

PLANNING COMMISSION

AGENDA

City Council Chambers, 18 East 22nd Street

April 19, 2013

9:00 a.m.

1. Announcement on Open Meetings Act.
2. Roll call.
3. Approve Minutes of meeting held March 15, 2013.
4. **Hearing: Code Amendment No. 2013-01 – Historic Preservation Overlay District**
Continued from the March 15, 2013 meeting
Proposed amendment to the City Code to create a Historic Preservation Overlay District. Proposed amendments to the City Code include amending Chapter 37, "Overlay Districts" to add a new overlay district designated as "HP, Historic Preservation Overlay District" to insert the new district title "HP" into the table labeled "Overlay Districts" in Section 37-102 between existing overlay districts "ND-1" and "FP/FW"; to move all text language pertaining to "ND-1, Pioneer Park Neighborhood Conservation Overlay District" from Chapter 42 to Chapter 41 and to configure such "ND-1" text and formatting to be converted to become a subset of the "ND" overlay district; to assign Chapter 42 as the chapter containing all text language pertaining to the new Historic Preservation Overlay District by designating the title of Chapter 42 as "District HP, Historic Preservation Overlay District"; to add text language in Chapter 42 pertaining to defining the physical boundaries of the Historic Preservation Overlay District, regulations pertaining to signs, and requirements for a mandatory waiting period for demolition permits. Other language pertaining to development and zoning regulations within the Historic Preservation Overlay District may be added in the future as required to meet the purpose and intent of the district.
5. **Hearing: Code Amendment No. 2013-02 – Chapters 13, 14, 46, 47**
Proposed amendments to the following chapters/sections of the City Code:
 - Clarification of selected use types in Chapter 13 "Use Types" and the addition of "Vertical Axis Wind Turbines" as a miscellaneous use type under Industrial Uses in Chapter 13 of the Code of the City of Kearney.
 - Various amendments to Table 14-1 "Use Matrix" in Chapter 14 "Zoning District Regulations" of the Code of the City of Kearney, including corresponding changes resulting from the Chapter 13 "Use Types" amendments.
 - Changes to the use categories of various uses in Table 14-1 between the functional categories of (a) permitted as a matter of right, (b) permitted as a conditional use, (c) prohibited, or (d) permitted if in existence at the time of adoption of the ordinance.
 - Removal of the requirement for Site Plan Review for various uses in Table 14-1 "Use Matrix", and instead requiring a PD, Planned District Overlay for certain uses that warrant a higher level of review.
 - New language in Section 46-111 "Supplemental Use Regulations: Miscellaneous Uses" of Chapter 46 "Supplemental Use Regulations" of the Code of the City of Kearney introducing regulations for vertical axis wind turbines.
 - Proposed reduction of the required rear yard setback from 30 to 25 feet for single-family residential lots that are irregularly shaped in Section 47-104 "Setback Adjustments" of Chapter 47 "Supplemental Development Regulations" of the Code of the City of Kearney.

6. Report/Comments from Board Members.

7. 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