

PLANNING COMMISSION

AGENDA

City Council Chambers, 18 East 22nd Street

January 18, 2013

9:00 a.m.

1. Announcement on Open Meetings Act.
2. Roll call.
3. Approve Minutes of meeting held December 21, 2012.
4. **Hearing: Conditional Use Permit No. 2012-03 – Continued from the December 21, 2012 Planning Commission Meeting**
Application submitted by USA Communications (Applicant) and Christian and Karyn Hilliard (Owner) for a Conditional Use Permit to locate 60 foot wholesale data transmission tower on property zoned District C-O/PD, Office/Planned Development Overlay District and described as a tract of land being part of Lot 1, Patriot Addition, an addition to the City of Kearney, Buffalo County, Nebraska (2730 West 39th Street).
5. **Hearing: Revised Planned District Development Plan Approval No. 2012-19**
Application submitted by Craig Bennett from Miller & Associates (Applicant) for Mead Building Centers of Kearney Real Estate, LLC (Owner) for Revised Planned District Development Plan Approval for a lumber yard on property zoned District C-2/PD, Community Commercial/Planned Development Overlay District for property described as Lot 1, Fountain Hills Sixth Addition to the City of Kearney, Buffalo County, Nebraska (south of 56th Street between 11th Avenue and 17th Avenue).
6. **Hearing: Amendment to Redevelopment Plan for Redevelopment Area #2**
Proposed amendment to the Redevelopment Plan for Redevelopment Area #2 described as a tract of land located south from the intersection of South Railroad Street and the alley between Central Avenue and Avenue A to the southern right-of-way of 8th Street, thence west one half block, thence south along the eastern right-of-way of Central Avenue to a point 125 feet north of Landon Street, thence east to the corporate limits, thence south along the corporate limits to the southern bank of the North Channel of the Platte River, thence west along the corporate limits to a point approximately 405 feet east of Central Avenue, thence south along the property line to the northern right-of-way of Interstate 80, thence west and north along the right-of-way to 2nd Avenue, thence southwest along Interstate 80's northern right-of-way to the city limits, thence generally north along the corporate limits to the southern bank of the North Channel of the Platte River, thence east along said bank to eastern right-of-way of 2nd Avenue, thence east to western boundaries of the parcels adjacent to Central Avenue (approximately 200 feet), thence north along the property lines of the said parcels, thence east along the northern right-of-way of 4th Street to a point 240 feet west of Central Avenue, thence north along western boundaries of the parcels adjacent to Central Avenue, thence north along the eastern and the northern property line of Lot 7 of H-D-R 2nd Addition, thence north along the western edge of vacated 1st Avenue to the northern right-of-way of 12th Street, thence east one half block to the center line of the alley, thence north to 14th Street's northern right-of-way, thence east to western Central Avenue right-of-way, thence north along the right-of-way to the southern right-of-way of 16th Street, thence west one half block to the center line of the alley, thence north to South Railroad Street, thence east to the point of origin, all located in the City of Kearney, Buffalo County, Nebraska.

7. Report/Comments from Board Members.

8. Adjournment.

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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.