder	\$800
Class AK Liquor License Holder	\$400
Class ABK Liquor License Holder	\$600
Class BK Liquor License Holder	\$400
Class CK Liquor License Holder	\$800
Class DK Liquor License Holder	\$600
Class IB Liquor License Holder	\$700
Class IBK Liquor License Holder	\$900
Class ID Liquor License Holder	\$900
Class IDK Liquor License Holder	\$1100
Class IK Liquor License Holder	\$700
Special Designated Permit – Liquor Control	\$ 50/day except non-profits
Transfer of Liquor License from One Location to Another	\$ 25
(These fees are in addition to the State Fee Requirement)	
Amusement Concessions (i.e. Carnivals)	\$ 10/concession/day
(This would include any vendors set up for special functions at the La Vista Sports Complex)	
Auto dealers - new and used - \$250 plus \$.01 per sq. ft. of inside area, and \$.005 per sq. ft. of outside area used for display, sales or storage.	
Auto repair	\$100
Banks, small loan and finance companies	\$250 plus \$75/each detached facility.
Barber shops, beauty salons, tanning & nail salons	\$ 75 plus \$10 per operator over one.

## Amended Master Fee Schedule 13/14 Fiscal Year

Bowling Alleys or Billiard/Pool Halls for Restaurant or Bar if applicable)	\$ 50/year + \$10/table or alley (Additional fees)
Car washes machines)	\$100 (includes all vacuum & supply vending)
Circus, Menagerie or Stage Show	\$ 50/day
Collecting agents, detective agents or agencies and bail bondsmen	\$ 75
Construction/Tradesmen	\$ 75 and a \$1,000,000 Liability, \$500,000 bodily injury insurance certificate
Convenience stores	\$ 75
Convenience store with car wash machines)	\$120 (Includes all vacuum & supply vending)
Dry cleaning or laundry and tailoring	\$ 50
Funeral homes	\$150
Gaming Device Distributors	5% of gross receipts (non-profits exempt)
Games of Chance/Lotteries	5% of gross receipts (non-profits exempt)
Games of Chance/Lottery License Fee	\$ 50/1st location - \$10/ea additional
Gas Companies	5% of gross receipts
Hawkers/Peddlers	\$ 75/day or \$500/year
Home Occupations (not specified elsewhere)	
Home Occupation Permit Application Fee	\$30
Home Occupation 1 and Child Care Home	\$50
Home Occupation Conditional Use Permit – see Zoning Fees	

Hotels/motels – Any hotel or motel in the City shall pay to the City monthly an Occupation Tax equal to 5% of gross receipts from room rentals. Any shops and/or restaurants, which are part of, associated with, or located in or with a hotel or motel facility will be considered a separate business and taxed in accordance with the provisions of this Ordinance and the applicable classifications(s) of the shop and/or restaurant hereunder. The Occupation Taxes with Respect to any banquet and/or ballroom facilities of, or associated with, or located in or with, any such hotel or motel shall be determined in accordance with the square footage schedule above, based on the actual square footage of said facilities.

Movie theatres	\$150/complex and \$75/viewing room
Music, Vending, & Pinball Machines	\$ 20/year/machine +Service Provider Fee of
&75.00 for business outside the City that provides machines for local businesses	
Nurseries, greenhouses, landscaping businesses, and tree trimmers	\$ 75
Nursing homes, assisted living, hospitals and retirement homes	\$ 5 per bed
Pawnbrokers	\$ 1.00/pawnbroker transaction evidenced by a pawnbroker card or ledger entry per Neb. Rev. Stat. Section 69-204. Minimum of \$30/year

Professional services - engineers, architects, physicians, dentists, chiropractors, osteopaths, accountants, photographers, auctioneers, veterinarians, attorneys, real estate offices and insurance agents or brokers - \$75 plus \$10 per agent or professional over one (1)  
Recreation businesses - indoor and outdoor \$100

Restaurants, Bars, and drive-in eating establishments \$ 50 (5 employees or less)  
\$100 (more than 5 employees)

Retail, Manufacturing, Wholesale, Warehousing and Other - Any person or entity engaged primarily in a manufacturing, wholesale, and/or warehousing business shall pay an Occupation Tax based on the schedule below and the actual interior or enclosed square footage of facilities in the City used by said person or entity in the conduct of such business; and any person or entity engaged in a business of making retail sales of groceries, clothing, hardware, notions, furniture, home furnishings, services, paint, drugs, or recreational equipment, and any other person or entity engaged in a business for which an Occupation Tax is not specifically provided elsewhere in this Ordinance, shall pay an Occupation Tax based on the schedule below and actual interior or enclosed square footage of facilities in the City used by said person or entity in the conduct of such business; provided, however, that persons or entities that use a basement or one or more additional floors in addition to the main floor (the main floor being the floor with the greatest total square footage) in the conduct of one or more specified businesses of sales at retail shall determine square footage for purposes of the Occupation Tax imposed hereunder based on the

Amended Master Fee Schedule 13/14 Fiscal Year

square footage of the entire main floor plus one-half (1/2) of the square footage of all such basement and additional floors.

0	999 sq. ft.	\$ 50
1,000	2,999 sq. ft.	\$ 65
3,000	4,999 sq. ft.	\$ 80
5,000	7,999 sq. ft.	\$ 120
8,000	9,999 sq. ft.	\$ 150
10,000	14,999 sq. ft.	\$ 200
15,000	24,999 sq. ft.	\$ 225
25,000	39,999 sq. ft.	\$ 300
40,000	59,999 sq. ft.	\$ 400
60,000	99,999 sq. ft.	\$ 500
100,000	and greater	\$ 750

Schools - trade schools, dance schools, music schools, nursery school or any type of school operated for profit	\$ 50
Service providers, such as persons, firms partnerships or corporations delivering any product, good or service whatsoever in nature within the City	\$ 75
Service stations selling oils, supplies, accessories for service at retail	\$ 75 + \$25.00 for attached car wash
Telephone Companies (includes land lines, wireless, cellular, and mobile)	5% of gross receipts
Telephone Surcharge - 911	\$1.00 per line per month
Tobacco License	\$ 15 (based on State Statute)
Tow Truck Companies	\$ 75
Late Fee (Up to 60 days)	\$ 35
Late Fee ( 60-90 days)	\$ 75
Late Fee ( over 90 days)	Double Occupation tax or \$100, whichever is greater

**OTHER FEES**

Barricades

Deposit Fee(returnable)	\$ 60/barricade
Block Parties/Special Event	\$ 5/barricade per day
Construction Use	\$30 ea. (7 days maximum)

Blasting Permit	\$1,000
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Bucket Truck Rental w/operator	\$150 per hour
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Conflict Monitor Testing	\$200
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Cat License Fee (per cat – limit 3)	\$ 5 each if spayed/neutered \$ 15 each if not spayed/neutered \$ 10 each (delinquent) if spayed/neutered \$ 30 each (delinquent) if not spayed/neutered Free if spayed/neutered
Senior Citizen Discount (Age 65+)	\$ 5 each if spayed/neutered \$ 15 each if not spayed/neutered \$ 10 each (delinquent) if spayed/neutered \$ 30 each (delinquent) if not spayed/neutered Free if spayed/neutered

Dog License Fee (per dog – limit 3)	\$ 5 each if spayed/neutered \$ 15 each if not spayed/neutered \$ 10 each (delinquent) if spayed/neutered \$ 30 each (delinquent) if not spayed/neutered Free if spayed/neutered
Senior Citizen Discount (Age 65+)	\$ 5 each if spayed/neutered \$ 15 each if not spayed/neutered \$ 10 each (delinquent) if spayed/neutered \$ 30 each (delinquent) if not spayed/neutered Free if spayed/neutered

Dog/Cat License Handling Fee (in addition to above fees)

Dog or Cat License Replacement if Lost	\$ 1
Dog or Cat Capture and Confinement Fee	\$ 10 + Boarding Costs
MAXIMUM OF 4 DOGS AND/OR CATS WITH NO MORE THAN 3 OF EITHER SPECIES	
Election Filing Fee	1% of Annual Position Salary

Fireworks Sales Permit (Non-Profits)	\$2,500
Handicap Parking Permit Application Fee	\$ Currently Not Charging Per State

Natural Gas Franchisee Rate Filing Fee	Per Agreement
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Amended Master Fee Schedule 13/14 Fiscal Year

(For rate changes not associated w/the cost of purchased gas.)

