

**CITY OF LA VISTA
MAYOR AND CITY COUNCIL REPORT
APRIL 15, 2025 AGENDA**

Subject:	Type:	Submitted By:
COMPREHENSIVE PLAN AMENDMENT – SARPY COUNTY AND CITIES WASTEWATER AGENCY MASTER PLAN	RESOLUTION ◆ ORDINANCE RECEIVE/FILE	CHRISTOPHER SOLBERG DEPUTY COMMUNITY DEVELOPMENT DIRECTOR

SYNOPSIS

A public hearing has been scheduled and an ordinance prepared to amend the “Other Supporting Plans” section of the La Vista Comprehensive Plan to incorporate the Sarpy County and Cities Wastewater Agency Master Plan.

FISCAL IMPACT

N/A.

RECOMMENDATION

Approval.

BACKGROUND

A public hearing has been scheduled and the City Council is asked to consider the proposed amendments that will incorporate and adopt the Sarpy County and Cities Wastewater Agency Master Plan as an appendix of the La Vista Comprehensive Plan.

Each of the Sarpy Cities and Sarpy County, as members of the Wastewater Agency, have been asked to incorporate this master plan into their respective comprehensive plans. City Council approved the Master Plan at its February 18, 2025 meeting. The next step is to incorporate the Master Plan into the City’s Comprehensive Plan.

The Planning Commission held a public hearing on March 20, 2025, and voted 7-0-0 to recommend approval of the amendments.

ORDINANCE NO. _____

AN ORDINANCE TO AMEND SECTION 1 OF ORDINANCE NO. 1532 CODIFIED IN MUNICIPAL CODE SECTIONS 151.01 AND 151.02 TO INCORPORATE THE SARPY COUNTY AND CITIES WASTEWATER AGENCY MASTER PLAN INTO THE COMPREHENSIVE DEVELOPMENT PLAN; TO REPEAL SECTION 1 OF ORDINANCE NO. 1532 CODIFIED IN MUNICIPAL CODE SECTIONS 151.01 AND 151.02 AND ANY OTHER CONFLICTING ORDINANCES OR PARTS THEREOF AS PREVIOUSLY ENACTED; TO PROVIDE FOR SEVERABILITY AND TO PROVIDE FOR THE EFFECTIVE DATE.

BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF LA VISTA, NEBRASKA, AS FOLLOWS:

WHEREAS, Ordinance No. 1532 dated January 7, 2025 amended, repealed and replaced Section 1 of Ordinance No. 1522, codified in La Vista Municipal Code Sections 151.01 and 151.02 and incorporating the City of La Vista Comprehensive Plan, Updated December 2018, as amended October 15, 2024 in its entirety with, and adopted, revised Sections 151.01 and 151.02 and thereby the La Vista Comprehensive Plan, Updated December 2018, as amended January 7, 2025 ("Comprehensive Plan"), including and incorporating therein without limitation the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 1 to the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 2 to the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 3 to the Redevelopment Plan for the 84th Street Redevelopment Area, and Amendment No. 4 to the Redevelopment Plan for the 84th Street Redevelopment Area as Appendices D, E-1, E-2, E-3 and E-4, respectively, and the City of La Vista Active Mobility Plan as Appendix L, in addition to other specified Appendices; and

WHEREAS, an amended comprehensive development plan, titled "La Vista Comprehensive Plan, Updated December 2018", as amended April 15, 2025, and incorporating therein the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 1 to the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 2 to the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 3 to the Redevelopment Plan for the 84th Street Redevelopment Area, and Amendment No. 4 to the Redevelopment Plan for the 84th Street Redevelopment Area as Appendices D, E- 1, E- 2, E- 3 and E-4, respectively, and the Sarpy Wastewater as Appendix M, in addition to other specified Appendices, is presented with this Ordinance and incorporated herein by this reference; and

WHEREAS, the Mayor and City Council desire to amend Ordinance No. 1532 and the Comprehensive Plan, and adopt the La Vista Comprehensive Plan, Updated December 2018, as amended April 15, 2025, including without limitation all Appendices.

