

Zoning changes since adoption of the new Zoning Regulations and official zoning map in January, 2005:
(as of 9/22/2009)

Ordinance 1895 adopted 4/28/05, Ordinance 1897 adopted 5/12/05, and Ord 1938 adopted 8/24/06
1145 N Laurel St – Lots 1 & 2, Block 13, Dickinson's 2nd Addition, Lot 2, Block 1, Andrus Addition to the City of Wahoo – Conditional use permit to operate an assisted living facility on premises, to be reviewed again in 2011.

Ordinance 1899 adopted 6/9/05
357 East 4th and 345 North Elm (Dental Clinic property), and 325 North Elm – all of Lots 1, 2, and the N 44' of Lots 12 and E ½ of Lot 11, Block 163, County Addition to Wahoo, Nebraska – Rezone property from R-2 to NRC.

Ordinance 1902 adopted 6/23/05
1502 North Spruce (owned by James and Nancy Cloud)—parcel in Blocks 61 and 78, County Addition to Wahoo – Rezone property from I-2 to R-3.

Ordinance 1906 adopted 10/13/05
1652 Co Rd 15 (Neil Luers) – 3-acre parcel in SW ¼ of NW ¼ of Sec 25, Twp 15N, R7E, Rezone property from Trans Ag to LLR

Ordinance 1916 adopted 2/23/06
Annexes N ½ SE ¼ Sec 35-T-15N, R7E and the part of the S ½ NE ¼ Sec 35-T-15N, R7E, lying South of the Union Pacific Railroad

Ordinance 1917 adopted 2/23/06
Annexes that portion of Saunders County Road 15 contiguous to or abutting the following real estate: that part of the S ½ NE ¼ Sec 35-T-15N, R7E, lying South of the Union Pacific Railroad, and the N ½ SE ¼ Sec 35-T-15N, R7E

Ordinance 1923 adopted 3/23/06
Rezones several parcels in the extraterritorial area in Sections 25, 26, 35, 36 from C-3 Highway Commercial and I-2 Industrial to Trans Ag

Ordinance 1924 adopted 3/23/06
3207 Ponderosa Street, Lots 7 and 9, Wahoo Industries Airpark Subdivision, -- Conditional Use Permit to assemble pre-cast concrete products.

Ordinance 1929 adopted 5/25/06
Robinson Creek Investments parcels: in N1/2 NW ¼ 15-14-7 containing 21.028 acres, in NW ¼ NE ¼ 15-14-7 containing 26.29 acres, and in SW ¼ NE ¼ and part of NW ¼ NE ¼ 15-14-7 containing 47.318 acres more or less, Rezone from Transitional Ag to R-1 Residential

Ordinance 1934 adopted 7/27/06
Wahoo Ethanol LLC, parcel in S ¼ SE ¼ 35-15-7 containing 79 acres more or less, Rezone from Transitional Ag to I-2 Heavy Industrial

Ordinance 1935 adopted 7/27/06
Delbert E. and Mildred Otte, Lots 3-10 and part of alley lying between and adjoining said lots in Block 71, County Addition, Rezone from NRC Neighborhood Residential Commercial to C-1 Commercial

Ordinance 1944 adopted 11/9/06
Chippierfield, Part of Parcel 3, Wahoo Commercial Park, in NE ¼ Sec 34-T15N-R7E, containing 1.02 acres – Conditional Use Permit to allow mini-warehouses.

Ordinance 1947, adopted 12/14/06
Annexes a tract in Sec 33 T15N R7E (Sycamore Hills Subdivision)

Ordinance 1955 adopted 1/25/07

Annexes a tract of land in Sec. 10 and 15, T14N R7E, (ROW of County Road J east of County Road 17)

Ordinance 1957 adopted 4/12/07

Annexes a tract of land in SW ¼ Sec 26 and NW ¼ Sec 35, T15N R7E, (1584 County Road M, Bill's Wahoo Motel property and Hwy 77/92 ROW)

Ordinance 1961 adopted 2/22/07

Saunders County, North half of Block 3 and all of Block 4, Original Town, (Courthouse and Law Enforcement Center) Rezone from NRC Neighborhood Residential Commercial to C-1 Commercial

Ordinance 1974 adopted 5/24/07

Lots 104, 105, Heritage Heights, Rezone from Trans Ag to R-2 Residential

Ordinance 1975 adopted 5/24/07

1331 N Chestnut, Alm, Blk 2, Chillberg's Addn – Conditional Use to operate Auto Restoration business

Ordinance 1978 adopted 8/23/07

Falke's Addn (former hospital/care center property, 10th & Laurel/Hickory). Rezone from R-2 to NRC Neighborhood Residential Commercial

Ordinance 1983 adopted 10/11/07

Annexes a tract in Sec 9, 10, 15, 16-14-7E (1410 South Chestnut St., Egr residence & Co Rd J/17)

Ordinance 1984 adopted 10/11/07

Annexes a tract in 34-15-7E (455 Commercial Park Road, Devlin property)

Ordinance 1985 adopted 10/11/07

Annexes a tract in 34-15-7E (Mobile Home Park East)

Ordinance 1986 adopted 10/11/07

Annexes a tract in 34-15-7E (Commercial Park, Chipperfield property)

Ordinance 1989 adopted 12/27/07

Deannexes property in N ½ SE ¼ and S ½ NE ¼ Sec 35-T15N-R7E (Ethanol plant property)

Ordinance 1992 adopted 2/14/08

Tract in Sec 36-T15N-R7E South of Railroad Tracks (6.84 acres), Rezone from Trans Ag to I-2

Ordinance 1995 adopted 3/13/08

Annexes tract in SE ¼ Sec 35-15-7 and adjoining ROW (Ethanol plant property)

Ordinance 1996 adopted 3/13/08

1236 North Chestnut, Needham/Auto Alley, Lots 1 & 2, Blk 88, County Addition – Conditional Use to operate Service Station business

Ordinance 2004 adopted 10/16/08

669 West 15th Street, Colony Subdivision, Lot 1 -- Conditional Use to install a monument sign

Ordinance 2005 adopted 11/13/08

Annexes parcels in Sec 9-14N-7E and 16-14N-7E (Country Club Acres, Janecek Subdivision and Replats, Cook's Subdivision)

Ordinance 2006 adopted 11/13/08

Annexes parcels in Sec 10-14N-7E, 15-14N-7E, and 16-14N-7E (West Continental Estates, East Continental Estates, Arbor Lodge Estates, and City View Acres)

Ordinance 2009 adopted 1/8/09

659 North Walnut Street, Osmera, Lots 1 & 2 and E 9' of Lot 3, Blk 11, Original town – Conditional Use to operate a Family Child Care Home II

Ordinance 2015 adopted 5/14/09

226 West 5th Street, Saunders County Pets LLC, Lot 11 & E 10.35' of Lot 10, and vacated alley adjacent, Blk 151, County Addition – Conditional Use to operate a Kennel, Boarding and Training

Ordinance 2023 adopted 9/10/09

662 North Linden, Woita Auto Body, Lots 5 & 6, except the north 38' thereof, Blk 139, County Addition – Conditional Use to expand a non-conforming use

(This information to attach to copy of official City of Wahoo Zoning Map)