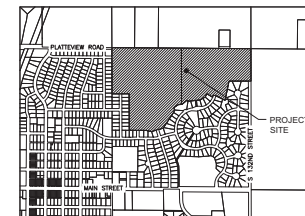
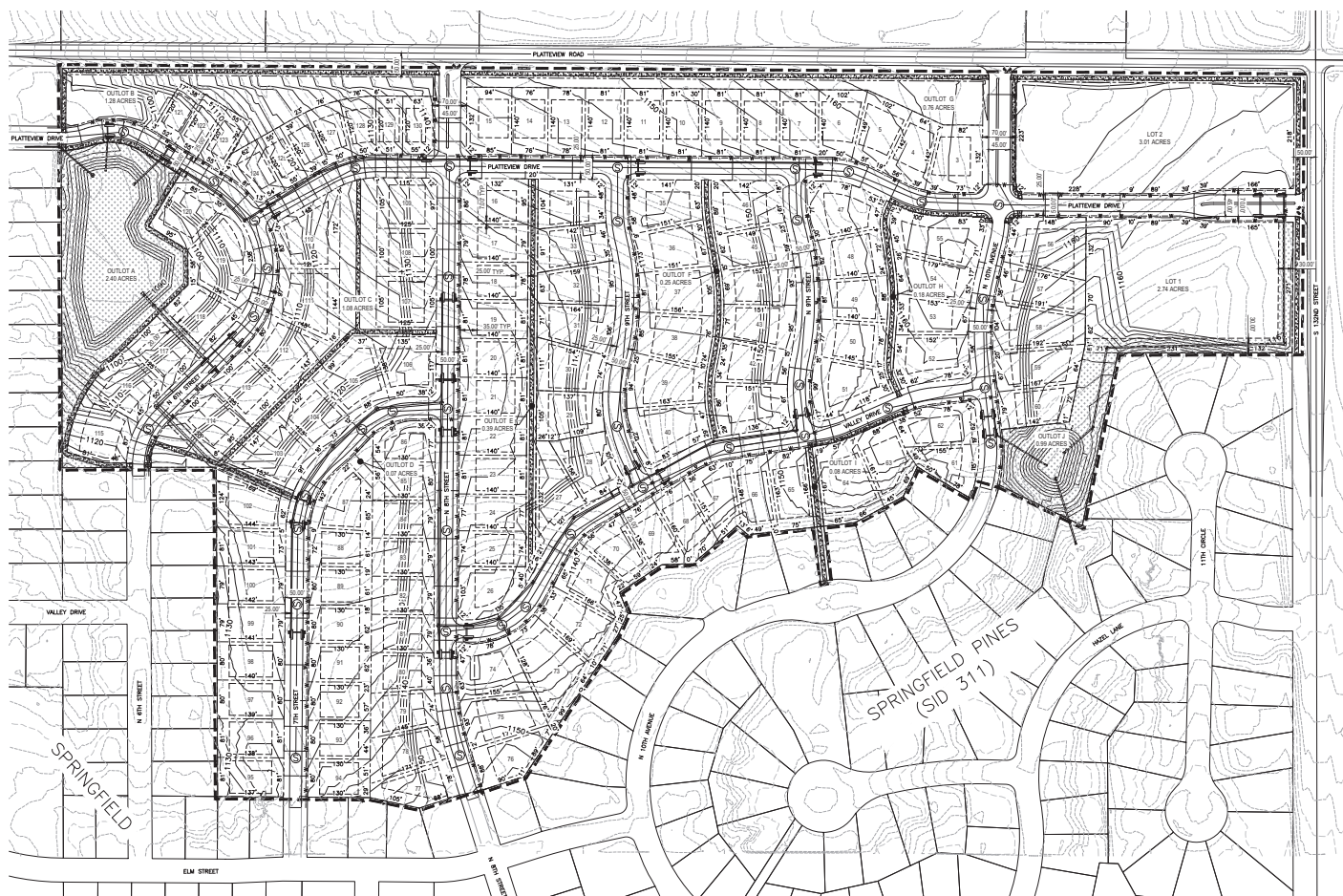


LOTS 1-130, AND OUTLOTS A-J  
SARPY COUNTY, NEBRASKA



thompson, dreessen & dörner, inc.  
10836 Old Mill Rd  
Omaha, NE 68154  
p.402.330.8860 [www.td2co.com](http://www.td2co.com)  
dba: TD2 Engineering and Surveying  
NE CA-0199

132 Platteview



## VICINITY MAP



## LEGAL DESCRIPTION

LOTS 1-130, AND OUTLOTS A-J, 132 PLATTEVIEW; BEING A  
PLATTING OF THE N 1/2 OF THE NE QUARTER OF SECTION 24;  
T13N, R11E OF THE 6TH P.M., SARPY COUNTY, NEBRASKA.

## ENGINEER

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













## APPLICANT

BELCARO DEVELOPMENT LL  
7520 S 95TH STREET  
LA VISTA NE 68128

## NOTES

- NOTES**
1. EXISTING ZONING IS RBT. PROPOSED ZONING FOR LOTS 1-2 IS RD. PROPOSED ZONING FOR LOTS 3-4 IS RBT. PROPOSED ZONING FOR LOTS 103-120 IS RD. PROPOSED ZONING FOR LOTS 121-130 IS RD.
  2. EXISTING AND PROPOSED CONTOURS ARE SHOWN AT 2' AND 10' INTERVALS.
  3. WATER SHALL BE PROVIDED BY THE CITY OF SPRINGFIELD.
  4. GAS SHALL BE PROVIDED BY METROPOLITAN UTILITIES DISTRICT.
  5. POWER SHALL BE PROVIDED FROM THE OMAHA PUBLIC POWER PLANT.
  6. TYPICAL UTILITY SETBACKS WILL BE DESIGNATED WITH THE FINAL PLAN.
  7. ALL LOTS SHALL BE 7.5' WIDE.
  8. ALL LOTS SHALL BE 9-10" THICK PAVING. PREVENT FLOWING LOTS 1-2, ALL OTHER LOTS SHALL BE 7-8" THICK PAVING.
  9. OUTLOTS AND J-BOXES ARE OWNED AND MAINTAINED BY THE SD FOR PERMANENT DETENTION BASINS.
  10. LOTS 1-2 ARE OWNED AND MAINTAINED BY THE HOA FOR GREEN SPACE, TRAILS, AND PARK AMENITIES.

LEGEND

-  EXISTING CONTOURS  
 PROPOSED CONTOURS  
 EXISTING STORM SEWER  
 EXISTING SANITARY SEWER  
 PROPOSED STORM SEWER  
 PROPOSED SANITARY SEWER  
 PROPOSED 8" TRAIL  
 PROPOSED STORM SEWER AND DRAINAGE EASEMENT  
 PROJECT LIMITS  
 BUILDING SETBACK  
 PROPOSED WATER MAIN  
 PROPOSED FIRE HYDRANT

No.	Description	MM-DD
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100	100	100

Drawn By: CNC      Reviewed By: BPH  
Job No.: 2380-104      Date: 12-08-2025

Sheet Title

# Preliminary Plat

Exhibit A