

CITY OF FORT CALHOUN PLANNING COMMISSION

JANUARY 4, 2010

7:00 P.M.

AGENDA

CALL TO ORDER:

ANNOUNCE COMPLIANCE WITH OPEN MEETINGS ACT:

ROLL CALL:

MINUTES FROM: DECEMBER 7, 2009

PUBLIC HEARINGS:

1. **AN ORDINANCE TO ADOPT THE CITY OF FORT CALHOUN DOWNTOWN DESIGNS GUIDELINE STANDARDS.** (Written Comments \_\_ Public Comments \_\_ Close Hearing \_\_)
2. **AN ORDINANCE AMENDING ARTICLES 3 "USE TYPES", AND 6 "SUPPLEMENTAL USE REGULATIONS", OF THE FORT CALHOUN, NEBRASKA ZONING REGULATIONS TO MODIFY REGULATIONS RELATED TO BED AND BREAKFAST USE TYPES.**  
(Written Comments \_\_ Public Comments \_\_ Close Hearing \_\_)
3. **AN ORDINANCE AMENDING ARTICLES 6 "SUPPLEMENTAL USE REGULATIONS", OF THE FORT CALHOUN, NEBRASKA ZONING REGULATIONS TO MODIFY REGULATIONS RELATED TO TOWN CENTER RESIDENTIAL USES.** (Written Comments \_\_ Public Comments \_\_ Close Hearing \_\_)

COMMITTEE REPORTS:

1. CAPITAL IMPROVEMENT COMMITTEE:
2. HOUSING AND CODE COMMITTEE: Substandard Housing Inspection Form **(ON HOLD)**
3. DOWNTOWN DESIGN STANDARDS:
4. LAND USE COMMITTEE:

UNFINISHED BUSINESS:

1. RECOMMENDATION TO ADOPT THE DOWNTOWN DESIGN GUIDELINES STANDARDS AND ORDINANCES AMENDING THE ZONING REGULATIONS:
  - a. **AN ORDINANCE TO ADOPT THE CITY OF FORT CALHOUN DOWNTOWN DESIGNS GUIDELINE STANDARDS.** (Approve \_\_ Table \_\_ Deny \_\_)
  - b. **AN ORDINANCE AMENDING ARTICLES 3 "USE TYPES", AND 6 "SUPPLEMENTAL USE REGULATIONS", TO MODIFY REGULATIONS RELATED TO BED AND BREAKFAST USE TYPES.** (Approve \_\_ Table \_\_ Deny \_\_)
  - c. **AN ORDINANCE AMENDING ARTICLES 6 "SUPPLEMENTAL USE REGULATIONS", TO MODIFY REGULATIONS RELATED TO TOWN CENTER RESIDENTIAL USES.**  
(Approve \_\_ Table \_\_ Deny \_\_)
2. REVIEW/DISCUSSION ON DISTANCE FROM THE FRONT YARD SETBACK FOR ACCESSORY BUILDINGS.  
(Approve \_\_ Table \_\_ Deny \_\_)

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3. REVIEW/DISCUSSION TO AMEND ARTICLE 3 "PROCEDURES AND ADMINISTRATION", OF THE FORT CALHOUN, NEBRASKA SUBDIVISION REGULATIONS TO INCLUDE REGULATIONS RELATED TO RE-PLATS. (**Approve \_\_ Table \_\_ Deny \_\_**)

**NEW BUSINESS:**

1. PERMITS ISSUED – DECEMBER 1, 2009 THROUGH DECEMBER 31, 2009:

<b>PERMIT #</b>	<b>DATE ISSUED</b>	<b>APPLICANT/DESCRIPTION</b>	<b>PERMIT TYPE</b>
C7409	12/3/2009	McGowan Excavating (538 & 542 N. 17 <sup>th</sup> St. Lot 5, Blk. 1) Southern Heights 2-Residential Townhouse with covered front stoops 6'x6', with partial unfinished basements 13'x20', 2 bedrooms each, 2 car attached garages, fireplace each, no hot tubs, no decks, patios instead.	Building
C7413	12/21/2009	(Tax Lot 130 Moriah Lane) Sobota Custom Homes - New S-F residence with covered stoop 3' x 10', 2-bedrooms, 3-bathroom, 3-car attached garage, covered rear deck 14' x 7', full unfinished basement, and 1 fireplace.	Building

**PUBLIC COMMENTS:**

**FUTURE AGENDA REQUESTS:**

- ✓ DISCUSS/REVIEW PLANNING COMMISSION BY-LAW REVISIONS – FIRST QUARTER 2010

**ADJOURN**