

PLANNING COMMISSION

AGENDA

September 15, 2023

9:00 a.m.

1. Announcement on Open Meetings Act.
2. Roll call.
3. Approve Minutes of meeting held August 18, 2023.
4. **Subdivision Vacation No. 2021-22**
Application submitted by John Krotz, Applicant for Johnny L. Krotz and Michelle R. Krotz, Owners to vacate Lot 1 of Buffalo Island Subdivision, a subdivision being part of the Northwest Quarter of the Northwest Quarter of Section 15 and in the Southwest Quarter of the Southwest Quarter of Section 10, being part of Tax Lot 9 in said Section 15 and Tax Lot 7 in Section 10, all in Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska INCLUDING the centerline of a 40 foot wide ingress-egress access and utility easement located in the Southwest Quarter of the Southwest Quarter of Section 10, Township 8 North, Range 15 West of the 6th P.M., Buffalo County Nebraska (77 Sweetwater Avenue).
5. **Hearing: Rezoning No. 2023-15**
Application submitted by John Krotz, Applicant for Johnny L. Krotz, Michelle R. Krotz, and Larry Kinkade, Owners to rezone from District AG, Agricultural District and District RR-1, Rural Residential District (Rural Standards) to District RR-1, Rural Residential District (Rural Standards) for property described as a tract of land located in the Northwest Quarter of Section 15 and in the Southwest Quarter of Section 10, being part of Tax Lot 9 in said Section 15 and Tax Lot 7 in Section 10, all in Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (77 Sweetwater Avenue).
6. **Hearing: Preliminary Plat No. 2023-09**
Application submitted by John Krotz, Applicant for Johnny L. Krotz, Michelle R. Krotz, and Larry Kinkade, Owners for the Preliminary Plat for Buffalo Island 2nd Subdivision, a subdivision being part of the Northwest Quarter of Section 15 and in the Southwest Quarter of Section 10, being part of Tax Lot 9 in said Section 15 and Tax Lot 7 in Section 10, all in Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (77 Sweetwater Avenue). ***FINAL ACTION***

7. Hearing: Final Plat No. 2023-09

Application submitted by John Krotz, Applicant for Johnny L. Krotz, Michelle R. Krotz, and Larry Kinkade, Owners for the Final Plat for Buffalo Island 2nd Subdivision, a subdivision being part of the Northwest Quarter of Section 15 and in the Southwest Quarter of Section 10, being part of Tax Lot 9 in said Section 15 and Tax Lot 7 in Section 10, all in Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (77 Sweetwater Avenue).

8. Hearing: Future Land Use Amendment No. 2023-02

Application submitted by Trenton Snow, Surveyor for James J. Nickman, Blue Water Investments, LLC, Owner for an amendment to the Land Use Map of the City of Kearney Comprehensive Development Plan from RE - Rural Estates to MU3 - Commercial Mixed Use for property described as a tract of land being part of the North Half of the Northeast Quarter of Section 11, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (southwest corner of 2nd Avenue and 98th Street).

9. Hearing: Rezoning No. 2023-16

Application submitted by Trenton Snow, Surveyor for James J. Nickman, Blue Water Investments, LLC, Owner to rezone from District AG, Agricultural District to District M-1 – Limited Industrial District for property described as a tract of land being part of the North Half of the Northeast Quarter of Section 11, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (southwest corner of 2nd Avenue and 98th Street).

10. Hearing: Preliminary Plat No. 2023-10

Application submitted by Trenton Snow, Surveyor for James J. Nickman, Blue Water Investments, LLC, Owner for the Preliminary Plat for Stone Creek Second, a subdivision being part of the North Half of the Northeast Quarter of Section 11, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (southwest corner of 2nd Avenue and 98th Street). ***FINAL ACTION***

11. Hearing: Final Plat No. 2023-10

Application submitted by Trenton Snow, Surveyor for James J. Nickman, Blue Water Investments, LLC, Owner for the Final Plat Stone Creek Second, a subdivision being part of the North Half of the Northeast Quarter of Section 11, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (southwest corner of 2nd Avenue and 98th Street).

12. Reports.

13. Adjournment.

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Board Member John Rickard 6309 Avenue L Place Kearney, NE 68847 308-390-7426 johnrmidway@hotmail.com	Board Member Melissa Scott-Pandorf 612 West 68th Street Kearney, NE 68845 402-679-6476 mmscott@gmail.com	Board Member Jeffery Baker 2004 West 42 nd Street Kearney, NE 68845 308-234-1881 jeff@mynewlifechurch.com

A current agenda is on file at the Office of Development Services, 1st Floor at City Hall, 18 East 22nd Street, Kearney, Nebraska.
For more information, call (308) 233-3254 or visit our website at www.cityofkearney.org