



243 E. 13th St. Crete NE 68333

Case #

Land Development, Planning and Zoning Application

	QTY	TOTAL	
Subdivision Development			Crete Municipal Code Article 3 Subdivisions
Application Fee		\$100	
Preliminary Plat (plus City Attorney Fees)	1	\$200	Crete Municipal Code 11-306.01
Final Plat	1	\$200	Crete Municipal Code 11-306.02
Other Plats		\$200	
Subdivision Review and Inspections		\$250	City Engineer fees are in addition to listed fees
Recording Fee		\$25	
Administrative Subdivision			City Municipal Code 11-306.03 Administrative Subdivisions
Subdivision Review and Inspections		\$250	
Recording Fee		\$25	
Zoning Change	1	\$200	Crete municipal Code Chapter 11 Article 2
Special Exception		\$200	Crete municipal Code Chapter 11-230
Variance Request		\$150	Crete Municipal Code 11-213
Comprehensive Plan Amendment		\$200	Future Land Use Map, Existing Land Use Map
Total Fees		\$600	City Attorney fees are in addition to listed fees

Owner Information

Name Dittmer & Dittmer, L.L.C. (Ron Dittmer)	Phone 402-641-7740	Email rondittmer@gmail.com
Street Address 1600 W 12th / P.O. Box 283	City Crete	State NE
		Zip 68333
Signature		Application Date

Applicant Information

Name E & A Consulting Group, Inc. (Rick Onnen)	Phone 402-420-7217	Email ronnen@eacg.com
Street Address 2077 'N' Street, Suite 400	City Lincoln	State NE
		Zip 68510
Signature		Application Date

Description

This preliminary plat application, to be known as Dittmer West Estates, is located East of Iris Avenue and South of 29th Street within the city limits of Crete. The proposed subdivision consists of 4-plex townhomes and single family attached units. A sanitary sewer lift station is being shown to provide service to the proposed residential, the commercial development to the north and to the future development to the east.

The change of zone request is over this preliminary plat and is requesting R-3 zoning from C-2 zoning. The final plat application, to be known as Dittmer West Estates Addition, is creating 36 residential lots and 2 outlots for open space. The placement of the lift station will be located within Outlot 'A'.

Refer to the application letter for more detail on the applications.

Subdivision Development Checklist

Pre Application Meeting Date 3/17/2026 Time 9:30 pm

Planning Commission Meeting Date _____ Time _____ Application Fee

City Council Meeting Date _____ Time _____

- Preliminary Plat physical and digital copies
- Name, Location, Legal description, Date
- Names of Adjoining Properties
- North Point and Graphics Scale
- Roads
- Existing Utilities and sizes
- Name, Location, Legal description, Date
- Proposed Utility System
- Contours at intervals 2' or 5'
- Proposed improvement or grading
- Location of existing buildings
- Proposed Easements, Dedications
- Filing Fees
- Improvement schedule and restrictive covenants
- Notification of County Planning Commission
- Notification of School Board
- Final Plat one original and two mylar copies
- Date, title, Name, Location of Subdivision
- Graphics Scale and North Arrow
- Monuments 1" diameter maximum 30" length
- Dimensions, angles and bearings, legal description of the property
- Names of Adjoining Properties
- Location and dimensions of easements
- Purpose for which sites are dedicated or reserved
- Surveyor Certification as to the accuracy of plat
- Certification signed and acknowledged by all parties holding title
- Certification recording the approval of the Planning Commission
- Certification recording the approval of the City Council
- Detailed Construction plans of all required public improvements approved by and engineer
- Posted bond or certified check to the City of Crete in sufficient amount to complete the required improvements as approved by and engineer

Administrative Subdivision Checklist

Pre Application Meeting Date _____ Time _____

City Council Meeting Date _____ Time _____ Application Fee

- Name
- Date
- Title
- Location
- Names of abutting streets
- New lots, block numbers, setback lines
- Graphic Scale and true North Point
- Monuments
- Dimensions
- Legal description
- Certification
- Signed by all parties holding Title
- Protective covenants
- Have owners requested annexation
- Utility easements shown
- Final Plat Original & 2 Mylar's

Zoning Change or Comprehensive Plan Amendment

Pre Application Meeting Date _____ Time _____ Scaled Survey Drawing

Publish and Post Date _____ Time _____ Application Fee

Planning Commission Meeting Date _____ Time _____

City Council Meeting Date _____ Time _____

Parcel # and Current Zoning _____ Requested Zoning _____

Special Exception Request

Pre Application Meeting Date _____ Time _____ Application Fee

City Council Meeting Date _____ Time _____