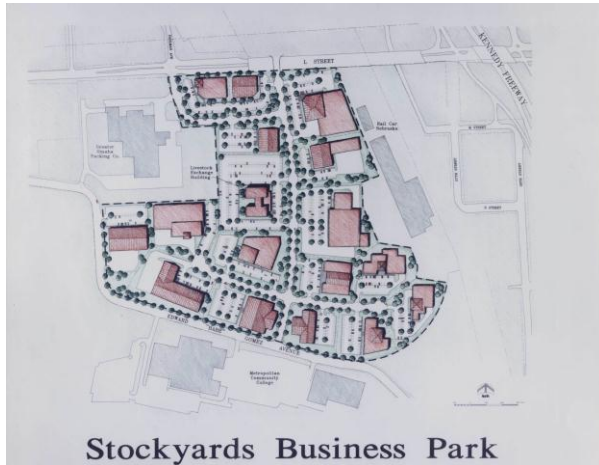


### Stockyards Business Park- Master Plan Design Omaha, Nebraska



Ehrhart Griffin & Associates performed the surveying and Master Plan design for the redevelopment of the 54-acre Omaha Stockyards site for the City of Omaha Planning Department. The site was occupied by a viaduct housing the 29th Plaza and "O" Plaza public roadways, a multi-tiered parking garage, a multi-tiered structure to contain livestock, numerous support buildings, on-grade cattle pens, chutes and runways and the historically significant Livestock Exchange Building.

Under the concept plan, the 29th Plaza and "O" Plaza viaduct was demolished and replaced with an at grade street system. The site was cleared, except for the Livestock Exchange Building, and general industrial lots and an expansion of the Metropolitan Community College campus occupy the project. The Livestock Exchange Building was renovated into commercial, office and residential space.



The conceptual planning dealt with topographic and boundary surveying of the parcel, space allocation of proposed lots and proposed infrastructure.

Extensive utility research and coordination with all public utilities was necessary in order to identify existing locations and rerouting requirements.

Boundary and conceptual land acquisition parcels were prepared for negotiations with the neighboring

Greater Omaha Packing House. Lease research and conceptual lease boundary adjustments were also explored for Rail Car Nebraska, located to the east of the project. Various concepts regarding the campus expansion for Metropolitan Community College and associated relocation costs of the utility infrastructure and street relocation of Babe Gomez Avenue were prepared in concert with the on-going negotiations for appropriate land acquisition. All concepts were accompanied by corresponding Opinions of Probable Costs and Conceptual Layout Plans.

Ehrhart Griffin & Associates provided the related topographic surveying and civil engineering services for this project using state-of-art in electronic surveying and computer aided drafting and design (CADD) equipment and systems.

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# Relevant Experience

