RESOLUTION FLOOD PLAIN DEVELOPMENT

Tim Horak 16322 Olive Circle (Lot 429 Millard Park), Sarpy County, NE

WHEREAS, pursuant to Neb. Rev. Stat. § 23-104, the County has the power to do all acts in relation to the concerns of the County necessary to the exercise of its corporate powers; and,

WHEREAS, pursuant to Neb. Rev. Stat. § 23-103, the powers of the County as a body are exercised by the County Board; and,

WHEREAS, the County Board of Commissioners has the authority to adopt a Zoning Regulation, which shall have the force and effect of law pursuant to Neb. Rev. Stat. 23-114; and,

WHEREAS, said Zoning Regulations require the County Board of Commissioners to approve applications for development permits within any Flood Plain District; and

WHEREAS, Tim Horak has applied for a Flood Plain Development Permit to construct a fence enclosure in the rear yard of an existing residential structure at 16322 Olive Circle, Lot 429, Millard Park as described in the attached Exhibit A; and,

WHEREAS, the Sarpy County Planning Department staff reviewed the application for a Flood Plain Development Permit for compliance with the Zoning Regulations on the property legally described in the attached Exhibit A; and,

WHEREAS, said application is in compliance with Section 30, Flood Plain District of the Zoning Regulations and further, the Natural Resources District has no objections to the proposed improvements; and,

WHEREAS, the Planning Department staff made a recommendation of approval as noted in the attached Exhibit A, which Exhibit A includes the Planning Department report, the Natural Resources District letter and the site plan of the subject property.

NOW, THEREFORE, BE IT RESOLVED BY THE SARPY COUNTY BOARD OF COMMISSIONERS THAT the Flood Plain Development Permit Application for the property legally described in the attached Exhibit A is hereby approved with the following condition:

1. The improvements shall be built in compliance with the Sarpy County Zoning Regulations and the Sarpy County Building Codes.
2. The construction must meet the minimum setback and zoning requirements at the time of building permit application.

The above Resolution was approved by a vote of the Sarpy County Board of Commissioners at a public meeting duly held in accordance with applicable law on the 19th day of July 2016.

Sarpy County Board Chairman

Attest

SEAL

County Clerk
Application Overview
Tim Horak has requested approval of a floodplain development permit to construct a fence enclosure in the rear yard of an existing residential structure at 16322 Olive Circle, Lot 429, Millard Park.

Comprehensive Development Plan
The Sarpy County Development Structure Plan (Future Land Use Map) designates this area as Urban Residential.

Zoning / Floodplain Regulations
- The area is zoned RD-50 FP (Two Family Residential District - Floodplain)
- The property is located in an AE Flood Zone in the Millard Park Subdivision which is adjacent to the South Papillion Creek. (see attached map).
- Sarpy County Flood Plain Regulations, Section 30.5 require a development permit for any development proposed to occur in the Flood Plain. Development, as defined by Section 44, is any man-made change to improved or unimproved real estate.
- The proposed fence is considered an improvement but is not required to be elevated by the code.
- The construction plans submitted with the application propose the installation of a 4 foot 3-rail black steel fence in the rear yard.
- The cost estimate and proposal for the fence installation submitted by the applicant indicates a total cost of $5,307.43.
- The new construction must meet the minimum setback and zoning requirements at the time of building permit application.
- This request, as proposed, is in conformance with the Sarpy County Floodplain and Zoning Regulations.

Natural Resources District
This Papio Missouri River Natural Resources District (NRD) has no objections to the proposed application. The NRD recommendation letter is attached.

Recommendation
Staff has reviewed the submittal documents and for the reasons stated above, we recommend the Floodplain Development Permit be approved to construct a fence enclosure in the rear yard of an existing residential structure at 16322 Olive Circle, Lot 429, Millard Park.
**SARPY COUNTY PLANNING & BUILDING DEPT.**
1210 GOLDEN GATE DRIVE, #1240
PAPILLION, NE 68046
PHONE: 402-593-1555 FAX: 402-593-1558
E-MAIL: PLANNING@SARPY.COM

**FLOODPLAIN DEVELOPMENT PERMIT APPLICATION**

In order for your application to be considered **COMPLETE**, please answer all applicable questions and provide the following:

1. Completed Floodplain Development Permit Application
2. Non-refundable fee of $100.00 made payable to Sarpy County
3. Two (2) full size site/construction plan drawings
4. Two (2) reduced size site/construction plan drawings (8.5 x 11)
5. One (1) electronic copy of the site/construction plan drawings in PDF form
6. A completed FEMA National Flood Insurance Program (NFIP) Elevation Certificate certified, signed and sealed by land surveyor, engineer, or architect authorized by law to certify elevation information.