Open Burning Permit	\$ 10
<b>Parking Ticket Fees</b>	
If paid within 7 days of violation date	\$ 20 (\$5 + \$15 admin fee)
If paid after 7 days of violation date but within 30 days	\$ 25 (\$10 + \$15 admin fee)
If paid after 30 days of violation date	\$ 35 (\$20 + \$15 admin fee)
<b>Pawnbroker Permit Fees:</b>	
Initial	\$ 150
Annual Renewal	\$ 100
<b>Pet Store License</b>	
	\$ 50 (In addition to Occ. License)
Police Officer Application Fee	\$ 20
Public Assembly Permit (requires application and approval)	\$ 00
Returned Check Fee (NSF)	\$ 35
Storage of Explosive Materials Permit	\$ 100
Towing/Impound Fee	\$ 30
Trash Hauling Permit	\$ 25/yr/truck + \$25,000 Performance Bond

**PUBLIC RECORDS**

Request for Records	\$15.00/Half Hour + Copy Costs* (May be subject to deposit)
Audio Tapes	\$5.00 per tape
Video Tapes or CD/DVD	\$10.00 per tape/CD
*Copy costs shall be established by the Finance Director	
Unified Development Ordinance	\$100
Comprehensive Plan	\$ 50
Zoning Map	\$10 12"x36" \$30 36"x120"
Zoning Ordinance w/Map	\$ 30
Subdivision Regulations	\$ 30
Future Land Use Map	\$10 12"x36" \$30 36"x120"
Ward Map	\$ 2
Fire Report	\$ 5
Police Report	\$ 5
Police Photos (5x7)	\$ 5/ea. for 1-15 \$ 3/ea. for additional
Police Photos (8x10)	\$ 10/ea. for 1-15 \$ 5/ea. for additional
Police Photos (Digital)	\$ 10/ea. CD
Criminal history	\$ 10

**FALSE AND NUISANCE ALARMS**

Registration Fee for Alarm System (not to include single family or duplexes)	\$25
Renewal Fee for Alarm System (not to include single family or duplexes)	\$25
Late Registration Charge	\$35

False Alarm Fee for any false alarm generated by the registrant's alarm system, a fee in accordance with the following schedule (from 1 January through 31 December of each year) shall be charged:

Number of False/Nuisance Alarms	False/Nuisance Alarm Charge
1	No Charge
2	No Charge
3	\$100.00
4 or more	\$250.00

False Alarm Fee for Alarm Systems without Registration - \$250 per alarm after 1<sup>st</sup> alarm

(not to include single family or duplexes)

**RESPONSE TO LARGE HAZARDOUS MATERIALS INCIDENTS**

A Dispatch and mobilization charge of \$300 + mileage shall be charged for response to any incident where no action is taken. If services are provided, the following rates shall apply:

Response Vehicles: One-hour minimum charge. All charges will be made to the closest  $\frac{1}{4}$  hour. Mileage will be charged at \$8.00 per mile per vehicle.

Pumper/Tanker Truck	\$500/hour
Weed Truck	\$150/hour
Aerial Ladder Truck	\$750/hour
Utility Vehicle	\$200
Command Vehicle	\$100

## Equipment Charges:

Jaws of Life	\$250
Power Saw	\$75
Hydraulic jack/chisels	\$75
Cribbing Blocks	\$10
Winches	\$10
Air Bags	\$50
High Lift Jack	\$20

Supplies: The actual City cost of the supplies plus 25% shall be charged for all supplies including but not limited to safety flares, Class A foam, Class B foam, absorbent pads, absorbent material, salvage covers, and floor dry.

**RESCUE SQUAD FEES**

BLS Non Emergency Base	\$430
BLS Emergency Base	\$575
ALS Non Emergency Base	\$685
ALS Emergency Level 1	\$715
ALS Emergency Level 2	\$760
Specialty Care (Interfacility)	\$650
Mileage Rural	\$ 14
Rescue Squad Response (without transport)	\$150

**LIBRARY FEES**

Membership (Non-Resident Family)	6 month	\$ 35
	1 year	\$ 60
Fax		\$2.00 up to 5 pages
Fines		
Books		\$ .05/day
Audio Books		\$ 1.00/day
Videos/DVDs/CDs		\$ 1.00/day
Damaged & Lost		
Books		\$5.00 processing fee + actual cost
Videos /DVDs/CDs		\$5.00 processing fee + actual cost
Color Copies		\$ .50
Copies		\$ .10
Inter-Library Loan		\$3.00/transaction
Lamination – 18" Machine		\$2.00 per foot
Lamination – 40" Machine		\$6.00 per foot
<b>Children's Mini-Camp</b>		<b>\$5.00 per week</b>

## **RECREATION FEES**

Refund Policy (posted at the Community Center)	\$10.00 administrative fee on all
approved refunds	
Late Registration Fee	\$10.00
<u>Community Center</u>	

	Resident	Non-Resident	Business
<b>Groups</b>			
<b>Facility Rental</b>			
Gym (1/2 Gym)	\$ 38/Hour	\$ 75/Hour	\$ 75/Hour
Gym/Stage (Rental)	\$420/Day	\$840/Day	\$840/Day
Gym/Stage (Deposit)	\$215	\$420	\$420
Game Room	\$ 22/Hour	\$ 44/Hour	\$ 44/Hour
Meeting Rooms (Rental)	\$ 12/Hour/Room	\$ 22/Hour/Room	\$ 27/Hour
Meeting Rooms (Deposit)	\$ 50/Room	\$ 50/Room	\$ 50/Room
Kitchen (Rental)	\$ 19/Hour	\$ 27/Hour	\$ 33/Hour
Kitchen (Deposit)	\$ 50/Room	\$ 50/Room	\$ 50/Room
Racquetball Court	\$ 7/Hour	\$ 14/Hour	\$ 14/Hour
<b>Facility Usage</b>			
Daily Visit (19 and up)	\$ 3.00	\$ 4.00	
Daily Visit (Seniors +55)	\$ -0-	\$ 2.00	
<b>Fitness Room (19 and up)</b>			
Membership Card	\$27.00/month		
(Exercise Room, Gym, Racquetball/Walleyball Courts)			
(Mon - Fri 8:00 -5:00 pm)	\$3.00	\$ 4.00/Visit	
Gym (19 and up)			
(Mon - Fri 8:00 -5:00 pm)	\$3.00	\$ 4.00/Visit	
Resident Punch Card	\$50.00		
Non-resident Punch Card	\$35.00		
Non-resident Punch Card	\$20.00		
<b>Ind. Weight Training</b>			
Classes	\$ 25		

Variety of programs as determined by the Recreation Director Fees determined by cost of program

Classes	<u>Contractor</u>	City
	75%	25%

#### Contract Instructor Does Registration and Collects Fees

### Other Facilities:

	<u>Resident</u>	<u>Non-Resident</u>
Tournament Fees	\$ 30/Team/Tournament \$ 40/Field/Day	\$ 30/Team/Tournament \$ 40/Field/Day
Gate/Admission Fee	10% of Gross	
Model Airplane Flying		
Field Pass	\$30*	\$40*
	* includes \$10 club membership 1 – year license	
Field Rentals	\$40/2 hours	Resident and Non-Resident
Park Shelters	\$15/3 hours	\$25/3 hours
Swimming Pool	<u>Resident</u>	<u>Non-Resident</u>
Youth Daily	\$ 2	\$ 4
Adult Daily	\$ 3	\$ 4
Resident Tag	\$ 2	
Family Season Pass	\$105	\$165
Youth Season Pass	\$ 65	\$ 95
Adult Season Pass	\$ 75	\$105
30-Day Pass	\$ 55	\$ 85
Season Pass (Day Care)	\$275	\$275
Swim Lessons	\$ 30	\$ 55
Swimming Pool memberships and specials prices shall be established by the Fir		

Swim Lessons \$35.00 \$35.00  
Swimming Pool memberships and specials prices shall be established by the Finance Director.

