

PLANNING COMMISSION

AGENDA

October 17, 2025

9:00 a.m.

1. Announcement on Open Meetings Act.
2. Roll call.
3. Approve Minutes of meeting held September 19, 2025.
4. **Hearing: Future Land Use Map Amendment No. 2025-01**
Application submitted by Trenton Snow (Applicant) for Kevin L. Ingram; Jeffrey S. Ingram; and Glen M. Wolford, President of CVRG Inc (Owners) for an amendment to the Land Use Map of the City of Kearney Comprehensive Development Plan from Urban Reserve (UR) to Commercial Mixed Use (MU3) for property described as a tract of land being part of the Northeast Quarter of the Northwest Quarter of Section 34, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (6045 East 39th Street).
5. **Hearing: Rezoning No. 2025-14**
Application submitted by Trenton Snow (Applicant) for Kevin L. Ingram; Jeffrey S. Ingram; and Glen M. Wolford, President of CVRG Inc (Owners) 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 Northeast Quarter of the Northwest Quarter of Section 34, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (6045 East 39th Street).
6. **Hearing: Preliminary Plat No. 2025-10**
Application submitted by Trenton Snow (Applicant) for Kevin L. Ingram; Jeffrey S. Ingram; and Glen M. Wolford, President of CVRG Inc (Owners), for the Preliminary Plat for Ingram Subdivision, a subdivision being part of the Northeast Quarter of the Northwest Quarter of Section 34, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (6045 East 39th Street). ***FINAL ACTION***
7. **Hearing: Final Plat No. 2025-10**
Application submitted by Trenton Snow (Applicant) for Kevin L. Ingram; Jeffrey S. Ingram; and Glen M. Wolford, President of CVRG Inc (Owners), for the Final Plat for Ingram Subdivision, a subdivision being part of the Northeast Quarter of the Northwest Quarter of Section 34, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (6045 East 39th Street).

8. Hearing: Future Land Use Map Amendment No. 2025-02 - WITHDRAWN

Application submitted by Miller & Associates (Applicant) for Buckshot Farms, a Nebraska General Partnership and Buckshot Farms, LLP (Owners) for an amendment to the Land Use Map of the City of Kearney Comprehensive Development Plan from General Commercial (COM) and Light Industrial (LI) to Light Industrial (LI) for property described as a tract of land being part of Government Lot 7 and Government Lot 8 of Section 12, Township 8 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (119 Central Avenue).

9. Hearing: Rezoning No. 2025-15

Application submitted by Miller & Associates (Applicant) for Buckshot Farms, a Nebraska General Partnership and Buckshot Farms, LLP (Owners), to rezone from District C-2, Community Commercial District, to District BP, Business Park District for property described as a tract of land being part of Government Lot 7 and Government Lot 8 of Section 12, Township 8 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (119 Central Avenue).

10. Hearing: Preliminary Plat No. 2025-11

Application submitted by Miller & Associates (Applicant) for Buckshot Farms, a Nebraska General Partnership and Buckshot Farms, LLP (Owners), for the Preliminary Plat for Buckshot Addition, and addition to the City of Kearney, Buffalo County, Nebraska being described as a part of Government Lot 7 and Government Lot 8 of Section 12, Township 8 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (119 Central Avenue). ***FINAL ACTION***

11. Hearing: Final Plat No. 2025-11

Application submitted by Miller & Associates (Applicant) for Buckshot Farms, a Nebraska General Partnership and Buckshot Farms, LLP (Owners), for the Final Plat for Buckshot Addition, and addition to the City of Kearney, Buffalo County, Nebraska being described as a part of Government Lot 7 and Government Lot 8 of Section 12, Township 8 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (119 Central Avenue).

12. Reports

13. Adjournment.

<p>Chairperson Stan Dart 2410 65th Avenue Place Kearney, NE 68845 308-224-6432 msdart@charter.net</p>	<p>Vice-Chairperson Richard McGinnis 11 21st Avenue Place Kearney, NE 68845 308-325-4941 richmcginnisbanker@gmail.com</p>	<p>Board Member Monte Dakan 6605 Avenue M Place Kearney, NE 68847 308-293-7909 montedakan@hotmail.com</p>
<p>Board Member Dave Malone 4402 Avenue P Kearney, NE 68847 308-224-3188 dmalone@ipexneb.com</p>	<p>Board Member Joey Cochran 4104 10th Avenue Place Kearney, NE 68845 308-293-6445 jcochran@nlb.com</p>	<p>Board Member Brent Yaw 2224 Central Avenue, Loft 1 Kearney, NE 68847 308-627-2951 brentyaw@icloud.com</p>
<p>Board Member John Rickard 6309 Avenue L Place Kearney, NE 68847 308-390-7426 johnmidway@hotmail.com</p>	<p>Board Member Melissa Scott-Pandorf 612 West 68th Street Kearney, NE 68845 402-679-6476 mmsscotp@gmail.com</p>	<p>Board Member Jeffery Baker 2004 West 42nd Street Kearney, NE 68845 308-234-1881 jeff@mynewlifechurch.com</p>

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