NOW THEREFORE, the following are approved:

SECTION 1. Amendment of Section 1 Ordinance No. 1532 codified in Municipal Code Sections 151.01 and 151.02. Section 1 of Ordinance No. 1532 codified in Municipal Code Sections 151.01 and 151.02 is hereby amended, repealed and replaced in its entirety with the following:

"§ 151.01 COMPREHENSIVE PLAN ADOPTED. In order to accommodate anticipated long-range future growth, the La Vista Comprehensive Plan, Updated December 2018, as amended April 15, 2025, and including and incorporating therein, without limitation, the Redevelopment Plan for the 84th

Street Redevelopment Area, Amendment No. 1 to the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 2 to the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 3 to the Redevelopment Plan for the 84th Street Redevelopment Area, and Amendment No. 4 to the Redevelopment Plan for the 84th Street Redevelopment Area as Appendices D, E-1, E-2, E-3 and E-4, respectively, and the Sarpy County and Cities Wastewater Agency Master Plan as Appendix M, and further including and incorporating therein, without limitation, all other Appendices A, B, C, F, G, H, I, J, K and L, as presented and on file with the City Clerk and as may from time to time be amended, is adopted as and shall constitute the comprehensive development plan of the City of La Vista and general plan for development of the City as a whole. Three copies of the adopted plan and any amendments thereto shall be kept with enacting or amending ordinances on file with the City Clerk and available for inspection by any member of the public during office hours.

§ 151.02 ADOPTION OF OFFICIAL LA VISTA COMPREHENSIVE

PLAN UPDATE. The City of La Vista Comprehensive Plan, Updated December 2018, as amended April 15, 2025, received and recommended by the La Vista Planning Commission, and including and incorporating therein, without limitation, the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 1 to the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 2 to the Redevelopment Plan for the 84th Street Redevelopment Area, Amendment No. 3 to the Redevelopment Plan for the 84th Street Redevelopment Area, and Amendment No. 4 to the Redevelopment Plan for the 84th Street Redevelopment Area as Appendices D, E-1, E-2, E-3 and E-4, respectively, and the Sarpy County and Cities Wastewater Agency Master Plan as Appendix M, and further including and incorporating therein, without limitation, all other Appendices A, B, C, F, G, H, I, J, K and L, as presented and on file with the City Clerk and as may from time to time be amended, is hereby adopted and shall constitute the official governing comprehensive development plan of the City, general plan for development of the city as a whole, and the successor and replacement of the City of La Vista Comprehensive Plan, Updated December 2018, as amended January 7, 2025, or any other previously adopted comprehensive development plan or amendment thereto."

SECTION 2. Recitals. Recitals at the beginning of this Ordinance and all documents, exhibits and appendices referenced in this Ordinance are incorporated into this Ordinance by such reference as if fully set forth herein.

SECTION 3. Repeal. Section 1 of Ordinance No. 1532 codified in Municipal Code Sections 151.01 and 151.02, and all other ordinances and any parts of ordinances as previously enacted that are in conflict with this ordinance or any part hereof 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, sentence 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 by the City Clerk or any designee of the City Clerk in a legal newspaper in or of general circulation within the City, or in book or pamphlet form or otherwise in accordance with applicable law.

PASSED AND APPROVED THIS 15TH DAY OF APRIL 2025.

CITY OF LA VISTA

Douglas Kindig, Mayor

ATTEST:

Rachel D. Carl, CMC
City Clerk

**Redlined Proposed Changes -
Sarpy County and Cities Wastewater
Agency Master Plan Adoption**

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APPENDICES

A. PUBLIC OUTREACH SUMMARIES

B. VISION 84 PLAN

C. BLIGHT STUDY

D. REDEVELOPMENT PLAN #1

E - 1. REDEVELOPMENT PLAN AMENDMENT #1

E - 2. REDEVELOPMENT PLAN AMENDMENT #2

E - 3. REDEVELOPMENT PLAN AMENDMENT #3

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F. CIVIC CENTER PARK MASTER PLAN

