

CITY OF FORT CALHOUN, NEBRASKA
 PLANNING COMMISSION
 October 5, 2009
 7:00 P.M.
AGENDA

Call to Order

Announce compliance with Open Meetings Act

ANNOUNCEMENT: Welcome Sam Ruma to the Planning Commission

Roll Call

Minutes From: September 8, 2009

Public Hearings: NONE

Committee Reports

1. Capital Improvement Committee:
2. Housing and Code Committee:
3. Downtown Design Standards:
4. Land Use Committee:

Unfinished Business

1. Discussion/Direction Downtown Design Guidelines Document for Fort Calhoun, Nebraska

APPROVE TABLE FOR FURTHER STUDY DENIAL

2. Review/Discussion of the Revised Fort Calhoun Comprehensive Plan Maps

APPROVE TABLE FOR FURTHER STUDY DENIAL

New Business

1. Curt & Anita Shull Pre-application for Administrative Lot Consolidation Review
2. Sandy and Dane Kucera discuss zoning regulations amendment to allow residence/business in TC location.
3. Discuss B&B property Zoning Regulations
4. Review of Permits issued/pending to date – September 1, 2009 through September 30, 2009:

PERMIT #	DATE ISSUED	APPLICANT/DESCRIPTION	PERMIT TYPE
C5472	9/1/2009	Clayton Swanson (124 N. 9 th St.) house demolition	Building
C7313-E	9/9/2009	Green Gable Contracting, LLC (108 S. 14 th St.) install electric in building.	Electric
C5473	9/18/2009	Mary Anne Jaworski (221 S. 13 th St.) moved a prebuilt 8'x12'x9' shed into her back yard.	Building
C5474	9/22/2009	Nancy Coleman (506 N. 14 th St.) Dan Mittitts Contracting installing 2800 sq. feet siding.	Building
C5475	9/30/2009	Frances Sheppard (620 S. 14 th St.) Robert Sheppard repairing partial roof.	Building

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5. Unkempt Property September 1, 2009 through September 30, 2009 Status:

- Procedures discussion

Description	Total	Response
Number of Letters Mailed	0	
Number of Signed Receipts	0	
Number of Response Letters	0	
Number of In-Office Visits	0	
Number of Phone Calls Received	0	
Property Address/Owner	Status	Description
223 S. 10 th St./Gary Burns	In Process	Has until 6/23/2010 to demo house and remove debris.
1405 Lincoln St. & 718 N. 14 th St./Jeff Swenson	Complete	Acknowledgement of completion and appreciation letter sent August 12, 2009.
1109 Madison St. Lot 15/Jean Newton	In Process	Unable to contact property owner, deputy unable to serve legal papers, and stated that this property should be condemned because it is a health hazard.
Lots 1 – 8 Blk 2/Kelli & Jeff Shaner	In Process	Deadline August 31, 2009 to secure unsafe barn.
309 S. 14 th St./Lots 1-8 Blk 107, Lots 7&8 Blk 108, Lots 1 & 2, Blk 121, and Lot 104, Blk 122/Robert Sheppard	In Process	Secure house at 309 S. 14 th St., and remove trash/debris/dilapidated buildings/abandoned vehicles by September 6, 2009. UPDATE: (309 S. 14th) Bob Sheppard has cleaned this up and now it needs it to be inspected. (Property behind the fireworks stand) the green house has been removed, and all but one of the semi's, and other items will be gone by November 2009. The semi directly behind the firework stand he will have out by Spring 2010.
124 N. 9 th St./Clayton Swanson	In Process	He is removing everything from the house and is requesting until January 2010 to demo the house.
1113 Monroe St./David Thiede	In Process	Has until 7/31/2009 to clean up trash and debris.
311 E. Calhoun Dr./Leo Welchert	In Process	Donald Welchert – Permit C5461 will be adding new concrete siding and all new windows plus doors to the structure.
301 S. 10 th St./Keith Zessin	In Process	Repair cracks in the foundation.

Public Comments

Future Agenda Requests:

Adjourn