City of Omaha Planning Department

APPLICATION
ZONING

☐ Rezoning from ______ to ______  ☐ Other
☒ Special Use Permit  ☐ Conditional Use Permit

Base Zoning District: ________________________________

Property Owner: ____________________________
Name: Robert Bollinger  Address: 11900 Pacific St. 68147  Phone #: 402-334-1929

Applicant: ________________________________
Name: Same as above - contact Chris Spence  Address: 3615 Oakridge Rd. 68112  Phone #: 402-981-7475

Representative: [Information redacted]  Address: 3615 Oakridge Rd. 68112  Phone #: 402-981-7475

Contact: ________________________________
Name: Ron Hackett  Address: 3615 Oakridge Rd. 68112  Phone #: 402-981-7475

E-Mail Address: ron.hackett@me.com

Postal Address (or General Location if no address has been assigned): 11900 Pacific Street 68147

Legal Description: ________________________________

Proposed Use Type: ____________________________
Existing Use Type: ____________________________

Building and Parking Information:

a. Total Site Area: 525,438 Sq. Ft.
c. Building Coverage (b÷a): 17.1%
d. Maximum Building Height: 35 Ft.
e. Total Floor Area: 184,139 Sq. Ft.
f. Floor Area Ratio (e÷a): 34.9%
g. Total Paved Area: 185,105 Sq. Ft.
h. Impervious Coverage (b+g+a): 41.5%i. Number of Parking Stalls: 290
Number of Compact Stalls: 22
Number of Handicapped Stalls: 0

Landscaping Information:

j. Total Area of Street Yard: 50,286 Sq. Ft.
k. Street Yard Landscaped Area: 43,201 Sq. Ft.
l. Street Yard Landscaped Area (k÷j): 85.8%
m. Parking Lot Area: 157,688 Sq. Ft.
o. Interior Lot Landscaping (n÷m): 6.27%

Residential Uses Only:
p. Total Number of Units:
   for Multi-Family: # of Efficiencies
   #1 Bedrooms
   #2 Bedrooms
   #3 Bedrooms

q. Density (a÷p):
   Total Floor Area of Any Incidental Office
   Sq. Ft./Unit
   Sq. Ft.
r. or Commercial Use

If you have any questions about this application, please contact the Current Planning Division at 402-444-5150.

 Owner's Signature ____________________________

Applicant Signature ____________________________

(If not the property owner, the applicant certifies with this signature to be the authorized agent of the property owner.)
Early Learning Academy – Purpose Statement

The St. Robert Bellarmine Parish is pleased to present this new much needed Early Learning Academy. The purpose of this project is to enhance and expand the existing pre-school program to include all ages from infants through preschool age children 5 to 6 years of age. Over the past decade the parish has seen an increased need within the parish and surrounding community for such a facility providing quality education and care for young children.

The proposed facility is 11,000SF, 2 levels and will support 140 students and associated staff of about 20. The school will operate Monday through Friday from 7:00am to 6:00pm. It is anticipated that the impact on traffic will be minimal, having slight increases during the morning and evening drives.

The Early Learning Center is designed to enhance the adjacent neighborhood to the north and St. Robert Bellarmine campus through its design articulation and material selections. The Academy will add an additional 35 parking stalls and a drop-off lane for 6 vehicles. Overall the entire project will increase the imperious coverage of the Campus 4.5%. It is anticipated that the facility will be open for operation in the summer of 2020.

Please review the attached schematic design drawings and if desired electronic copies can be obtained upon request, please email - ron.hackett@msn.com.