G. CORRIDOR 84 STREETScape PLAN

H. PARKS MASTER PLAN

I. MINI PARKS PLAN

J. MUNICIPAL FACILITIES PLAN

K. LA VISTA LAND USE PLAN

L. LA VISTA ACTIVE MOBILITY PLAN

M. SARPY COUNTY & CITIES WASTEWATER AGENCY MASTER PLAN



OTHER SUPPORTING PLANS

APPENDIX B. **VISION 84 PLAN**



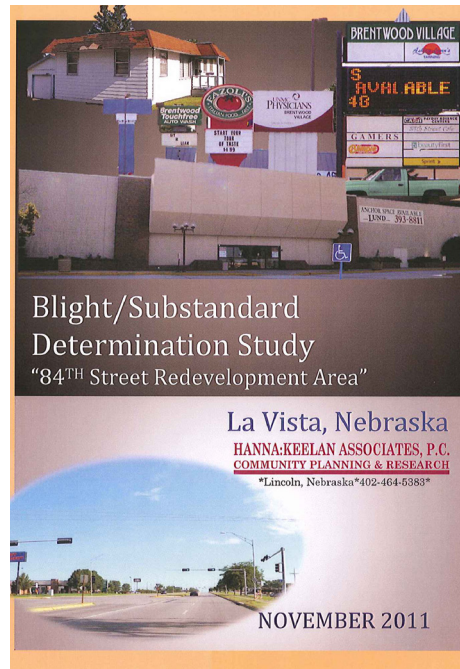
Adopted: 4/20/2010

Resolution #: 10-046

Link: <http://www.cityoflavista.org/DocumentCenter/Home/View/2600>

APPENDIX C.

BLIGHT STUDY



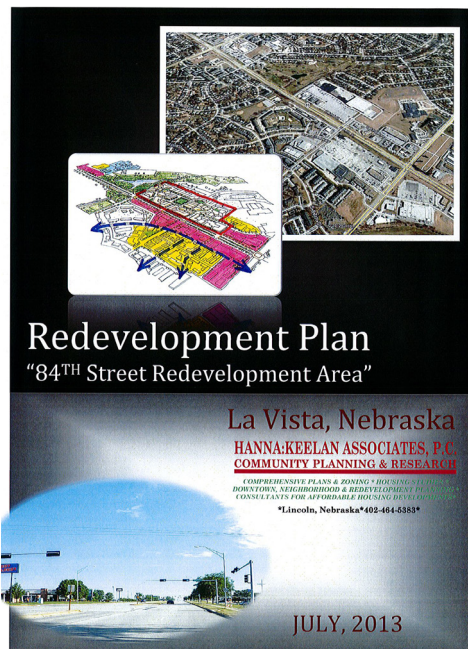
Adopted: 2/7/2012

Resolution #: 12-011

Link: <http://www.cityoflavista.org/DocumentCenter/Home/View/3947>

APPENDIX D.

REDEVELOPMENT PLAN #1



Adopted: 7/16/2013

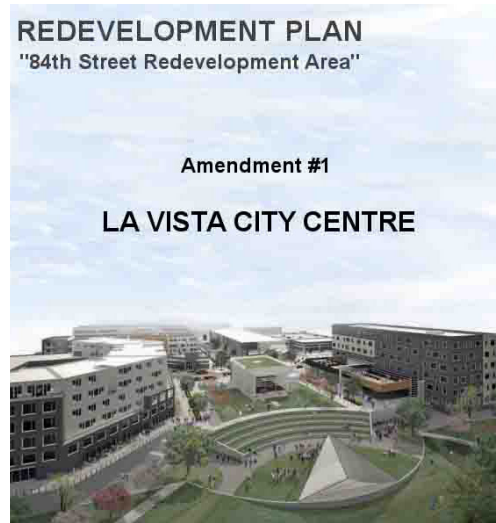
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Link: <http://www.cityoflavista.org/DocumentCenter/View/6183>

APPENDIX E-I.

REDEVELOPMENT PLAN

AMENDMENT #1



Adopted by La Vista City Council
August 2, 2016

Adopted: 8/2/2016
Resolution #: 16-085
Link: <http://www.cityoflavista.org/DocumentCenter/View/9556>

APPENDIX E-2. **REDEVELOPMENT PLAN** **AMENDMENT #2**



Adopted: 3/3/2020

Ordinance#: 1382

Link: <http://www.cityoflavista.org/DocumentCenter/View/9556>

APPENDIX E-3.