Amended Master Fee Schedule 13/14 Fiscal Year

Youth Recreation Programs	Resident	Non-Resident
Coed Softball/Baseball Ages 5-6	\$ 45/55	\$60/70
Coed Softball/Baseball Ages 7-8	\$ 45/55	\$60/70
Softball/Baseball Ages 9-10	\$ 60/70	\$80/90
Softball/Baseball Ages 11-12	\$ 70/80	\$100/110
Tackle Football	\$ 110/120	\$140/150
Soccer Ages 8 and above	\$65/75	\$65/75
Fall Baseball clinic	\$17/27	\$22/32
Basketball Clinic	\$ 17/27	\$22/32
Basketball Ages 9-10	\$ 55/65	\$65/75
Basketball Ages 11-12	\$ 55/65	\$65/75
Soccer Academy	\$ 33/43	\$53/63
Flag Football	\$ 33/43	\$53/63
Volleyball	\$ 33/43	\$53/63
Cheerleading	\$ 27/37	\$47/57
3 yr. old Soccer Clinic	\$17/27	\$22/33
Uniform Deposit Fee		
Basketball	\$ 40	\$ 40
Tackle Football	\$180	\$180
Cheerleading	\$ 75	\$ 75
Adult Recreation Programs		
Spring Softball – Single	\$215	\$15
Spring Softball – Double	\$420	\$420
Basketball	\$145	\$145
Volleyball	\$110	\$110
Fall Softball – Single	\$120	\$120
Fall Softball – Double	\$235	\$235

Golf Green Fees

October 1<sup>st</sup> – February 28th

9-hole Weekdays (adults)	\$ 8.50
9-hole Weekends – Sa - Su (adults)	\$ 10.00
18-hole Weekdays (adults)	\$14.50
18-hole Weekends - Sa - Su (adults)	\$16.00
9-hole Weekdays - M-F (jr/sr)	\$ 6.00
9-hole Weekends - Sa-Su (jr/sr)	\$ 8.00
18-hole Weekdays - M-F (jr/sr)	\$11.00
18-hole Weekends - Sa-Su (jr/sr)	\$13.00
Pull Carts	\$ 2.50
Rental Clubs -	\$ 7.00
Electric Carts – 9-hole	\$6.00
Electric Carts – 18-hole	\$9.00

March 1<sup>st</sup> – September 30<sup>th</sup>

9-hole Weekdays (adults)	\$ 10.00
9-hole Weekends – Sa - Su (adults)	\$12.00
18-hole Weekdays (adults)	\$16.00
18-hole Weekends - Sa - Su (adults)	\$18.00
9-hole Weekdays - M-F (jr/sr)	\$ 8.00
9-hole Weekends - Sa-Su (jr/sr)	\$ 10.00 sr/jr.
18-hole Weekdays - M-F (jr/sr)	\$13.00
18-hole Weekends - Sa-Su (jr/sr)	\$ 15.00 sr/jr.
Pull Carts	\$ 2.50
Rental Clubs	\$ 7.00
Electric Carts – 9-hole	\$ 6.50
Electric Carts – 18-hole	\$ 10.50

Junior – Age 15 & under; Senior – Age 55 & over

Golf concessions, merchandise, specials, league and tournament prices shall be established by the Finance Director.

Annual Passes

(One Full Year from date of purchase)

Adult (16 over)	\$400.00
Senior (55 over)	\$300.00
Junior (15 under)	\$300.00
Family	\$750.00

Discount Cards(Adult Rates)

12 rounds	\$100.00
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(Jr./Sr. Rates)

12 rounds	\$ 80.00
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Special Services Van Fees

Zone 1 Trip within city limits (LaVista & Ralston)	\$1.00 one way
Includes trips to grocery stores and senior center	

Zone 2 Trip outside city limits	\$3.00 one way
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Zone 3 Trip outside city limits	\$10.00 one way
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Bus pass (each punch is worth \$1.00)	\$30.00
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Section 2. Sewer Fee Schedule.§3-103 Municipal Sewer Department; Rates.

A. Levy of Sewer Service Charges. The following sewer service charges shall be levied against the user of premises, property or structures of every kind, nature and description, which has water service from any supply source and are located within the wastewater service area of the City of La Vista.

B. Computation of Sewer Service Charges. For the months of December, January, February and March, the monthly charge for residential sewer services will be computed on the actual water used for these months. The monthly charge for residential sewer service in the months of April, May, June, July, August, September, October and November will be computed on the average water usage of the four (4) preceding winter months of December, January, February and March or for such portion of said consumption, whichever is the lesser. At the option of the City of La Vista, water used from private wells shall be either metered or estimated for billing purposes.

C. Amount of Sewer Service Charges. The total sewer service charge for each sewer service user will be the sum of three (3) charges: (1) customer charge, (2) flow charge, and (3) abnormal charge.

1. The customer charge is as follows
  - a. For sewer service users classified as Residential, the same being sewer service to a single family dwelling, or a duplex, apartment, or other multi-family dwelling (e.g. apartments) wherein each dwelling unit has a separate water meter that is read and charged for water and sewer use by the Metropolitan Utilities District - \$7.58 per month.
  - b. For sewer service users classified as Residential-Multi-Family, the same being sewer service to Multi-Family dwellings (e.g. apartments) wherein there is only a separate water meter to each building or complex that is read and charged for water and sewer use by the Metropolitan Utilities District - \$ 7.58 per month plus an amount equal to \$ 6.82 times the total number of dwelling units, less one, in the Multi-Family dwellings that comprise an apartment complex. The customer charge for Residential-Multi Family sewer service users will be billed by the City of La Vista in addition to the flow charge billing from the Metropolitan Utilities District. A late charge of 14% will be applied for for Multi-Family sewer use billings.

- c. For sewer service users classified as General Commercial: Customers who normally use less than 100,000 cubic feet of water per month and who are not Residential users or Residential-Multi-Family users - \$ 8.13 per month. For sewer service users in this category that require manual billing, add \$10.00 for a total of \$18.13. The manual billing of the customer charge will come from the City of La Vista instead of the Metropolitan Utilities District.
- 2. The flow charge for all sewer service users shall be \$ 2.2116 per hundred cubic feet (ccf).
- 3. If users have abnormal strength sewage as determined by the terms of the Wastewater Service Agreement between the City of La Vista and the City of Omaha, then additional charges will be billed to the user at the applicable rates as determined by said Agreement.
- 4. If users other than those classified herein are connected to the wastewater collection system, the Customer Charges, the Flow Charges and Other Charges will be determined by the City Council in accordance with rules and regulations of the EPA and the Agreement between the City of La Vista and the City of Omaha.

Section 3. Sewer/Drainage Connection Fee Schedule. A fee shall be paid to the City Treasurer as set forth in this section for each structure or tract to be connected to the sewer system of the City. No connection permit or building permit shall be issued until the following connection fees have been paid.

<b>Residential</b>		
Single Family Dwelling	\$1,100	
Duplex	\$1,100/unit	
Multiple Family	\$ 858/unit	
Commercial/Industrial	\$5,973/acre of land as platted	

The fee for commercial (including industrial) shall be computed on the basis of \$5,973 per acre within each platted lot or tract, irrespective of the number of structures to be constructed thereon.

The applicable fee shall be paid in respect to each lot or building site as a condition of City's issuance of any building or sewer connection permit.

- A. Changes in Use. If the use of a lot changes subsequent to payment of the fee, which different use would require payment of a fee greater than that payable in respect to the use for which the fee was originally paid, the difference in fee shall be paid to the City at time of such change in use.
- B. Existing Structures. Structures for which sewer connection and building permits have been issued, and all permit fees in respect thereto paid, prior to the effective date hereof shall be exempt from the fees herein imposed.
- C. Preconnection Payments. Where preconnection payment charges for a subdivision or portion thereof have been paid to City at time of subdivision of a tract pursuant to agreement between the City and the developer and the sanitary and improvement district, if any, financing improvements of the subdivision, the preconnection payment so made shall be credited by City to the sewer/drainage fees payable at time of connection of the individual properties to the sewer/drainage systems of the City.
- D. Sewer Tap and Inspection and Sewer Service Fees. The fees imposed by Section 3 hereof are in addition to and not in lieu of (1) sewer tap and inspection fees payable pursuant to Section 3-122 of the La Vista Municipal Code and listed herein and (2) sewer service charges imposed by Section 2 hereof.

Section 4. Sewer Inspection Charges Established for Installation. Inspection charges for nonresidential property sewer installation shall be:

<b>Sewer Tap Fee (Inspection Fee)</b>		
Service Line w/inside diameter of 4"	\$400	
Service Line w/inside diameter of 6"	\$600	
Service Line w/inside diameter of 8"	\$700	

Service Line w/inside diameter over 8"      Special permission/set by Council

**Section 5. Miscellaneous Sewer Related Fees:** Miscellaneous sewer related fees shall be:

Private Sewage Disposal System Const. Permit \$ 1,500  
Appeal Fee Re: Issuance or Denial of Sewer Permits \$ 1,500

Section 6. Repeal of Ordinance No.1158. Ordinance No. 1158 as originally approved on November 15, 2011, and all ordinances in conflict herewith are hereby repealed.

