

# **PLANNING COMMISSION**

## **AGENDA**

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

**November 20, 2015**

**9:00 a.m.**

1. Announcement on Open Meetings Act.
2. Roll call.
3. Approve Minutes of meeting held October 16, 2015.
4. **Street Vacation No. 2015-03**  
Application submitted by Brisbin and Sinsel Properties for Greg Brisbin, Brad Sinsel, Trinidad Angeles and Glen and Nancy Epley to vacate the west 10 feet of Avenue F between east 19<sup>th</sup> Street and south Railroad Street (1908, 1916 and 1924 Avenue F).
5. **Hearing: Land Use Map Amendment No. 2015-09 – Master’s Business Park Second**  
Application submitted by Buffalo Surveying for Melanie Johnson for an amendment to the Land Use Map of the City of Kearney Comprehensive Development Plan from Civic to Light Industrial property described as a tract of land being part of Government Lot 2 and part of Government Lot 3 located in the Southeast Quarter of Fractional Section 27, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (east of 6430 East Highway 30 and west of Imperial Avenue).
6. **Hearing: Rezoning No. 2015-20 – Master’s Business Park Second**  
Application submitted by Buffalo Surveying for Melanie Johnson to rezone from District AG, Agricultural District to District M-1, Limited Industrial District property described as a tract of land being part of Government Lot 2 and part of Government Lot 3 located in the Southeast Quarter of Fractional Section 27, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (east of 6430 East Highway 30 and west of Imperial Avenue).
7. **Hearing: Preliminary Plat No. 2015-15 – Master’s Business Park Second**  
Application submitted by Buffalo Surveying for Melanie Johnson for the Preliminary Plat for Master’s Business Park Second of Buffalo County, Nebraska, for property described as a tract of land being part of Government Lot 2 and part of Government Lot 3 located in the Southeast Quarter of Fractional Section 27, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (east of 6430 East Highway 30 and west of Imperial Avenue).  
**\*FINAL ACTION\***
8. **Hearing: Final Plat No. 2015-15 – Master’s Business Park Second**  
Application submitted by Buffalo Surveying for Melanie Johnson for the Final Plat for Master’s Business Park Second of Buffalo County, Nebraska, for property described as a tract of land being part of Government Lot 2 and part of Government Lot 3 located in the Southeast Quarter of Fractional Section 27, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (east of 6430 East Highway 30 and west of Imperial Avenue).

**9. Vacation No. 2015-12 – Lund Subdivision**

Application submitted by Trenton Snow for Betty Lund, Trustee, to vacate Lot 1, Lund Subdivision, a subdivision being part of the South Half of the South Half of the Southwest Quarter of Section 14, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (7265 17th Avenue).

**10. Hearing: Preliminary Plat No. 2015-21 – Lund Second Subdivision**

Application submitted by Trenton Snow for Betty Lund, Trustee, for the Preliminary Plat for Lund Second Subdivision of Buffalo County, Nebraska, for property described as a tract of land being Lot 1 (to be vacated), Lund Subdivision, a subdivision being part of the South Half of the South Half of the Southwest Quarter of Section 14, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (7265 17th Avenue). **\*FINAL ACTION\***

**11. Hearing: Final Plat No. 2015-21 – Lund Second Subdivision**

Application submitted by Trenton Snow for Betty Lund, Trustee, for the Final Plat for Lund Second Subdivision of Buffalo County, Nebraska, for property described as a tract of land being Lot 1 (to be vacated), Lund Subdivision, a subdivision being part of the South Half of the South Half of the Southwest Quarter of Section 14, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (7265 17th Avenue).

**12. Hearing: Revised Planned District Development Plan Approval No. 2012-06**

Application submitted by Craig Bennett for City of Kearney, Nebraska for Planned District Development Plan Approval for the proposed construction of an office complex development on property zoned District BP/PD, Business Park/Planned Development Overlay District and described as Lot 2 of Block One, Tech One First Subdivision, a tract of land being part of the North Half of the Northwest Quarter of Section 29, Township 9 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (southeast corner of 56th Street and Antelope Avenue).

**13. Hearing: Rezoning No. 2015-23**

Application submitted by Miller & Associates for Roberta Corrigan, Trustee, to rezone from District C-2/PD, Community Commercial/Planned Development Overlay District to District C-2, Community Commercial District property described as Lots 1, 2, 3, 4, 5, Ingalls Crossing Eighth Addition, an addition to the City of Kearney, Buffalo County, Nebraska (south of 60th Street between 1st Avenue and 2nd Avenue).

**14. Hearing: Rezoning No. 2015-24**

Application submitted by Miller & Associates for Roberta Corrigan, Trustee, to rezone from District C-2/PD, Community Commercial/Planned Development Overlay District to District C-2, Community Commercial District property described as a tract of land being part of the West Half of the Southwest Quarter of Section 24, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (southeast corner of 60th Street and 1st Avenue).

**15. Hearing: Final Plat No. 2015-22**

Application submitted by Miller & Associates for Roberta Corrigan, Trustee, for the Final Plat for Ingalls Crossing Tenth 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 Southwest Quarter of Section 24, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (southeast corner of 60th Street and 1st Avenue).

**16. Hearing: Annexation No. 2015-22**

Application submitted by Miller & Associates for Roberta Corrigan, Trustee, for the annexation of Ingalls Crossing Tenth 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 Southwest Quarter of Section 24, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (southeast corner of 60th Street and 1st Avenue).

**17. Partial Vacation No. 1950-23**

Application submitted by Miller & Associates for University of Nebraska at Kearney to vacate a tract of land being all of Lots 9 through 24, inclusive and the vacated street abutting Lot 16 and Lot 17, all in Lincoln Way Villa Plots, an addition to the City of Kearney, Buffalo County, Nebraska (south of Highway 30 and west of University Drive).

**18. Street Vacation No. 2015-04**

Application submitted by Miller & Associates for University of Nebraska at Kearney to vacate all of University Drive as it exists from the north right-of-way line of the Union Pacific Railroad to the south right-of-way line of U.S. Highway No. 30, and as described in Warranty Deed recorded July 12, 119 in Roll 91, Page 8013 thru 8014, Register of Deeds, Buffalo County, Nebraska (south of Highway 30 and west of University Drive).

**19. Report/Comments from Board Members.**

**20. 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 Jack McSweeney 2712 Central Avenue Kearney, NE 68847 234-5550 <a href="mailto:jack@century21midlands.com">jack@century21midlands.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 Jim McKeon 711 13th Avenue Kearney, NE 68845 236-2223 <a href="mailto:jlmckeo@nppd.com">jlmckeo@nppd.com</a>	Board Member John Lowe 3 Wilderness Way Kearney, NE 68847 440-3709 <a href="mailto:jslowe4@gmail.com">jslowe4@gmail.com</a>
Board Member Justin Wolf 203 East 53 <sup>rd</sup> Street Place Kearney, NE 68847 627-3204 <a href="mailto:justinwolf@outlook.com">justinwolf@outlook.com</a>	Board Member Ed Berglund 212 East 46 <sup>th</sup> Street Kearney, NE 68847 627-6012 <a href="mailto:edthky@yahoo.com">edthky@yahoo.com</a>	Board Member Tami Moore 704 10 <sup>th</sup> Avenue Kearney, NE 68845 440-6992 <a href="mailto:mooretj@unk.edu">mooretj@unk.edu</a>