REDEVELOPMENT PLAN

AMENDMENT #3

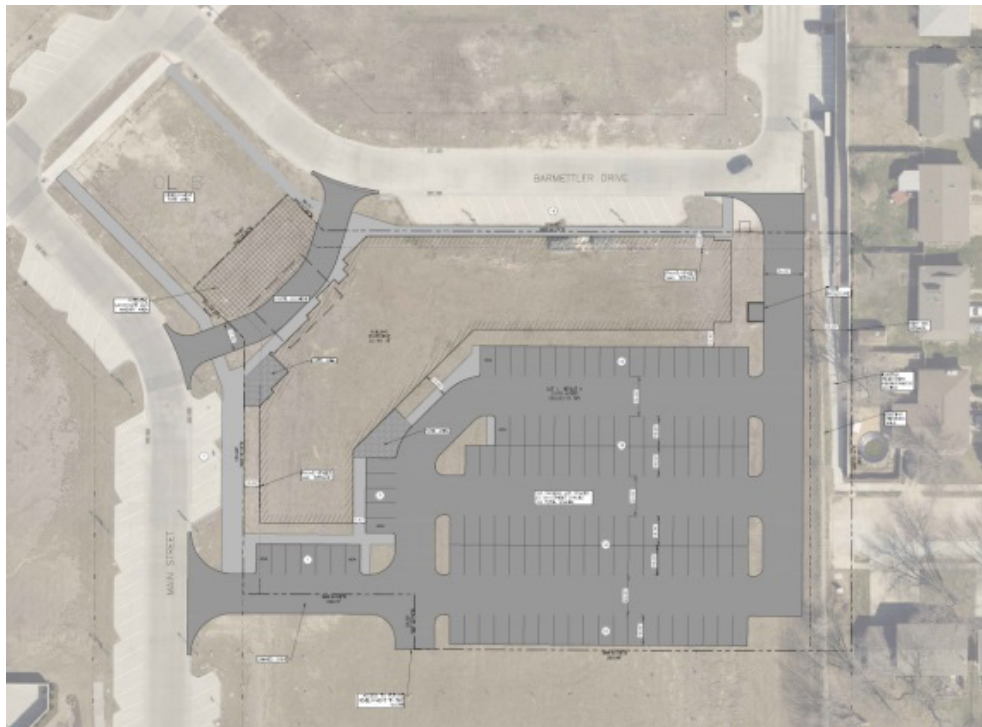


Proposed: 3/19/2024

Ordinance #: 1510

Link: <https://www.cityoflavista.org/Archive.aspx?ADID=4190>

APPENDIX E-4. **REDEVELOPMENT PLAN** **AMENDMENT #4**



Adopted: 1/7/2025

Ordinance #: 1532

Link: <https://www.cityoflavista.org/Archive.aspx?ADID=4350>

APPENDIX F.

CIVIC CENTER PARK MASTER PLAN



Adopted: 6/18/2013

Resolution #: 13-057

Link: <http://www.cityoflavista.org/DocumentCenter/View/6107>

APPENDIX G.

CORRIDOR 84 STREETScape PLAN

LA VISTA, NEBRASKA

84TH STREETSCAPE
SCHEMATIC DESIGN PACKAGE

PREPARED FOR THE CITY OF LA VISTA
AUGUST, 2018



DESIGNWORKSHOP

Adopted: 8/21/2018

Resolution #: 18-107

Link: <http://www.cityoflavista.org/DocumentCenter/View/11759>

APPENDIX H. PARKS & RECREATION MASTER PLAN

LA VISTA PARK AND RECREATION MASTER PLAN



Adopted: December 3/4/2003

Ordinance #: 901

Link: <http://www.cityoflavista.org/recreation>

FEATURED ITEMS

- EXPANDED CONCRETE TRAIL
- REMOVE PLAY EQUIPMENT
- NEW LIGHTING
- NEW BENCHES
- TRASH COLLECTION & WATER
- IRRIGATION
- POSSIBLE SEPARATION OF ANIMAL & LARGE SPECIES
- LARGE OPEN AREA

Other Labels:

- G. STANLEY HALL ELEMENTARY SCHOOL
- OPP
- ENTRY GATE
- TRAIL CONNECTION TO APPLE PARK
- TRAIL
- TRASH/WATER STATION
- PICNIC TABLE
- NATURAL PLAY AREA
- BRIDGE
- STREAM
- PLAYGROUND
- GAZEBO
- OPEN AREA
- NORTH
- 0 25 50 75 100 FEET

La Vista

Mayor's Park

La Vista, NE

Conceptual Site Layout Plan

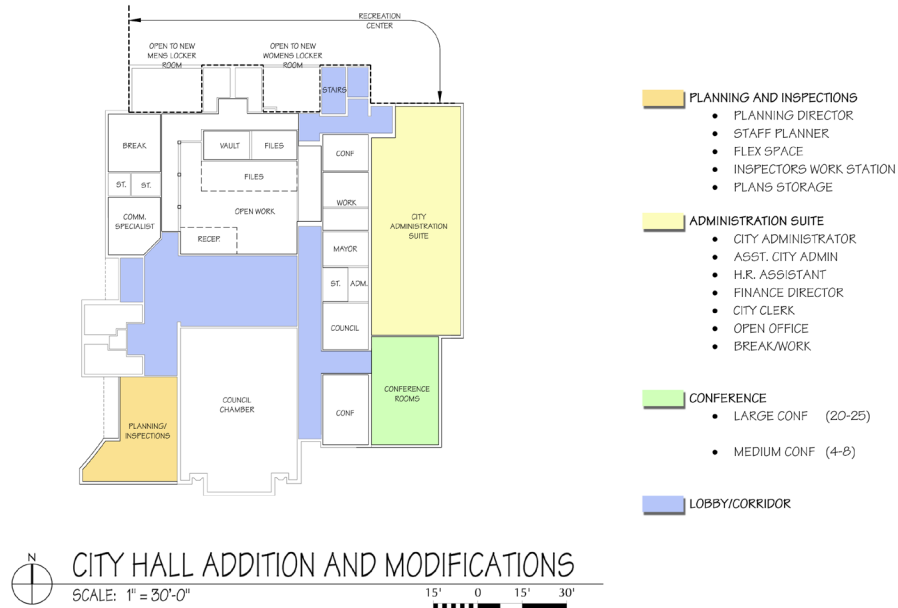
Berlinger Ciacio Deneill Mabrey
architecture • landscape architecture • interior design • sustainability management

bedm
CANADA'S DESIGN FIRM

LA VISTA COMPREHENSIVE PLAN

APPENDIX J.

MUNICIPAL FACILITIES PLAN



Adopted: October 2/3/2009

Resolution #: 09-009

Link: <http://www.cityoflavista.org/DocumentCenter/View/5949>

APPENDIX K.

LA VISTA LAND USE PLAN



Adopted: 12/20/2022

Ordinance #: 1472

Link: <https://www.cityoflavista.org/DocumentCenter/View/21729/Agenda-Item-B>

APPENDIX L.