Section 7. Severability Clause. If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional or invalid, such unconstitutionality or invalidity shall not affect the validity of the remaining portions of this ordinance. The Mayor and City Council of the City of La Vista hereby declare that it would have passed this ordinance and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses or phrases be declared unconstitutional or invalid.

**Section 8. Effective Date.** This Ordinance shall take effect from and after its passage, approval and publication in pamphlet form as provided by law; provided, however, that:

(1) Pawnbroker occupation taxes of Section 1 shall be effective April 1, 2003. Pawnbroker occupations taxes shall be payable on a monthly basis no later than the last day of the calendar month immediately following the month in which the subject pawnbroker transactions occur. For example, the occupation tax on pawnbroker transactions for the month of April 2003 shall be due and payable on or before May 31, 2003.

(2) Pawnbroker permit fees shall be effective January 1, 2004. Annual pawnbroker permit fees shall be due and payable annually on or before January 1. Initial pawnbroker permit fees shall be due and payable on or before the date that the pawnbroker license is issued. Issuance of renewal of pawnbroker permits shall be subject to payment of applicable permit fees.

(3) Rental Inspection Program License fees shall be effective January 1, 2011

(4) The remaining provisions of this Ordinance other than those specified in Sections 8(1), 8(2) and 8(3) shall take effect upon publication.

PASSED AND APPROVED THIS 3RD-21ST DAY OF SEPTEMBER, 2013 JANUARY, 2014.

## CITY OF LA VISTA

Douglas Kindig, Mayor

ATTEST:

Pamela A. Buethe, CMC  
City Clerk

**CITY OF LA VISTA**  
**MAYOR AND CITY COUNCIL REPORT**  
**JANUARY 21, 2014 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
AUTHORIZATION TO ADVERTISE REQUEST FOR PROPOSALS — FINANCIAL INFORMATION SOFTWARE SYSTEM SELECTION CONSULTANT	◆ RESOLUTION ORDINANCE RECEIVE/FILE	SHEILA LINDBERG FINANCE DIRECTOR

**SYNOPSIS**

A resolution has been prepared authorizing the advertisement of requests for proposals (RFP) for a Financial Information Software System Selection Consultant for the City of La Vista.

**FISCAL IMPACT**

The FY 13/14 Capital Improvement Program contains funding for this project.

**RECOMMENDATION**

Approval.

**BACKGROUND**

On November 15, 2011, by Resolution No. 11-124, the City Council adopted the Strategic Technology Plan. The Strategic Technology Plan identified the need to replace the current financial management system over at least a two year period. Purchasing a financial information software system is a significant investment that is both complex and technical in nature. As a result, specialized services are necessary to assist staff in:

- Evaluating current business processes and systems;
- Preparing a needs assessment;
- Development of an action plan;
- Preparing a RFP;
- Evaluating and selecting a vendor;
- Contract negotiations and software implementation.

**RESOLUTION NO. \_\_\_\_\_**

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA AUTHORIZING THE ADVERTIZING OF THE REQUEST FOR PROPOSALS FOR A FINANCIAL INFORMATION SOFTWARE SYSTEM SELECTION CONSULTANT FOR THE CITY OF LA VISTA.

WHEREAS, the Mayor and Council have determined that replacement of the current financial management system is necessary, and

WHEREAS, the Mayor and Council have also determined that a Consultant for the selection process of a Financial Information Software System is necessary, and

WHEREAS, the FY 2013/14 Capital Improvement Program provides funding for the proposed project; and

WHEREAS, Proposals will be due February 14, 2014 with the approximate contract award date of April 1, 2014;

NOW, THEREFORE BE IT RESOLVED, that the Mayor and City Council hereby authorize the advertising of the request for proposals for a Financial Information Software Selection Consultant for the City of La Vista.

PASSED AND APPROVED THIS 21ST DAY OF JANUARY, 2014.

CITY OF LA VISTA

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Douglas Kindig, Mayor

ATTEST:

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Pamela A. Buethe, CMC  
City Clerk



# City of La Vista

Nebraska

## Request for Proposal

Financial Information Software System Selection Consultant

Pamela Buethe  
City Clerk

**PROPOSALS MUST BE RECEIVED BY  
NOON (CST), FRIDAY, February 14, 2014**

# **Introduction**

## **Request for Proposals (RFP)**

The City of La Vista, Nebraska is seeking proposals from qualified individuals and business entities that have specific experience in the area of financial information software system selection and implementation and are interested in providing advisory services to the City.

## **Minimum Qualifications**

To be a qualified consultant, the individual or entity must be able to verify that they have the following minimum qualifications:

- At least three (3) years of experience within the last five (5) years with financial information software selection consulting for local governments with populations of 15,000 or larger;
- Experience in producing an RFP for a governmental financial information software system;
- Knowledge of current Generally Accepted Accounting Principles (GAAP) and Governmental accounting practices;
- Knowledge of internal controls and financial best practices.

## **Objective**

The objective is to enter into a contract with the selected consultant to provide services that could include some or all of the following: an evaluation of current business processes and systems, a needs assessment, development of an action plan, RFP preparation, assistance with software evaluation and selection of a vendor, contract negotiations and software implementation.

## **General Information**

### **Background**

The City of La Vista has a current population of approximately 18,000 residents and provides a full range of municipal services including Public Safety, Code Enforcement, Public Works, Public Building & Grounds, Library Services, Recreation, Finance, Human Resources, Administration, and Community Development. The 2014 General Fund operating budget is \$13 million, Enterprise Funds (Golf and Sewer) have a budget of \$3 million and the budget for all funds totals \$22 million. Additional information regarding the City including a complete copy of the budget document and other financial data can be found on the City's website at [www.cityoflavista.org](http://www.cityoflavista.org).

## Current Environment

The City of La Vista currently uses Summit (Data-Tech) Financial Management System, which was implemented in 1997, and operates in a Microsoft Windows environment. Summit modules currently being utilized include:

- General Ledger Accounting and Reporting
- Receipt Management
- Accounts Payable
- Purchase Orders
- Payroll/Human Resources
- Fixed Asset Management
- Bank Module

Software currently used that interfaces with Summit:

- Payroll Maxx (Time Entry)

Other software/programs currently used that do not interface with Summit:

- Landport (Work Order System used organizational wide)
- BluePrince (Building Permits/Contractor Licensing)
- Gasboy (Fuel Management)
- RTA ( Fleet Management)
- Micro Paver (Pavement Management System)
- ActiveNet (Online Recreation Program Registration/Payment/Membership)
- Plan-It (Capital Improvement Program)

The City is interested in identifying an innovative and effective solution for meeting its current and future financial management system needs. It will be critical for the new financial management system to be flexible enough to adapt to new informational needs and workflow processes. In addition to those areas mentioned above that do not currently interface with Summit, other areas of consideration include:

- Human Resources Information/Management
- Account Receivables
- Project Management (Schedules/Estimates)
- Community Development

- Recreation (Program Participant Management)
- Debt Administration
- Grant Administration
- Capital Improvement Program
- Parking Ticket Processing
- Business Licensing (Occupation)
- Purchasing

## **SCOPE OF SERVICES**

The consultant will be asked to assist the City of La Vista in completing an evaluation of current business processes and systems resulting in a needs assessment, developing a plan of action to address the needs identified, preparing a request for proposal, evaluation of software and selecting a vendor(s), assisting in contract negotiations, and ensuring successful implementation of the software solutions. The specific tasks included within the scope of services are shown below:

### **Task #1: Evaluation of Current Processes and Systems and Needs Assessment**

The consultant will conduct a series of on-site interviews with various staff from all departments to review, evaluate and document existing systems that relate to financial processes. Consultant will determine and document the effectiveness of the existing software solutions and identify the functional requirements necessary to meet the business needs of the City including the need for accurate and complete financial information, proper internal controls and effective workflow processes. Deficiencies within the current systems and processes will be identified and recommendations made to resolve these deficiencies. The Consultant will evaluate existing department-specific data or data needs that may be incorporated into a citywide financial information software solution, evaluate the ability of existing stand-alone systems to effectively integrate into a financial information software solution, and identify other relevant systems or resource components or issues that may factor into the need to replace the current software systems.