**APPLICATION FILING FEES** – see Sarpy County Master Fee Schedule for the Planning and Building Department

<table>
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<td>APPLICATION #: EPD 14-010</td>
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<tr>
<td>DATE RECEIVED: 7-5-16</td>
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<td>APPLICATION FEE: $100</td>
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<td>RECEIVED BY:</td>
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<td>RECOMMENDATIONS:</td>
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<td>PLANNING &amp; BUILDING DEPT: [ ] APPROVAL [ ] DENIAL</td>
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<td>DATE:</td>
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**PROPERTY OWNER INFORMATION:** (If multiple owners, please attach separate sheet)

<table>
<thead>
<tr>
<th>NAME: TIM HORAK</th>
<th>E-MAIL: <a href="mailto:TFHORAK@YAHOO.COM">TFHORAK@YAHOO.COM</a></th>
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<tbody>
<tr>
<td>ADDRESS: 16322 OLIVE CIR</td>
<td>CITY/STATE/ZIP: OMAHA NE</td>
</tr>
<tr>
<td>MAILING ADDRESS:</td>
<td>CITY/STATE/ZIP:</td>
</tr>
<tr>
<td>PHONE: 276-7660</td>
<td>FAX:</td>
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**ENGINEERING/SURVEYING OR OTHER CONSULTING PROFESSIONAL'S INFORMATION:**

<table>
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**CONSTRUCTION INFORMATION:** *(This individual/company is responsible for meeting building code regulations.)*

<table>
<thead>
<tr>
<th>NAME: ADVANTAGE FENCING</th>
<th>E-MAIL: <a href="mailto:MICHELLE@ADVANTAGEFENCEOMAHA.COM">MICHELLE@ADVANTAGEFENCEOMAHA.COM</a></th>
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<tr>
<td>ADDRESS: 13239 PORTAL DR SUITE 102</td>
<td>CITY/STATE/ZIP: OMAHA NE 68138</td>
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PROJECT DESCRIPTION: Describe the project in detail, including physical features of the site, proposed improvements, proposed uses or business, operating hours, number of employees, anticipated customers, etc. – Attach additional sheets if necessary.

PLEASE NOTE: A detailed project description is essential to the reviewing process of this request.

186' OF 3-RAIL STEEL CORTINA FENCE WITH 3 WALK GATES TO ENCLOSE THE BACKYARD

PROJECT SITE INFORMATION: Complete each section in its entirety. If a question is not applicable to your project, please indicate this to show that each question has been carefully considered.

PROPERTY ADDRESS: 16322 OLIVE CIR, OMAHA NE

ASSESSOR'S PARCEL NUMBER: 011566851 ADDITIONAL PARCEL NUMBERS

GENERAL LOCATION: S 164 CIR & OLIVE CIR - MILLARD PARK (example 189th & Giles Rd – include subdivision name)

LEGAL DESCRIPTION: (Describe property to wit:) LOT 429 MILLARD PARK

SIZE OF PROPERTY: .24 acres/sq. ft. CURRENT ZONING: RS-72

NAME OF ADJACENT WATERWAY: South Papillion Creek


LOWEST FLOOR ELEVATION IS TO BE _______________ FEET ABOVE MEAN SEA LEVEL (Including Basement)

SOURCE OF UTILITY SERVICES: Water - _______________ Sewer - _______________ Gas - _______________ Electric -

ADDITIONAL INFORMATION: Please use this space to provide any other information you feel is appropriate for Sarpy County to consider during review of your application. Attach extra sheets if necessary.

PLEASE NOTE THE FOLLOWING PROCEDURES:

1. The Planning Department will review the application material along with other appropriate departments and/or agencies and provide a recommendation report to the County Board.

2. County Board will hold a public hearing and make a final decision on the Floodplain Development Permit.

3. Prior to the final building inspection a Finished Construction Elevation Certificate or other verification will be required to be submitted to the Planning & Building Department to assure compliance with the Floodplain Development Permit.

The applicant (or authorized agent) has prepared this application and certifies that the facts stated herein and exhibits attached hereto are true and correct.

Property Owner/Applicant Signature ________________________________ Date 6/30/16

I, the undersigned, understand the Floodplain Development Permit process as stated above and I authorize Sarpy County staff to enter the property for inspection related to the specific request during this process.

Property Owner Signature ________________________________ Date 6/30/16

Property Owner Signature ________________________________ Date 6/30/16
## Work Order

**Date**: 6/17/2016  
**Quote #**: 1711

**Customer**

TIM HORAK  
16322 OLIVE CIR  
OMAHA, NE

**Ship To**

TIM HORAK  
16322 OLIVE CIR  
OMAHA, NE

276-7660  
TFHORAK@YAHOO.COM

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<td>4' 3 RAIL CORTINA</td>
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**Total**: $5,307.43  
**Deposit**: 2692.93
Owner/Applicant Name: Tim Horak
Address: 16322 Olive Circle, Omaha NE
Project Type: New Construction
Parcel #: 011566851
Jurisdiction: Sarpy County

Addresses:
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<tr>
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<th>Type</th>
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Flood Plain Name: South Papillion Creek
Flood Zone: Zone AE
Base Flood Elevation: NAVD 1988

The District has the following comments based on review of the submitted documentation:

This application is for the construction of a 3-rail fence and gates only. No other construction will be completed as part of this project.

The District has no objections to this application.

If you have any questions or concerns, please contact me at (402) 315-1773 or at llaster@papionrd.org

Sincerely,
Lori Laster, CFM
Stormwater Management Engineer
Vicinity Map - Flood Zones
Aerial of Site with Floodplain Overlay
16322 Olive Circle – Lot 429, Millard Park
Flood Plain Development Permit
Vicinity Map - Flood Zones

16322 Olive Circle – Lot 429, Millard Park
Flood Plain Development Permit