ACTIVE MOBILITY PLAN



Active Mobility Plan



Adopted:1/7/2024

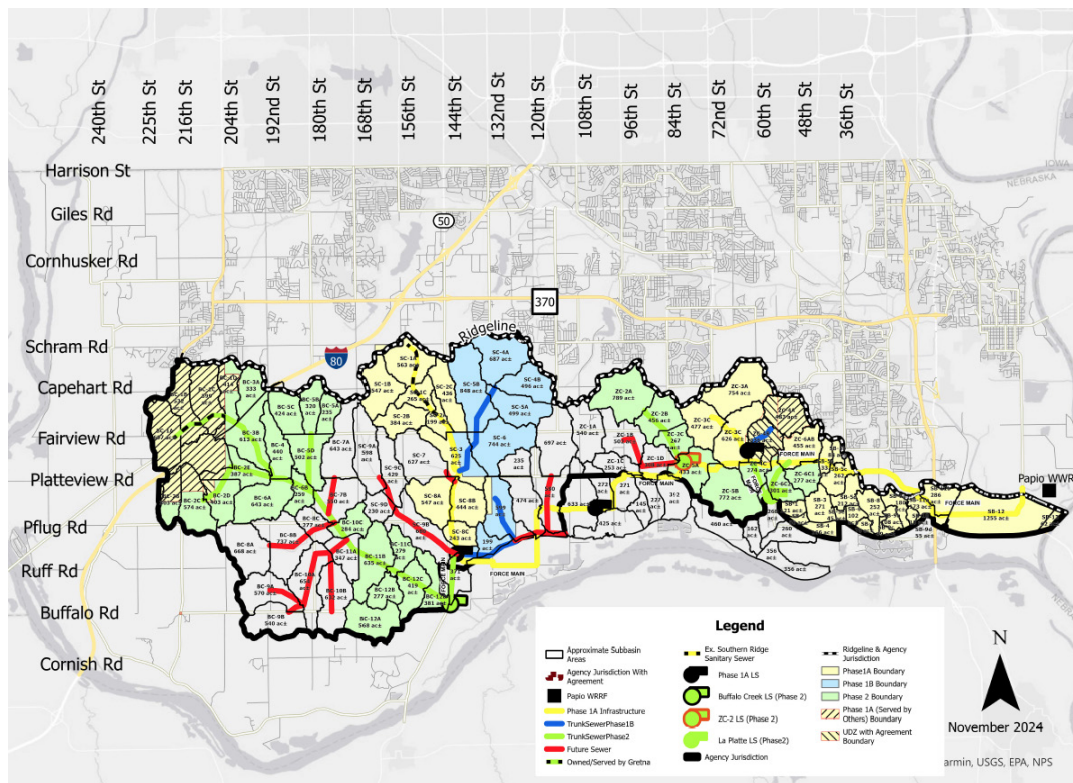
Ordinance #:1532

Link:https://www.cityoflavista.org/DocumentCenter/View/25243/LaVis-ta-AMP-Report_011725_Reduced

APPENDIX M.

SARPY COUNTY & CITIES

WASTEWATER AGENCY MASTER PLAN



Adopted:4/15/2025
 Ordinance #: _____
 Link: _____

**Clean Version - Proposed Changes -
Sarpy County and Cities Wastewater
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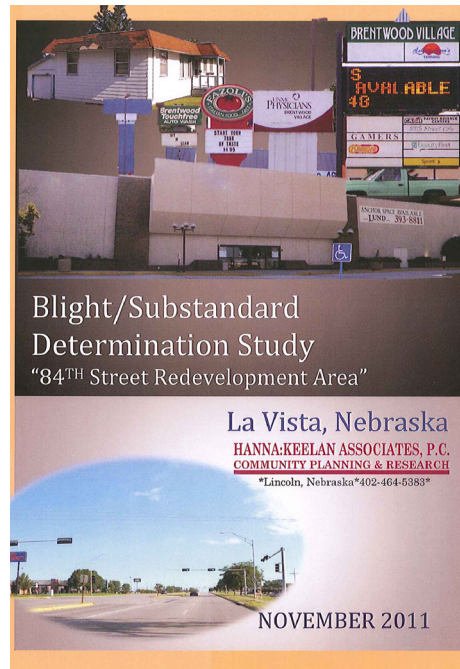
Adopted: 4/20/2010

Resolution #: 10-046

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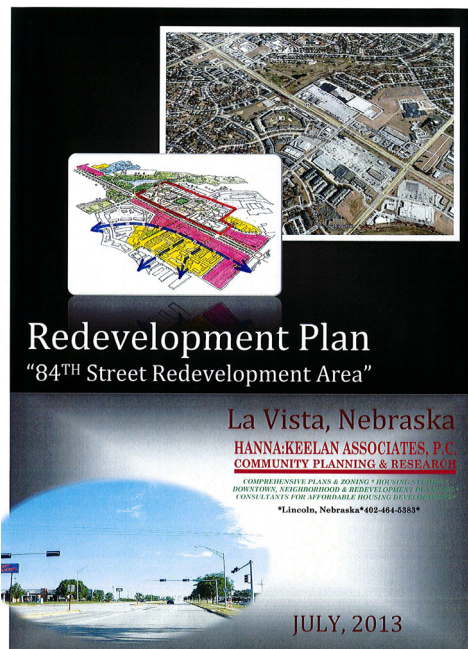
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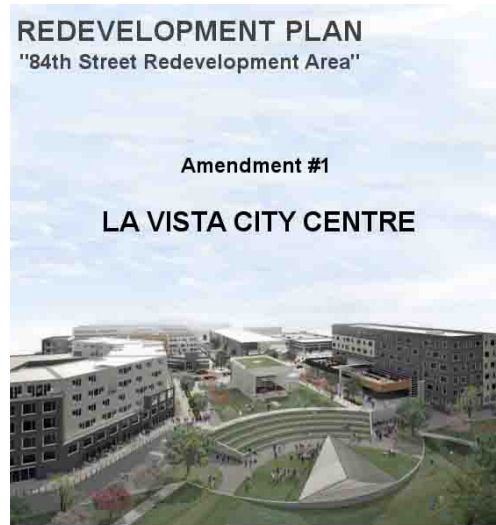
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Adopted: 3/3/2020