### **Task #2: Plan of Action**

The consultant will create a comprehensive plan of action to implement solutions to issues identified within Task #1, including estimated costs. The plan of action should include a prioritization of solution requirements, potentials for phasing-in solution implementations, suggested timeframes for implementing the project, and estimated costs for potential replacement options, including software, equipment, and training.

### **Task #3: Request for Proposal Document**

If the Plan of Action calls for enhancements, upgrades, new systems, or replacement of existing systems, the consultant will assist City staff in preparing a comprehensive request for proposal

(RFP) for distribution to prospective vendors for the purchase, installation, and implementation of financial information software solutions. This will include assisting the City in identifying potential vendors and facilitating questions and responses throughout the RFP process.

## **Task #4: Evaluation and Selection of a Vendor**

The consultant will assist City staff in evaluating vendor proposals, coordinating and facilitating on-site demonstrations from vendors and potential site visits to agencies using prospective vendors' system, and identify a vendor with whom the City would enter into contract negotiations.

## **Task #5: Contract Negotiations**

Once the software vendor has been selected, the consultant will assist City staff in successfully negotiating a contract.

## **Task #6: Implementation**

The consultant will assist the selected software vendor and City staff in ensuring that the new software solution is successfully implemented based on the plan provided by the vendor. The consultant will verify that all software delivered fully meets the vendor's RFP response and all items identified in the contract are delivered.

The City will negotiate with the selected consultant and may choose to have consultant provide services that include some or all of the tasks identified above.

## **Project Deliverables**

The consultant shall be required to provide the following:

1. A Needs Assessment Report outlining the effectiveness of the City's existing software solutions as they relate to the functional requirements necessary to meet the business needs of the City, as well as an outline of deficiencies in the current system and processes and recommendations to resolve said deficiencies. The report shall include an analysis of the functional requirements needed for system optimization and for the addition of future modules or systems to integrate with the financial information software system, including an analysis of functional areas beyond the current modules.
2. A Plan of Action to implement solutions to issues identified within Task 1, including estimated costs. The Plan should include prioritization of solutions, potentials for phasing in solutions, suggested time frames for implementation and estimated costs for potential replacement options.
3. A comprehensive Request for Proposal will be prepared to address the solutions identified in the Needs Assessment Report and will include the identification of potential vendors.
4. An Evaluation Report with selection recommendation for a new financial information software system and a presentation of the recommendation to the City Council.

# REQUEST FOR PROPOSAL PROCESS

The City of La Vista has made every effort to include enough information within this RFP for a vendor to prepare a responsive proposal and statement of qualifications. The City encourages prospective vendors to submit the most comprehensive, responsive, and competitive proposal; however, each proposal should be prepared in a clear, logical, and concise manner. The City will administer the request for proposal process in accordance with the terms and dates discussed in this document. However, the City reserves the right to modify the proposal process and dates as deemed necessary.

## SUBMITTAL REQUIREMENTS

Respondents are required to submit all of the information listed below. Eligible consultants must not have an affiliation or be a reseller of any software or enterprise system proposed. Submission of a proposal is certification to the factual truth of all information presented.

### **A. Letter of Interest**

A signed letter of interest must be included summarizing the prospective vendor's understanding of the work to be done, a commitment to perform the work within the time period, and a statement of why the firm believes it to be the best qualified to perform engagement.

### **B. Statement of Qualifications**

The statement of qualifications will summarize the firm's qualifications and experience to meet the specifications and requirements of the project. The following information shall be included:

1. Name of company (including address, phone, email address, etc.)
2. Name of primary contact person along with contact information.
3. Vendor's profile, history, relevant experience for producing an RFP for a governmental financial information software system and a corresponding list of government clients for the last five (5) years, including contact information.
4. Résumés for all professionals involved in the project.
5. Minimum of four (4) government client references (3 positive and 1 negative) from projects with similar scope and size.
6. Number of software consulting projects which resulted in successful completion in the last five years.

## C. Detailed Proposal and Approach

Please provide separate responses to each of the following items:

1. Provide a description of how your firm will achieve the project objectives set forth in this request. Please include a description of the resources and personnel you would use in this project.
2. A project plan must be included with specific tasks to be completed and a project timeline that identifies key milestones and dates.
3. Describe what your firm would require of the City staff to assist you in completing this project, including staff time, technical resources, documents, data, etc.

## D. Cost Proposal

The cost proposal shall provide a description of proposed fees and expenses your firm would charge to provide the services described in your response to this request. **A breakdown of the proposed fees and expenses based on each of the identified tasks is required. (See Exhibit A)** The cost proposal shall be submitted in a separate sealed envelope from the RFP. The proposal must be signed by a person who is authorized to legally bind the responding consultant.

Any proposal may be withdrawn or modified prior to the scheduled deadline for submitting proposals. After the submittal deadline, vendors may not modify, withdraw or cancel their proposals for a minimum of 90 days. In the event the award is not made within 90 days, the City will send a written request to all viable responders asking them to hold their price firm for a longer period of time.

## E. City's Timetable

The City intends to complete the selection process using the following schedule. However, the City reserves the right to adjust or reschedule milestones as necessary. Time is of the essence for this project.

Release Request for Proposal	January 22, 2014
Vendor Proposal Responses Due	<b>Submittals are due Friday February 14, 2014 at 12:00 pm (CST):</b>
Finalists Notified/ Vendor Short List Released	February 24, 2014
Vendor Interviews & Reference Checks Complete	March 10-14, 2014
Final Selection	March 21, 2014
Contract Awarded	April 1, 2014
Consultant Work Begins	April 2014

	April 2014	1) Assess current software system and business processes, deficiencies and unmet needs. Identify future business needs. (Needs Assessment)
	June 2014	2) Provide functional Plan of Action to implement solutions to issues identified in Needs Assessment
	August 2014	3) Prepare a Request for Proposal for any enhancements, upgrades, new systems, or replacements systems identified in the Plan of Action. RFP should allow for easy comparison between vendors.
	Aug-Oct 2014	4) Help guide the City through the selection process and assist in identifying risks and potential issues to help the City make the best decision; includes vendor presentations and software demonstrations
City Council considers approval of software vendor contract		October 2014

## F. Submittal

Each vendor shall submit eight (8) printed copies and one (1) electronic copy (Microsoft Word or Adobe Acrobat format preferred) of the proposal no later than **12 noon, CST, Friday, February 14, 2014**. Proposals shall be delivered to:

Pamela Buethe, City Clerk  
 City of La Vista  
 8116 Park View Blvd.  
 La Vista, NE 68128

The outside of the proposal package should be clearly marked **“City of La Vista, NE, Proposal for Financial Information Software System Consultant.”** The cost proposal shall be submitted in a separate sealed envelope from the RFP.

It will be the sole responsibility of the vendors to have their proposals delivered to the City before the closing deadline. Late proposals will not be considered and will be returned unopened to the sender.

RFP responses must be sealed. No responses will be accepted via facsimile or email.

Joint proposals submitted by more than one consultant or company must designate one consultant as the Primary consultant. The Primary Consultant will be considered the sole point of contact with regard to contract matters. All others will be considered subcontractors to the Primary. All subcontractors must be identified in the proposal as to their scope in the project and experience with the identified tasks. The Primary Consultant is totally responsible for adherence by the

subcontractors to all provisions of the contract including, but not limited to, the security of any data entrusted to their care.

Questions concerning this RFP should be submitted in writing, and may be sent via email to Pamela Buethe at [pbuethe@cityoflavista.org](mailto:pbuethe@cityoflavista.org). Responses to the questions will be provided in writing to all vendors who hold copies of the RFP and posted to the City's website.

### **Clarifications, Exceptions and Special Conditions**

The RFP does not commit the City to procure or award a contract for the scope of work described herein.

The City of La Vista reserves the right to reject any and all proposals, to waive informalities or irregularities, to negotiate contract terms with various proposers when such is deemed by the City to be in its best interest. The right is also reserved to accept or reject any part of the proposal unless otherwise indicated by the vendor.

