

City of Fort Calhoun – Planning Commission Meeting

April 5, 2010

Chairperson Ralph Carter called the regular meeting of the Fort Calhoun Planning Commission to order at 7:01 P.M. Monday, April 5, 2010. Notice of the meeting was given in advance thereof by publication or posting, said forms of notice being designated methods for giving notice, an affidavit of publication or a certification of posting being attached to these minutes..

The agenda packets were distributed to the Chair and Board Members on March 1, 2010. Meetings are open to the public. Chairperson Ralph Carter announced that a copy of the open meetings law is posted continually for public inspection on the wall in the Council Chambers/Library.

The following answered roll: Ralph Carter, Eric Herbert, Rich Johnson, Carmine Pane, and Sam Ruma.

Planning Consultant Chris Solberg, AICP, with TSA was not present.

Member Eric Herbert made a motion, seconded by Member Rich Johnson to approve the March 1, 2010 minutes as published. With members, Herbert, Johnson, Pane, Carter, and Ruma voting “Aye”, motion carried.

Public Hearing: NONE

Committee Reports:

- Capital Improvement Committee: Nothing to report
- Housing and Code: Nothing to report
- Downtown Design Standards: Nothing to report
- Land Use Committee:
 - Member Herbert stated the committee is still debating the limitation of 600 square feet size of an accessory building, and it may depend on the size of the lot. Member Herbert also mentioned that Sarpy, Douglas, and Washington Counties are being aerial photographed for the Geographic Information System (GIS), which stores aerial photographs, used to create our maps.

Unfinished Business:

Chairperson Carter stated annexation public hearings will begin in May.

City Council Member David Genoways and Linda Welsher, City Clerk provided an update on the Economic Strategic Development meetings with MAPA and Gateway. The application process on becoming a certified community takes time and a lot of hard work, and in order for this community to develop and grow, rezoning is part of the process. Currently, we have several 10-acre lots that encroach upon the city. One of the processes of economic development is to stop this from happening, in order to grow. One way to stop it would be rezoning our ETJ. We need to look at the long-term growth of this community, be more diverse, and encourage more commercial job opportunities.

PCMin 04.05.2010

New Business:

Chairperson Carter noted the following permits issued March 1, 2010 through March 31, 2010: Zeke Holding Co. 108 S. 14th St. (TAX LOT 1 – BLK 50) re-roofing 70'x17' and electrical; Gregory Richardson 601 Sunset Dr., Cherry Hills (TAXLOT 8 & PT LOT 10) erect 6' wood fence and 10'x12' shed; Mike Hemen 405 S. 16th St. (CC Pruehs Add. LOTS 6 & 7) electrical for kitchen remodel; McGowan Excavating (LOT 5 BLK 1) changing townhouse basement sizes from 260 sq. ft. to 1219.

Public Comments:**Future Agenda Requests:**

- ✓ The By-law revision is on hold pending review of a new Code of Conduct document that will encompass the City Council, Planning Commission, Park Board, and Enhancement Committee members.
- ✓ The date for the annual review of the C.I.P. will be scheduled after the City Council meeting on April 19, 2010.

Member Pane made a motion seconded by Member Johnson to adjourn, with all members present voting "Aye", the meeting adjourned at 8:12 P.M.

Joy Ruma, Planning and Zoning Administrative Assistant