Ordinance#: 1382

Link: <http://www.cityoflavista.org/DocumentCenter/View/9556>

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Proposed: 3/19/2024

Ordinance #: 1510

Link: <https://www.cityoflavista.org/Archive.aspx?ADID=4190>

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Adopted: 1/7/2025

Ordinance #: 1532

Link: <https://www.cityoflavista.org/Archive.aspx?ADID=4350>

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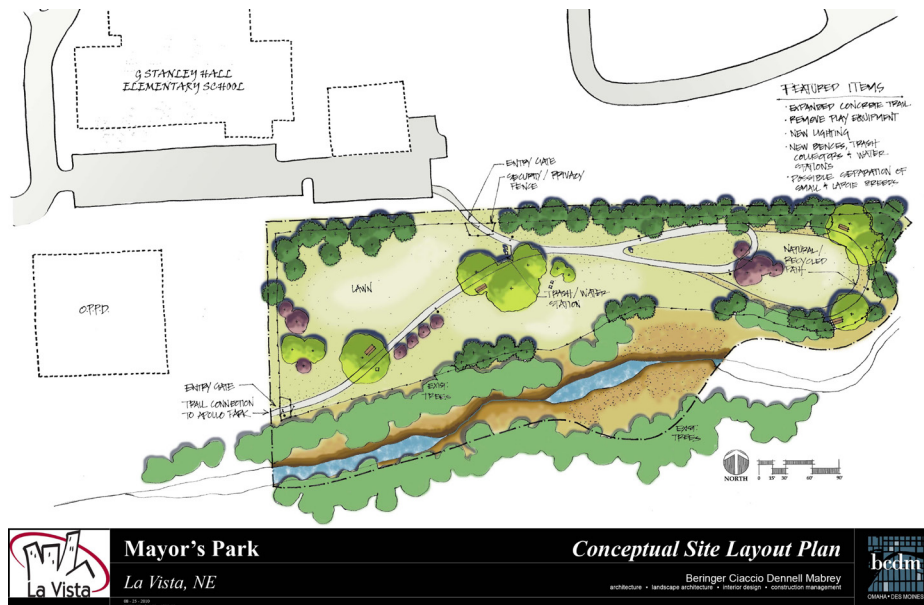
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Ordinance #: 901