The City further reserves the right to:

1. Amend, modify, or withdraw this RFP;
2. Revise any requirements under this RFP;
3. Require supplemental statements of information from any responding party;
4. Extend the deadline for submission of responses hereto;
5. Negotiate or hold discussions with any bidder to correct insufficient responses that do not completely conform to the instructions contained herein;
6. Waive any nonconformity with this RFP; and
7. Cancel, in whole or in part, this RFP if the City deems it is in its best interest to do so;
8. Request additional information or clarification of information provided in the response without changing the terms of the RFP;
9. Waive any portion of the selection process in order to accelerate the selection and negotiation with the top-ranked vendor.

The City may exercise the foregoing rights at any time without notice and without liability to any bidder, or any other party, for expenses incurred in the preparation of responses hereto or otherwise. Responses hereto will be prepared at the sole cost and expenses of the bidder.

As required by State Law, neither the vendor nor his subcontractors shall discriminate against any employee or applicant for employment, to be employed in the performance of this contract, with respect to their hire, tenure, terms, conditions, or privileges of employment or because of their race, color, religion, sex, disability or natural origin.

The City of La Vista is exempt from the payment of federal excise taxes and Nebraska sales and use taxes and all such taxes shall be excluded from bids. Tax exemption certificates will be provided upon request.

Pursuant to Neb. Rev. Stat. Section 73-102, by submitting a proposal, vendor hereby represents and certifies to the City of La Vista that vendor is complying with, and will continue to comply with, fair labor standards in the pursuit of its business and, if vendor is awarded a contract fair labor standards will be maintained in the execution and performance of the contract.

## **Method of Award**

### **Evaluation Process**

Proposals will be evaluated on the basis of the written materials submitted. During the evaluation process, the City may, at its discretion, request any number of firms to make oral presentations. Such presentations will provide firms with an opportunity to answer any questions the City may have on a firm's proposal. Not all firms may be asked to make such oral presentations.

The City of La Vista reserves the right to award the contract without written or oral discussions with proposers. The City of La Vista reserves the right to reject any and all proposals, to waive irregularities in a proposal, and to award contracts based on the best interest of or what is most advantageous to the City.

### **Selection Criteria:**

<b>Criteria</b>
1. Successfully completed work of similar size and scope
2. Qualifications and expertise of proposed key staff members
3. Approach and methodology
4. References of representative projects
5. Cost

## Exhibit # A

### Proposal Response Form

Completed Proposal Cost \_\_\_\_\_

Breakdown of Proposal Costs and Estimated Hours per Task

<u>Task</u>	<u>Hours Budgeted</u>	<u>Costs</u>	<u>Time*</u>
1.			
2.			
3.			
4.			
5.			
6.			

Complete Proposal Total Hours \_\_\_\_\_

Total Days \_\_\_\_\_

\_\_\_\_\_  
Signature of Authorized Company Representative

\_\_\_\_\_  
Company

\*Need a Project Schedule that provides sufficient time for owner response to critical decision points.

**CITY OF LA VISTA**  
**MAYOR AND CITY COUNCIL REPORT**  
**JANUARY 21, 2014 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
MAYFAIR SUBDIVISION NO PARKING ZONE DESIGNATIONS	◆ RESOLUTION ORDINANCE RECEIVE/FILE	JOE SOUCIE PUBLIC WORKS DIRECTOR

**SYNOPSIS**

A resolution has been prepared establishing "No Parking Zones" on various sides of the streets within the Mayfair subdivision as recommended by the city engineer and authorizing the Public Works Department to install appropriate signs.

**FISCAL IMPACT**

The FY 13/14 General Fund Budget provides funding for the signage.

**RECOMMENDATION**

Approval

**BACKGROUND**

As part of providing for the safe passage of vehicles and pedestrians on the streets within Mayfair the designation of No Parking Zones is recommended in the following locations:

1. A No Parking Zone on the west side of South 101<sup>st</sup> Street from the centerline of Brentwood Drive to the centerline of Giles Road.
2. A No Parking Zone on the east side of South 101<sup>st</sup> Street from the centerline of Giles Road to the centerline of Gary Street.
3. A No Parking Zone on the north side of Gary Street from the centerline of 99<sup>th</sup> Street to the centerline of 101<sup>st</sup> Street.
4. A No Parking Zone on the north side of Idora Street from the centerline of Brentwood Drive to the centerline of 101<sup>st</sup> Street.
5. A No Parking Zone on the south side of Floyd Street from the centerline of Gary Street to the centerline of 101<sup>st</sup> Street.
6. A No Parking Zone on the south side of Durkop Street from the centerline of 101<sup>st</sup> Street to the centerline of Gary Street.
7. A No Parking Zone on the east side of 98<sup>th</sup> Street from the centerline of Brentwood Drive to the centerline of Melissa Street.
8. A No Parking Zone on the east side 100<sup>th</sup> Street from the centerline of Idora Street to the centerline of Floyd Street.
9. A No Parking Zone on the west side of 99<sup>th</sup> Street from the centerline of Brentwood Drive to the centerline of Melissa Circle.

10. A No Parking Zone on the north side of Melissa Street from the centerline of Melissa Circle to the centerline of 96<sup>th</sup> Street.
11. A No Parking Zone on the north side of Durkop Street from the east lot line of 8137 S. 101<sup>st</sup> Street to the centerline 101<sup>st</sup> Street.
12. A No Parking Zone on the north side of Floyd Street from the east lot line 10028 Floyd Street to the centerline of 101<sup>st</sup> Street.
13. A No Parking Zone on the south side of Melissa Street from approximately 80 feet east of the centerline of 98<sup>th</sup> Street to the centerline of 96<sup>th</sup> Street.
14. A No Parking Zone in the cul-de-sac of Melissa Circle from the east lot line of 9901 Melissa Circle to the east lot line 9902 Melissa Circle.
15. A No Parking Zone in the cul-de-sac of Windy Circle from the west lot line 9821 Windy Circle around the cul-de-sac to the east lot line of 9820 Windy Circle.
16. A No Parking Zone in the cul-de-sac of Henry Circle from the east lot line 9820 Henry Circle around the cul-de-sac to the east lot line 9809 Henry Circle.
17. A No Parking Zone in the cul-de-sac of Amy Circle from the west lot line of 7915 97<sup>th</sup> Circle around the cul-de-sac to the west lot line 7905 97<sup>th</sup> Circle.
18. A No Parking Zone in the cul-de-sac of 97<sup>th</sup> Circle from the west lot line of 7827 97<sup>th</sup> Circle around the cul-de-sac to the east lot line 7826 97<sup>th</sup> Circle.
19. A No Parking Zone on the west side of 97<sup>th</sup> Circle drive throat from the centerline of Brentwood Drive to the east lot line of 7826 97<sup>th</sup> Circle.
20. A No Parking Zone in the cul-de-sac of 100<sup>th</sup> Circle from the north lot line of 10019 Gary Street around the cul-de-sac to the north lot line 10003 100<sup>th</sup> Circle.
21. A No Parking Zone in the cul-de-sac of Gary Circle from the east lot line of 10102 Gary Circle around the cul-de-sac to the east lot line of 10101 Gary Circle.
22. A No Parking Zone on the west side of 99<sup>th</sup> Street from the centerline of Gary Street to the centerline of Giles Road.
23. A No Parking Zone on the east side of 99<sup>th</sup> Street from the centerline of Giles Road to approximately 80 feet north of Hillcrest Plaza.
24. A No Parking Zone on the north side of Brentwood Drive from the centerline of 96<sup>th</sup> Street to the west lot line 7822 S. 99<sup>th</sup> Street.
25. A No Parking Zone on the south side of Brentwood Drive from the center line of 96<sup>th</sup> Street to approximately 80 feet west of the centerline of 97<sup>th</sup> Plaza.

Attached is a map illustrating the proposed No Parking Zones.

