

PLANNING COMMISSION

AGENDA

City Council Chambers, 18 East 22nd Street

September 19, 2014

9:00 a.m.

1. Announcement on Open Meetings Act.
2. Roll call.
3. Approve Minutes of meeting held August 15, 2014.
4. **Hearing: Conditional Use Permit No. 2014-05 – Continued from the August 15, 2014 Planning Commission Meeting**
Application submitted by Jeffrey and Lisa Overturf (Applicant and Owner) for a Conditional Use Permit to haul gravel and sand off site to enable construction of a private lake on property zoned “District AG, Agricultural District” and described as being part of Government Lots 2 and 3, part of the North Half of the Northeast Quarter, all of Government Lot 4 and part of accretions in Section 9, Township 8 North, Range 16 West of the 6th P.M., all in Buffalo County, Nebraska (710 West 30th Avenue).
5. **Hearing: Rezoning No. 2014-14**
Application submitted by Trenton Snow for Leland and Darla Skeen to rezone from District M-1, Limited Industrial District to District R-3, Urban Residential Multi-Family (Medium Density) District property described as Lots 11 and 12, Hartman and Dryden’s Subdivision to the City of Kearney, Buffalo County, Nebraska (1212 and 1216 East 27th Street).
6. **Hearing: Rezoning No. 2014-15**
Application submitted by Miller & Associates for Kelly Rapp and Laureen Striker-Rapp to rezone from District AG, Agricultural District to District R-1, Urban Residential Single-Family District (Low Density) and District R-2, Urban Residential Mixed-Density District property described as a tract of land being part of the West Half of the Northwest Quarter of Section 11 and part of the Southwest Quarter of the Southwest Quarter of Section 2, Township 8 North, Range 16 West of 6th P.M., Buffalo County, Nebraska (between 8th Street and 11th Street along 17th Avenue).
7. **Hearing: Final Plat No. 2014-16 – Park View Estates Seventh Addition**
Application submitted by Miller & Associates for Kelly Rapp and Laureen Striker-Rapp for the Final Plat for Park View Estates Seventh Addition, an addition to the City of Kearney, Buffalo County, Nebraska, for property described as a tract of land being part of the West Half of the Northwest Quarter of Section 11 and part of the Southwest Quarter of the Southwest Quarter of Section 2, Township 8 North,

Range 16 West of 6th P.M., Buffalo County, Nebraska (between 8th Street and 11th Street along 17th Avenue).

8. **Hearing: Annexation No. 2014-16 – Park View Estates Seventh Addition**
Application submitted by Miller & Associates for Kelly Rapp and Laureen Striker-Rapp for the annexation of Park View Estates Seventh Addition, an addition to the City of Kearney, Buffalo County, Nebraska, for property described as a tract of land being part of the West Half of the Northwest Quarter of Section 11 and part of the Southwest Quarter of the Southwest Quarter of Section 2, Township 8 North, Range 16 West of 6th P.M., Buffalo County, Nebraska (between 8th Street and 11th Street along 17th Avenue).
9. **Partial Vacation No. 2008-07 and 2010-03**
Application submitted by Miller & Associates for First Baptist Church and DT Development, Inc. to vacate part of Lot 1, of Spruce Hollow Estates Fourth Addition, all of Lots 1 and 2, of Block 4, Spruce Hollow Estates Fifth Addition, additions to the City of Kearney, Buffalo County, Nebraska and an easement being part of Lot 1, of Spruce Hollow Estates Fourth Addition, part of Lots 1 and 2, of Block 4, Spruce Hollow Estates Fifth Addition, additions to the City of Kearney, Buffalo County, Nebraska (east of 11th Avenue between West 57th Street Place and west of 58th Street).
10. **Hearing: Rezoning No. 2014-16**
Application submitted by Miller & Associates for First Baptist Church to rezone from District R-2, Urban Residential Mixed-Density District to District R-2/PD, Urban Residential Mixed-Density/Planned Development Overlay District property described as a tract of land being part of Lot 1, Spruce Hollow Estates Fourth Addition to the City of Kearney, Buffalo County, Nebraska (1017 57th Street Place West).
11. **Hearing: Preliminary Plat No. 2014-17 – Spruce Hollow Estates Sixth Addition**
Application submitted by Miller & Associates for DT Development, Inc. for the Preliminary Plat for Spruce Hollow Estates Sixth Addition, an addition to the City of Kearney, Buffalo County, Nebraska, for property described as a tract of land being part of the Southwest Quarter of Section 23, Township 9 North, Range 16 West of 6th P.M., Buffalo County, Nebraska (formally known as Lots 1 and 2 of Block Four, Spruce Hollow Estates Fifth Addition) and vacated part of Lot 1, Spruce Hollow Estates Fourth Addition (east of 11th Avenue between West 57th Street Place and west of 58th Street). ***FINAL ACTION***
12. **Hearing: Final Plat No. 2014-17 – Spruce Hollow Estates Sixth Addition**
Application submitted by Miller & Associates for DT Development, Inc. for the Final Plat for Spruce Hollow Estates Sixth Addition, an addition to the City of Kearney, Buffalo County, Nebraska, for property described as a tract of land being part of the Southwest Quarter of Section 23, Township 9 North, Range 16 West of 6th P.M., Buffalo County, Nebraska (formally known as Lots 1 and 2 of Block Four, Spruce Hollow Estates Fifth Addition) and vacated part of Lot 1, Spruce Hollow

Estates Fourth Addition (east of 11th Avenue between West 57th Street Place and west of 58th Street).

13. Hearing: Planned District Development Plan Approval No. 2014-16

Application submitted by Miller & Associates for DT Development, Inc. for Planned District Development Plan Approval to construct eight single family condominium dwelling units on property to be zoned R-2/PD, Urban Residential Mixed-Density/Planned Development Overlay District and described as a tract of land being part of the Southwest Quarter of Section 23, Township 9 North, Range 16 West of 6th P.M., Buffalo County, Nebraska (formally known as Lots 1 and 2 of Block Four, Spruce Hollow Estates Fifth Addition) and vacated part of Lot 1, Spruce Hollow Estates Fourth Addition (east of 11th Avenue between West 57th Street Place and west of 58th Street).

14. Report/Comments from Board Members.

15. Adjournment.

Chairman James Ganz, Jr. 22 Hillcrest Drive Kearney, NE 68845 237-5146 jganzjr@frontiernet.net	Vice-Chairman Stan Dart 2410 65th Avenue Place Kearney, NE 68845 234-1616 msdart@charter.net	Board Member Jack McSweeney 2712 Central Avenue Kearney, NE 68847 234-5550 jack@century21midlands.com
Board Member Paul Fredrickson 914 Avenue D Kearney, NE 68847 236-5928 Fastfreddy@fredconst.com	Board Member Jim McKeon 711 13th Avenue Kearney, NE 68845 236-2223 jlmckeo@nppd.com	Board Member John Lowe 7 Wedge Way Kearney, NE 68845 440-3709 jslowe4@gmail.com
Board Member Jason Peck 910 East 30th Drive Kearney, NE 68847 627-3568 jason.peck2417@gmail.com	Board Member Ed Berglund 212 East 46th Street Kearney, NE 68847 627-6012 edthky@yahoo.com	Board Member Tami Moore 704 10th Avenue Kearney, NE 68845 440-6992 mooretj@unk.edu

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