Link: <http://www.cityoflavista.org/recreation>

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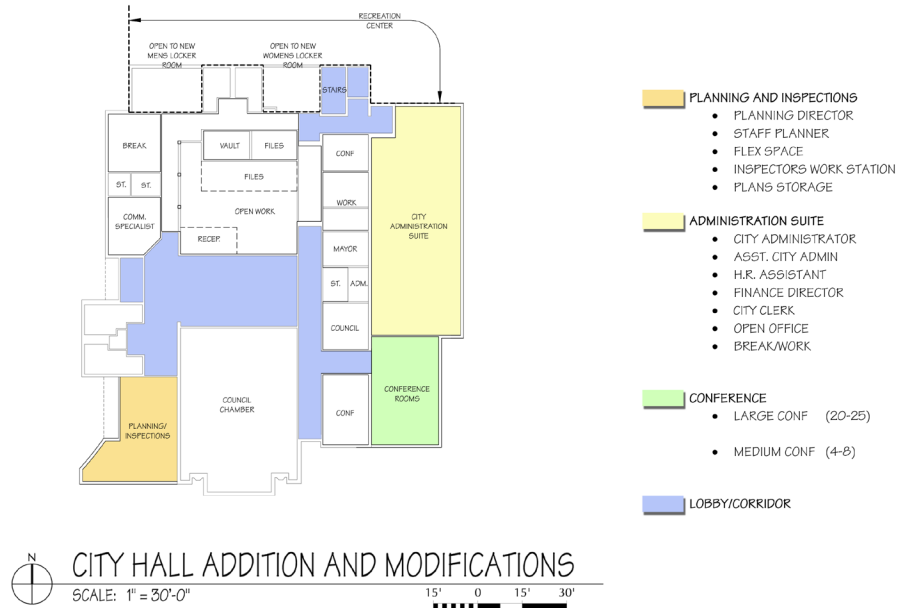
MINI PARKS PLAN



Link: <http://www.cityoflavista.org/index.aspx?NID=933>

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Adopted: October 2/3/2009

Resolution #: 09-009

Link: <http://www.cityoflavista.org/DocumentCenter/View/5949>

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Adopted: 12/20/2022

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Active Mobility Plan



Adopted:1/7/2024

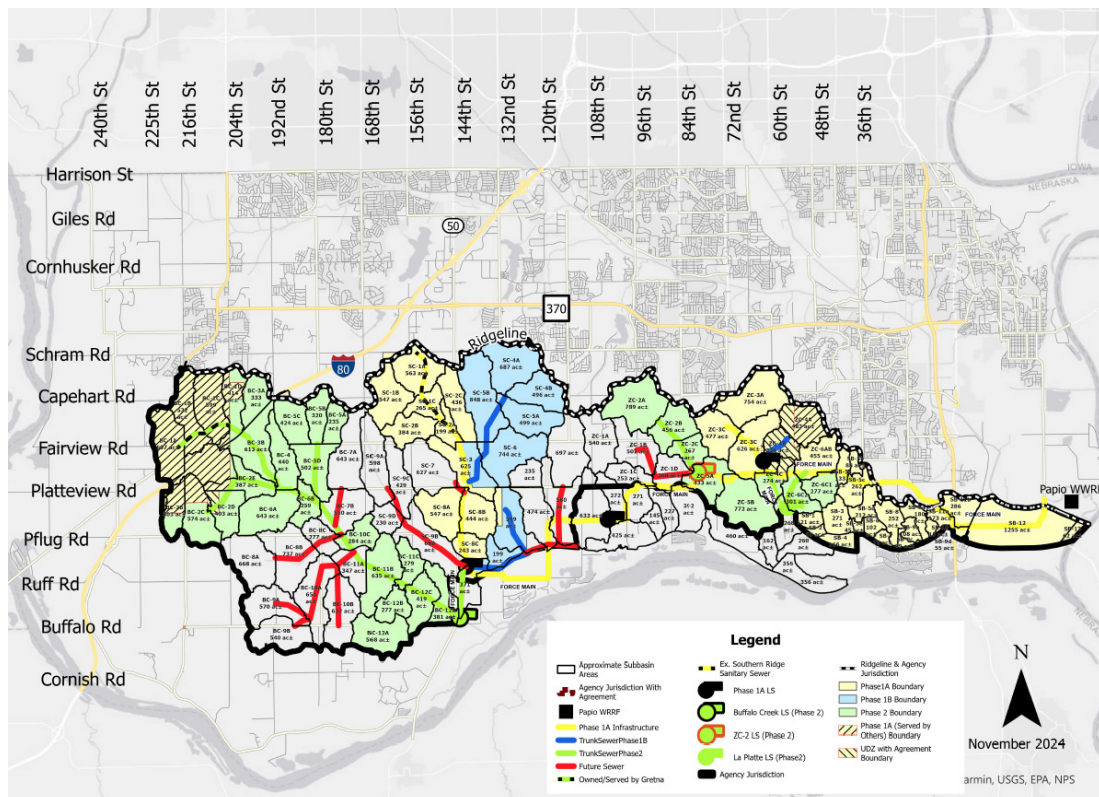
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