RESOLUTION NO. \_\_\_\_\_

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA,  
NEBRASKA ESTABLISHING NO PARKING ZONES ON VARIOUS SIDES OF THE STREETS  
WITHIN THE MAYFAIR SUBDIVISION

WHEREAS, the Mayor and City Council have determined that "No Parking Zones" are necessary on various sides of the streets within the Mayfair subdivision to provide for the safe passage of vehicles and pedestrians; and

WHEREAS, the designation of No Parking Zones are in the following locations;

1. A No Parking Zone on the west side of South 101<sup>st</sup> Street from the centerline of Brentwood Drive to the centerline of Giles Road.
2. A No Parking Zone on the east side of South 101<sup>st</sup> Street from the centerline of Giles Road to the centerline of Gary Street.
3. A No Parking Zone on the north side of Gary Street from the centerline of 99<sup>th</sup> Street to the centerline of 101<sup>st</sup> Street.
4. A No Parking Zone on the north side of Idora Street from the centerline of Brentwood Drive to the centerline of 101<sup>st</sup> Street.
5. A No Parking Zone on the south side of Floyd Street from the centerline of Gary Street to the centerline of 101<sup>st</sup> Street.
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8. A No Parking Zone on the east side 100<sup>th</sup> Street from the centerline of Idora Street to the centerline of Floyd Street.
9. A No Parking Zone on the west side of 99<sup>th</sup> Street from the centerline of Brentwood Drive to the center line of Melissa Circle.
10. A No Parking Zone on the north side of Melissa Street from the centerline of Melissa Circle to the centerline of 96<sup>th</sup> Street.
11. A No Parking Zone on the north side of Durkop Street from the east lot line of 8137 S. 101<sup>st</sup> Street to the centerline 101<sup>st</sup> Street.
12. A No Parking Zone on the north side of Floyd Street from the east lot line 10028 Floyd Street to the centerline of 101<sup>st</sup> Street.
13. A No Parking Zone on the south side of Melissa Street from approximately 80 feet east of the centerline of 98<sup>th</sup> Street to the centerline of 96<sup>th</sup> Street.
14. A No Parking Zone in the cul-de-sac of Melissa Circle from the east lot line of 9901 Melissa Circle to the east lot line 9902 Melissa Circle.
15. A No Parking Zone in the cul-de-sac of Windy Circle from the west lot line 9821 Windy Circle around the cul-de-sac to the east lot line of 9820 Windy Circle.
16. A No Parking Zone in the cul-de-sac of Henry Circle from the east lot line 9820 Henry Circle around the cul-de-sac to the east lot line 9809 Henry Circle.

17. A No Parking Zone in the cul-de-sac of Amy Circle from the west lot line of 7915 97<sup>th</sup> Circle around the cul-de-sac to the west lot line 7905 97<sup>th</sup> Circle.
18. A No Parking Zone in the cul-de-sac of 97<sup>th</sup> Circle from the west lot line of 7827 97<sup>th</sup> Circle around the cul-de-sac to the east lot line 7826 97<sup>th</sup> Circle.
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23. A No Parking Zone on the east side of 99<sup>th</sup> Street from the centerline of Giles Road to approximately 80 feet north of Hillcrest Plaza.
24. A No Parking Zone on the north side of Brentwood Drive from the centerline of 96<sup>th</sup> Street to the west lot line 7822 S. 99<sup>th</sup> Street.
25. A No Parking Zone on the south side of Brentwood Drive from the center line of 96<sup>th</sup> Street to approximately 80 feet west of the centerline of 97<sup>th</sup> Plaza; and

WHEREAS, the City Engineer has reviewed the plan and recommends approval,

NOW, THEREFORE, BE IT RESOLVED, that the "No Parking Zones" on various sides of the streets within the Mayfair subdivision are authorized,

BE IF FURTHER RESOLVED, that the Public Works Department be, and hereby is, authorized to install the appropriate signage designating these "No Parking Zones".

PASSED AND APPROVED THIS 21ST DAY OF JANAUARY, 2014.

CITY OF LA VISTA

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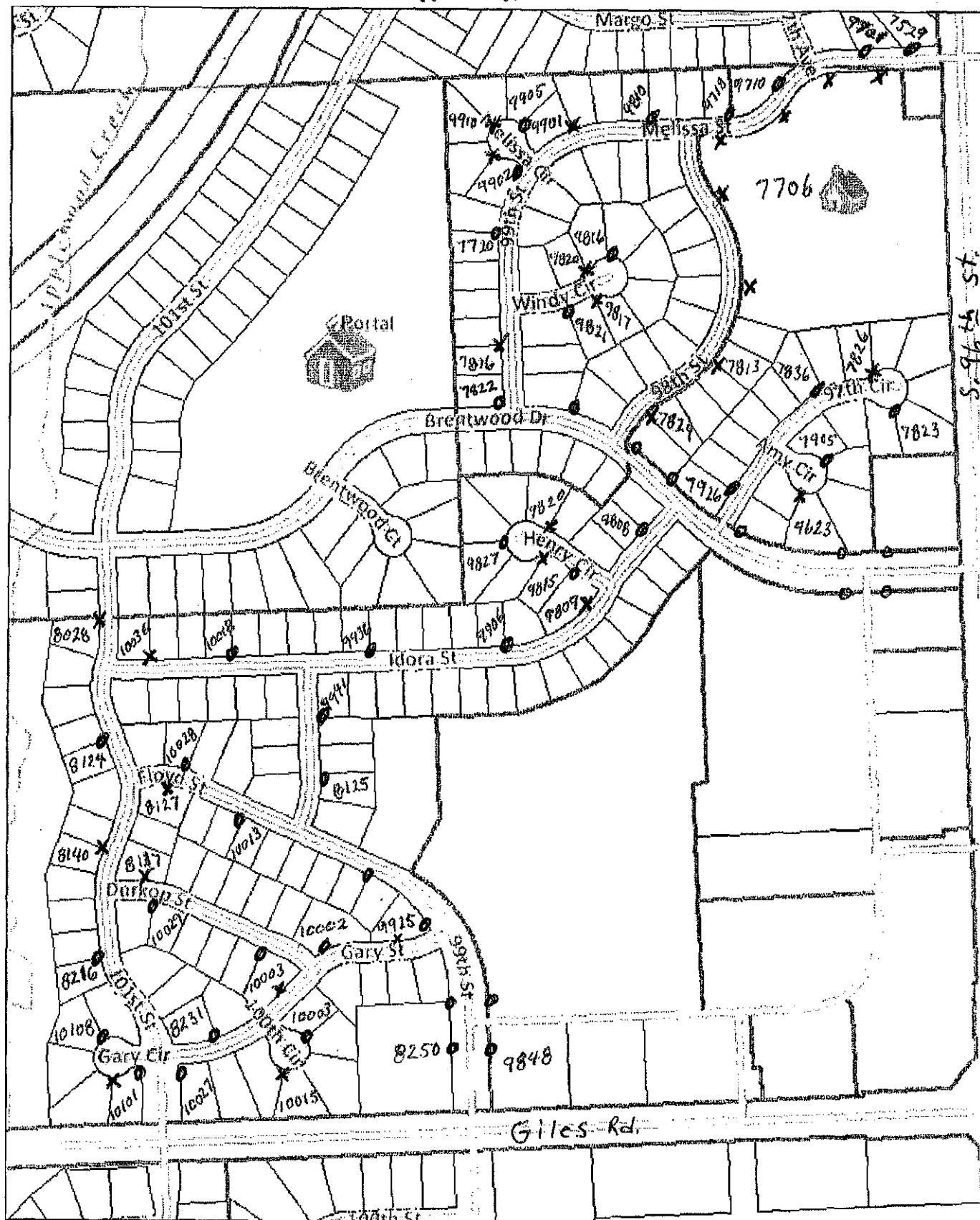
Douglas Kindig, Mayor

ATTEST:

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Pamela A. Buethe, CMC  
City Clerk

### Sarpy County, Nebraska



*Disclaimer: This data is for informational purposes only, and should not be substituted for a true title search, property appraisal, survey, or for zoning district verification. Sarpy County and the Sarpy County GIS Coalition assume no legal responsibility for the information contained in this data.*

Map Scale  
1 inch = 333 feet

O = Current Light Poles  
X = New Sign Poles

12/2/2013

**CITY OF LA VISTA**  
**MAYOR AND CITY COUNCIL REPORT**  
**JANUARY 21, 2014 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
STANDARD OPERATION POLICY COMMUNITY MASS NOTIFICATION SYSTEM	◆ RESOLUTION ORDINANCE RECEIVE/FILE	JEFF CALENTINE ASST. TO CITY ADMINISTRATOR

**SYNOPSIS**

A resolution has been prepared for the approval of a Standard Operation Policy on the use of a Community Mass Notification System.

**FISCAL IMPACT**

N/A

**RECOMMENDATION**

Approval.

**BACKGROUND**

The City Council approved a contract with Nixle LLC on July 16, 2013 to provide community mass notification services. Prior to the implementation of this service, which is scheduled to begin in February, a policy has been developed to outline guidelines and procedures as to how and when the notification system will be used. This policy was developed by the internal employee group that worked on selecting Nixle LLC as the service provider. In addition to having discussions regarding how La Vista would utilize the system, they researched similar policies from other cities.

