



CITY OF SCOTTSBLUFF, NEBRASKA NOTICE OF ANNEXATION



City of Scottsbluff – City Hall
2525 Circle Drive, Scottsbluff, NE

April 17, 2026

Notice is hereby given of a public hearing regarding the proposed annexation of your property at the regular meeting of the City Council of the City of Scottsbluff, Nebraska on Monday, May 4, 2026 at 6:00 PM. The public hearing will be held in the Council Chambers at Scottsbluff City Hall, 2525 Circle Drive, Scottsbluff, NE.

Included with this notice are a legal description of the proposed annexation and a map showing the boundaries of the area proposed for annexation.

Any person with a disability desiring reasonable accommodation to attend the City Council meeting must contact the City Clerk at City Hall at 2525 Circle Drive, Scottsbluff, Nebraska by 12:00 pm on Friday, May 1, 2026.

Please contact Development Services Director Zachary Glaubius by phone at 308-630-6244 or email at zglaubius@scottsbluff.org for additional information or questions regarding the annexation and/or Kimberley Wright, City Clerk, at 308-630-6221 or kwright@scottsbluff.org regarding the public hearing.

Per State Statute §19-5001, initial notice of a proposed annexation shall be sent to the owners of property within the area proposed by annexation by regular United States mail and postmarked at least 10 working days prior to the City Council's public hearing.

Kimberley Wright, Certified Municipal Clerk
Tel: 308-630-6221 Email: kwright@scottsbluff.org

EXHIBIT A

21ST AVENUE ANNEXATION

A TRACT OF LAND SITUATED IN THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 18, AND THE EASTERLY EXTENSION OF THE SOUTH RIGHT-OF-WAY LINE OF 34TH STREET, AS PLATTED AND RECORDED IN DEED BOOK 88, PAGE 140, IN THE SCOTTS BLUFF COUNTY REGISTER OF DEEDS OFFICE; THENCE EASTERLY ON SAID EASTERLY EXTENSION OF THE SOUTH RIGHT-OF-WAY LINE OF 34TH STREET, TO THE POINT OF INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF SUGAR FACTORY ROAD (21ST AVENUE), SAID RIGHT-OF-WAY LINE BEING 33.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SECTION 18; THENCE SOUTHERLY ON SAID EAST RIGHT-OF-WAY LINE OF SUGAR FACTORY ROAD (21ST AVENUE), TO THE POINT OF INTERSECTION WITH THE CENTERLINE OF THE ENTERPRISE CANAL; THENCE WESTERLY ON THE CENTERLINE OF SAID CANAL, TO THE POINT OF INTERSECTION WITH THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 18; THENCE NORTHERLY ON SAID WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 18, TO THE POINT OF BEGINNING.

A TRACT OF LAND SITUATED IN THE SOUTHWEST QUARTER OF SECTION 18 AND THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 22 NORTH, RANGE 54 WEST OF THE 6TH P.M., SCOTTS BLUFF COUNTY, NEBRASKA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SECTION 18, THENCE NORTHERLY ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 18, TO THE POINT OF INTERSECTION WITH THE EASTERLY EXTENSION OF THE NORTH LINE OF LOT 1, BLOCK 6, INDIAN HILLS ADDITION, AS PLATTED AND RECORDED IN DEED BOOK 147, PAGE 37, IN THE SCOTTS BLUFF COUNTY REGISTER OF DEEDS OFFICE; THENCE EASTERLY ON SAID EASTERLY EXTENSION OF THE NORTH LINE OF LOT 1, TO THE POINT OF INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF SUGAR FACTORY ROAD (21ST AVENUE), SAID RIGHT-OF-WAY LINE BEING 33.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SECTION 18; THENCE SOUTHERLY ON SAID EAST RIGHT-OF-WAY LINE OF SUGAR FACTORY ROAD (21ST AVENUE), TO THE POINT OF INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF COUNTY ROAD K, SAID RIGHT-OF-WAY LINE BEING 33.00 FEET NORTH OF AND PARALLEL WITH THE SOUTH LINE OF SECTION 18; THENCE EASTERLY ON SAID NORTH RIGHT-OF-WAY LINE OF COUNTY ROAD K, TO THE POINT OF INTERSECTION WITH THE EAST LINE OF A TRACT OF LAND AS DESCRIBED IN INSTRUMENT 2000-5652; THENCE SOUTHERLY ON THE EAST LINE OF SAID TRACT, AND SOUTHERLY EXTENSION THEREOF, TO THE POINT OF INTERSECTION WITH THE

SOUTH RIGHT-OF-WAY LINE OF COUNTY ROAD K, SAID RIGHT-OF-WAY LINE BEING 33.00 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SECTION 19; THENCE WESTERLY ON SAID SOUTH RIGHT-OF-WAY LINE OF COUNTY ROAD K, TO THE POINT OF INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF SUGAR FACTORY ROAD (21ST AVENUE), SAID RIGHT-OF-WAY LINE BEING 33.00 FEET EAST OF AND PARALLEL WITH THE WEST LINE OF SECTION 19; THENCE SOUTHERLY ON SAID EAST RIGHT-OF-WAY LINE OF SUGAR FACTORY ROAD (21ST AVENUE), TO THE POINT OF INTERSECTION WITH THE EASTERLY EXTENSION OF THE SOUTH LINE OF A TRACT OF LAND AS DESCRIBED IN MISCELLANEOUS BOOK 91, PAGE 357; THENCE WESTERLY ON SAID EASTERLY EXTENSION OF THE SOUTH LINE OF SAID TRACT, TO THE POINT OF INTERSECTION WITH THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 19; THENCE NORTHERLY ON SAID WEST LINE OF THE NORTHWEST QUARTER OF SECTION 19, TO THE POINT OF BEGINNING.

Proposed Annexation 21st Avenue

Proposed Annexation
Area = ~ 1.45 acres

