

# **PLANNING COMMISSION**

## **AGENDA**

**City Council Chambers, 18 East 22nd Street**

**July 20, 2012**

**9:00 a.m.**

1. Announcement on Open Meetings Act.
2. Roll call.
3. Approve Minutes of meeting held June 15, 2012.

**4. Street Vacation No. 2012-03**

Application submitted by Andrew and Michelle Harter and Chadwick and Melissa Henning (Applicant and Owners) to vacate the platted cul-de-sac located between Lots 5, 6 and 7, Block 1, of Schroeder Estates Third Subdivision, a subdivision being part of the Northeast Quarter of Section 14, Township 9 North, Range 16 West of the 6th P.M., Buffalo County Nebraska. (North of 8115 6th Avenue.)

**5. Hearing: Land Use Map Amendment No. 2012-06 – Proposed Fleming Estates**

Application submitted by Buffalo Surveying Corp. (Applicant) and David Fleming (Owner) for an amendment to the Land Use Map of the City of Kearney Comprehensive Development Plan from Agricultural Open to Rural Estates for property described as a tract of land in the Northeast Quarter of the Southeast Quarter of Section 14, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (350 West Highway 40).

**6. Hearing: Rezoning No. 2012-11 – Proposed Fleming Estates**

Application submitted by Buffalo Surveying Corp. (Applicant) and David Fleming (Owner) to rezone from District AG, Agricultural District to District RR-1, Rural Residential District (Rural Standards) property described as a tract of land in the Northeast Quarter of the Southeast Quarter of Section 14, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (350 West Highway 40).

**7. Hearing: Preliminary Plat No. 2012-10 – Proposed Fleming Estates**

Application submitted by Buffalo Surveying Corp. (Applicant) and David Fleming (Owner) for the Preliminary Plat for Fleming Estates, Buffalo County, Nebraska for property described as a tract of land in the Northeast Quarter of the Southeast Quarter of Section 14, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (350 West Highway 40). **\*FINAL ACTION\***

**8. Hearing: Final Plat No. 2012-10 – Proposed Fleming Estates**

Application submitted by Buffalo Surveying Corp. (Applicant) and David Fleming (Owner) for the Final Plat for Fleming Estates, Buffalo County, Nebraska for property described as a tract of land in the Northeast Quarter of the Southeast Quarter of Section 14, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (750 feet west of Highway 10/40 on the south).

**9. Hearing: Planned District Development Plan Approval No. 2002-13**

Application submitted by Paul Brungardt (Applicant) and Brett Weiss (Owner) for Planned District Development Plan Approval for an apartment complex development on property zoned District C-1/PD, Limited Commercial/Planned Development Overlay District for property described as all of Lot 1 and part of Lot 2 of Block One, Northridge Retirement Subdivision, a subdivision being part of the East Half of the Northeast Quarter of Section 27, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (Southwest corner of 56th Street and 17th Avenue).

**10. Hearing: Code Amendment No. 2012-02**

Proposed amendments to the following sections of the Uniform Land Development Ordinance and the City Code to provide better definitions to categorize animals as 'domestic animals' as opposed to 'wild animals' which will be further broken down to either 'household pets', 'fowl', 'large domesticated animals', or 'livestock'. The amendments will specify where citizens can and cannot have certain types of animals and many based on zoning.

- Amend Section 46-102 "Supplemental Use Regulations: Agricultural Uses" of Chapter 46 "Supplemental Use Regulations".
- Amend Section 47-105 "Accessory Buildings" of Chapter 47 "Supplement Development Regulations".
- Amend Section 8-1301 "Definitions" of Article 13 "Animals Generally" of Chapter 8 "Police".
- Amend Section 8-1309 "Wild Animals Prohibited within the City Limits" of Article 13 "Animals Generally" of Chapter 8 "Police" of the Kearney City Code.
- Amend Section 8-1310 "Large Animal Pets, Livestock, and Fowl Prohibited within the City Limits" of Article 13 "Animals Generally" of Chapter 8 "Police".
- Delete in its entirety Section 8-1311 "Fowl at Large" of Article 13 "Animals Generally" of Chapter 8 "Police".
- Delete in its entirety Section 8-1435 "Keeping Wild Animals" of Article 14 being renamed to "Household Pets" of Chapter 8 "Police".
- Delete in its entirety Section 8-1436 "Minimum Areas for Enclosures" of Article 14 being renamed to "Household Pets" of Chapter 8 "Police".
- Delete in its entirety Section 8-1437 "Shelter Required; Permitted Locations" of Article 14 being renamed to "Household Pets" of Chapter 8 "Police".
- Amend Section 8-1438 "Sanitary Regulations" of Article 14 being renamed to
- "Household Pets" of Chapter 8 "Police".

**11. PRESENTATION OF CAPITAL EXPENDITURES**

Presentation by City of Kearney Administration of the 2012-2013 Capital Expenditures for the City of Kearney Budget.

**12. Report/Comments from Board Members.****13. Adjournment.**

Chairman James Ganz, Jr. 22 Hillcrest Drive Kearney, NE 68845 237-5146 <a href="mailto:jganzjr@frontiernet.net">jganzjr@frontiernet.net</a>	Vice-Chairman Stan Dart 2410 65th Avenue Place Kearney, NE 68845 234-1616 <a href="mailto:msdart@charter.net">msdart@charter.net</a>	Board Member Robert Cunningham 2203 West 50th Street Kearney, NE 68845 865-7276 <a href="mailto:rob Cunningham@catholichealth.net">rob Cunningham@catholichealth.net</a>
Board Member Jim McKeon 711 13th Avenue Kearney, NE 68845 236-2223 <a href="mailto:jlmckeo@nppd.com">jlmckeo@nppd.com</a>	Board Member Steve Homan 32 Red Fox Lane Kearney, NE 68845 237-0500 <a href="mailto:stephenchoman@gmail.com">stephenchoman@gmail.com</a>	Board Member Paul Fredrickson 914 Avenue D Kearney, NE 68847 236-5928 <a href="mailto:fastfreddy@fredconst.com">fastfreddy@fredconst.com</a>
Board Member Andrew Williams 9030 Pleasant Valley Drive Kearney, NE 68845 224-1374 <a href="mailto:ajsewilliams@asaew.com">ajsewilliams@asaew.com</a>	Board Member John Lowe 7 Wedge Way Kearney, NE 68845 440-3709 <a href="mailto:jslowe4@gmail.com">jslowe4@gmail.com</a>	Board Member Jack McSweeney 2712 Central Avenue Kearney, NE 68847 234-5550 <a href="mailto:jack@century21midlands.com">jack@century21midlands.com</a>

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](http://www.cityofkearney.org).