

PLANNING COMMISSION

AGENDA

December 17, 2021

9:00 a.m.

1. Announcement on Open Meetings Act.
2. Roll call.
3. Approve Minutes of meeting held November 19, 2021.
4. **Hearing: Rezoning No. 2021-20 – Buffalo Island Subdivision – Continued from the November 19th PC Meeting**
Application submitted by John Krotz for Larry Kinkade Jr. and Mike Kinkade to rezone from District AG, Agricultural District to District RR-1, Rural Residential District (Rural Standards) for property described as a tract of land located in the Northwest Quarter of Section 15 and in the Southwest Quarter of Section 10, being part of Tax Lot 9 in said Section 15 and Tax Lot 7 in Section 10, all in Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (Southeast of 75 Sweetwater Avenue).
5. **Hearing: Preliminary Plat No. 2021-22 – Buffalo Island Subdivision *FINAL ACTION* – Continued from the November 19th PC Meeting**
Application submitted by John Krotz for Larry Kinkade Jr. and Mike Kinkade for the Preliminary Plat for Buffalo Island Subdivision, a subdivision being part of the Northwest Quarter of Section 15 and part of the Southwest Quarter of Section 10, all in Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska, for property described as a tract of land located in the Northwest Quarter of Section 15 and in the Southwest Quarter of Section 10, being part of Tax Lot 9 in said Section 15 and Tax Lot 7 in Section 10, all in Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (Southeast of 75 Sweetwater Avenue).
6. **Hearing: Final Plat No. 2021-22 – Buffalo Island Subdivision – Continued from the November 19th PC Meeting**
Application submitted by John Krotz for Larry Kinkade Jr. and Mike Kinkade for the Final Plat for Buffalo Island Subdivision, a subdivision being part of the Northwest Quarter of Section 15 and part of the Southwest Quarter of Section 10, all in Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska, for property described as a tract of land located in the Northwest Quarter of Section 15 and in the Southwest Quarter of Section 10, being part of Tax Lot 9 in said Section 15 and Tax Lot 7 in Section 10, all in Township 8 North, Range 15 West of the 6th P.M., Buffalo County, Nebraska (Southeast of 75 Sweetwater Avenue).

7. Subdivision Vacation No. 2000-14 – Grace Fellowship Addition

Application submitted by Trenton Snow for Grace Fellowship / 1st Church of God to vacate Lot 1, Grace Fellowship Addition, an addition to the City of Kearney, Buffalo County, Nebraska (4305 19th Avenue).

8. Hearing: Preliminary Plat No. 2021-26 – Grace Fellowship Second - *FINAL ACTION*

Application submitted by Trenton Snow for Grace Fellowship / 1st Church of God for the Preliminary Plat for Grace Fellowship Second, an addition to the City of Kearney, Buffalo County, Nebraska, for property described as Lot 1 (to be vacated), Grace Fellowship Addition, an addition to the City of Kearney, Buffalo County, Nebraska, and part of the Northeast Quarter of the Southeast Quarter of Section 27, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (4305 19th Avenue & 4310 17th Avenue).

9. Hearing: Final Plat No. 2021-26 – Grace Fellowship Second

Application submitted by Trenton Snow for Grace Fellowship / 1st Church of God for the Final Plat for Grace Fellowship Second, an addition to the City of Kearney, Buffalo County, Nebraska, for property described as Lot 1 (to be vacated), Grace Fellowship Addition, an addition to the City of Kearney, Buffalo County, Nebraska, and part of the Northeast Quarter of the Southeast Quarter of Section 27, Township 9 North, Range 16 West of the 6th P.M., Buffalo County, Nebraska (4305 19th Avenue & 4310 17th Avenue).

10. Hearing: Rezoning No. 2021-25 – Grace Fellowship Second

Application submitted by Trenton Snow for Grace Fellowship / 1st Church of God to rezone from District R-1, Urban Residential Single-Family District (Low Density) and District R-3/PD, Urban Residential Multi-Family (Medium Density)/Planned Development Overlay District to District R-1, Urban Residential Single-Family District (Low Density) for property described as Lot 2, Grace Fellowship Second, an addition to the City of Kearney, Buffalo County, Nebraska, TOGETHER WITH the west 40.0 feet of 17th Avenue abutting said lot on the east, all in Buffalo County, Nebraska. (4310 17th Avenue).

11. Hearing: Code Amendment No. 2021-02

Proposed amendments to the following chapters/sections of the City Code as follows: (a) Section 46-105 “Supplemental Use Regulations: Commercial Uses” of Chapter 46 “Supplemental Use Regulations” to add new regulations for Commercial Recreation (Outdoor); and (b) Table 14-1 “Use Matrix” of Chapter 14 “Zoning District Regulations” to: add the permitted use of Permitted by right or by right subject to supplemental regulations to Commercial Rec (Outdoor) (AG District) under Commercial Use Types; and to add Section 46-105, M to the Supplemental Regulations for Commercial Rec (Outdoor) under Commercial Use Types.

12. Reports

13. Adjournment.

Chairman Stan Dart 2410 65th Avenue Place Kearney, NE 68845 308-234-1616 msdart@charter.net	Board Member Joey Cochran 1704 East 42nd Street Place Kearney, NE 68845 308-293-6445 jcochran@nlrb.com	Board Member Monte Dakan 6605 Avenue M Place Kearney, NE 68847 308-293-7909 montedakan@hotmail.com
Board Member Jeremy Feusner 4706 14th Avenue Place Kearney, NE 68845 308-991-6906 jdfesn@nppd.com	Board Member Dave Malone 4402 Avenue P Kearney, NE 68847 308-224-3188 dmalone@ipexneb.com	Vice-Chairman Richard McGinnis 11 21st Avenue Place Kearney, NE 68845 308-325-4941 richmcginnisbanker@gmail.com
Board Member Brent Yaw 207 East 32nd Street Kearney, NE 68847 308-627-2951 brentyaw@icloud.com	Board Member John Rickard 6309 Avenue L Place Kearney, NE 68847 308-390-7426 johnrmidway@hotmail.com	Board Member Melissa Scott-Pandorf 612 West 68th Street Kearney, NE 68845 308-402-679-6476 mmscott@gmail.com

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