RESOLUTION NO. \_\_\_\_\_

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA APPROVING A STANDARD OPERATION POLICY PERTAINING TO A COMMUNITY MASS NOTIFICATION SYSTEM.

WHEREAS, the City Council has determined that it is necessary and desirable to create Standard Operation Policies as a means of establishing guidelines and direction to the members of the City Council and to the city administration in regard to various issues which regularly occur; and

WHEREAS, a Standard Operation Policy to govern the use of a Community Mass Notification System has been reviewed and recommended.

NOW, THEREFORE, BE IT RESOLVED, that the Mayor and City Council of La Vista, Nebraska, do hereby approve the Standard Operation Policy entitled Community Mass Notification System, and do further hereby direct the distribution of said Standard Operation Policy to the appropriate City Departments.

PASSED AND APPROVED THIS 21ST DAY OF JANUARY 2014.

CITY OF LA VISTA

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Douglas Kindig, Mayor

ATTEST:

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Pamela A. Buethe, CMC  
City Clerk

**SUBJECT: COMMUNITY MASS NOTIFICATION SYSTEM**  
**DATE ISSUED: JANUARY 21, 2014**  
**ISSUED BY: BRENDA GUNN, CITY ADMINISTRATOR**

This policy establishes guidelines and procedures for use of a community mass notification system that utilizes telephone, text, and/or email to distribute information. The system may be used to send emergency and other notifications to the general public and as an internal communication tool with employees. Discretion will be used in determining when the system will be used for notifications other than those of an emergency nature.

System administrators will be identified and are expected to have the capability to send an emergency alert at all times.

In addition to system administrators, select other staff will be able to access the system for internal communication functions. These users will have different permissions, controlled/limited access to specific areas of the system and will not be authorized to send alerts, advisories or community messages.

Four types of messages have been identified for use:

**Alert** level messages are reserved for emergencies and urgent information involving health, life, safety and property dangers, such as an Amber Alert, a hostage situation, a boil order for drinking water, a health pandemic, or a shelter-in-place order. In extreme and unusual situations the City will utilize the federal IPAWS capability, which will follow the standards and requirements set forth by FEMA, NEMA and Sarpy County. The City will not be issuing alerts regarding severe weather.

**Advisory** level messages would be sent to residents in a specific geographic area and examples include lost children, missing persons, shootings, crime sprees, water main breaks, and major road closures.

**Community Messages** are neighborhood notifications sent only via e-mail and would include information about such things as City-sponsored events, situations that will impact a specific area, and important public meetings or gatherings.

**Internal Communication** messages will be sent only to City staff and will include notifications about facility closings and mobilizations for emergency and/or after-hours operations, including snow and/or debris removal and the activation of the Emergency Operations Center or other similar as determined necessary.

System Administrators will comply with the following guidelines when sending mass notification messages from the City Account:

- Alerts will be messages about immediate health, life, safety and property dangers and System Administrators shall have the authority to send Alerts. However, if an Incident Commander has been designated, information included in the Alert will be reviewed and approved by the Incident Commander or their designee. As soon as possible after sending an Alert, the System Administrator will notify the City Administrator or their designee.
- Advisories will be issued after a System Administrator has evaluated the necessity of sending such a message by taking into consideration the duration of the event or incident and the number of people impacted by the situation. If a System Administrator determines an Advisory is necessary, they are authorized to do so.
- Community messages should be sent to a System Administrator at least five business days in advance. A System Administrator will evaluate the necessity of sending such a message by taking into consideration the potential disruption to the area impacted by an event, the duration of the event and the importance of any meeting or gathering. If a System Administrator determines a Community Message is necessary, they are authorized to do so.
- The use of internal communication messages will be at the discretion of each department. It will be the responsibility of each department to maintain the emergency contact information for their staff.

**CITY OF LA VISTA**  
**MAYOR AND CITY COUNCIL REPORT**  
**JANUARY 21, 2014 AGENDA**

<b>Subject:</b>	<b>Type:</b>	<b>Submitted By:</b>
POSITION DESCRIPTION	RESOLUTION ORDINANCE ◆ RECEIVE/FILE	JOE SOUCIE PUBLIC WORKS DIRECTOR

**SYNOPSIS**

A position description for the Public Works Intern has been created.

**FISCAL IMPACT**

N/A

**RECOMMENDATION**

Approval

**BACKGROUND**

A Public Works Intern position was created in August 2013, a job description was prepared and the position was subsequently filled. The position was recently vacated and as the process was started to backfill, it was discovered that the job description was apparently never presented to Council.

The job description is attached for your review.

## POSITION DESCRIPTION CITY OF LA VISTA

**POSITION TITLE:** Public Works Intern

**POSITION REPORTS To:** City Engineer

**POSITION SUPERVISES:**

### **DESCRIPTION:**

Under the direction of the City Engineer, the student intern will be given the opportunity to experience general City Engineer and Public Works functions as well as project specific data collection, record keeping, infrastructure documentation, and compliance reporting. In addition there will be some exposure community development and planning methods through assistance to the City Engineer with development project reviews as well as specific procedures of the City of La Vista. This position is compensated through course credit received from the University, or an hourly wage as negotiated.

### **ESSENTIAL FUNCTIONS:** (with or without reasonable accommodation)

1. Assist the City Engineer in day to day activities including: providing information on land development applications, assisting with review of building permit applications, review of construction plans, and providing information to interested persons.
2. Assist the Street Superintendent with establishing and maintaining a pavement management system.
3. Assist the City Engineer or other Public Works staff with digitizing and organizing infrastructure records (plans, specifications, etc.) in a manner that allows retrieval of such records more efficiently and expediently. This will include ongoing maintenance of such records.
4. Researches and assists with the preparation of specifications or plans for infrastructure improvements including data collection, obtaining applicable design standards, and research on materials and methods used by other agencies to solve similar problems or needs.
5. Perform field inspections, site inventories and/or windshield surveys for special projects or plan updates. This may include data collection for ongoing Performance Measures assessment of Public Works Divisions.
6. Update infrastructure maps utilizing AutoCAD or ARCGis or other similar computer programs.
7. May conduct special studies as requested.
8. Assist with general office duties.
9. Perform additional duties as assigned.

### **ESSENTIAL PHYSICAL AND ENVIRONMENTAL DEMANDS**

The physical and environmental demands listed here are representative of those that must be met and tolerated by an employee to successfully perform the essential functions of the job.

- Work is performed both indoors and outdoors year round.
- Periodically and during inclement weather, project sites may be dusty, noisy and hazardous.
- While performing the duties of this job, the employee is occasionally asked to stand or sit; walk; use hands to finger, handle, feel or operate objects, tools or controls and reach with hands and arms. The employee is occasionally required to climb or balance; stoop, kneel, crouch, or crawl; talk and hear.
- Specific vision abilities required by the job include close vision, distance vision, color vision, peripheral vision, depth perception and the ability to adjust focus. Hearing abilities must be correctable to level adequate to perform essential functions.
- Incumbents must have the ability to transport themselves to and from project sites and lift up to 50 pounds.

**Note: Physical examination and drug screening tests will follow all conditional offers of employment.**

**EDUCATION, TRAINING, LICENSE, CERTIFICATION AND EXPERIENCE**

1. Must be 18 years of age or older.
2. Graduation from an accredited high school or GED.
3. Senior standing or graduate level student in Public Administration, Civil Engineering, Environmental or related field.
4. Must possess a valid driver's license.
5. "Student Intern" means one who is officially enrolled as a student with a recognized educational institution and has been officially recommended by his/her instructor or staff member of that institution (with a written correspondence and job application sent to the City Administrator) to participate as a student intern.

**KNOWLEDGE, SKILLS AND ABILITIES**

1. Ability to maintain regular and dependable attendance on the job and to work a varying schedule, including evenings and weekends upon request.
2. Ability to follow directions and work independently.
3. Knowledge and understanding of city engineering and/or public works principles, concepts and techniques.
4. Ability to establish and maintain effective working relations with city officials, volunteers, members of the public, and employees.
5. Ability to communicate effectively, both orally and in writing.
6. Ability to operate office equipment such as a photocopier and fax machine.
7. Ability to provide own transportation.
8. Basic computer skills and ability to use MS Office Professional programs.
9. Basic computer skills and ability to use computer-aided design and drafting programs and/or to use geographic information system programs.

I have read and understand the requirements of this position description.

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Signature

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Date