

City of Fort Calhoun – Planning Commission

February 2, 2015

Chairman Eric Herbert called the regular meeting of the Fort Calhoun Planning Commission to order at 7:01 P.M. Monday, February 2, 2015. 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 Friday, January 30, 2015. Meetings are open to the public. Chairman Herbert announced a copy of the open meetings law, which is posted continually for public inspection on the wall in the Council Chambers/Library.

The following answered roll call: Donald Welchert, Eric Herbert, Mark Gustafson and Tom Thiem; Rich Johnson was absent.

OTHERS PRESENT

Greg Richardson (601 Sunset Dr.)

Member Thiem made a motion seconded by Member Gustafson to approve the January 5, 2015 minutes as published. With all members voting "Aye", motion carried.

Public Hearing: NONE

Committee Reports:

1. Capital Improvement Committee: Nothing to report.
2. Housing and Code Committee: Nothing to report.
3. Land Use/Downtown Design Standards Committee: Nothing to report.

UNFINISHED BUSINESS: NONE

New Business:

1. PERMITS: Chairman Herbert duly noted the following permits were issued January 1 - 31, 2015:
Total Issued Permits = 11
Roof/Siding/Gutters = 1
Building – Other = 6
Building – New S/F Res. = 1
Electrical = 1
Mechanical = 1
Plumbing = 1
Local = 0
2. To fix the conflicts with the Article 4 Section 12 and Article 5 Section 8 R-1, having to do with accessory building size and height on residential lots bigger than one acre, within the city limits, without having to issue conditional use permits. An agreement was reached to allow up to 14ft. side walls, a height up to 25 ft. and up to 2000 sq. foot buildings on lots bigger than acre.
3. Some discussion on the definition of a mobile home versus manufactured home to be allowed only as a temporary dwelling up to 2 yrs. In TA1 zoning. Will look into more details to discuss at March 2, 2015 meeting.

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4. Discussed the pages available of the comprehensive plan, decide what is expected. Tabled until next month's meeting when Keith Marvin will be available for questions.
5. Informed Council about 2015 Nebraska Annual Planning Conference, March 11-13, 2015 in Kearney. Who might be interested should contact Linda or Deb to make arrangements.

Public Comments:

Future Agenda Item(s):

Adjourn: Member Gustafson made a motion seconded by Member Theim to adjourn. With all members in attendance voting "Aye", meeting adjourned at 8:12 P.M.

Joy Ruma, Planning and Zoning Administrator

PENDING APPROVAL MARCH 2, 2015