

May 14, 2020 Planning Commission Minutes

Chairman Aaron Schrum called the regular meeting of the Fort Calhoun Planning Commission to order at 7:01 P.M. Thursday, May 14, 2020. 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, May 8, 2020. Meetings are open to the public. Chairman Schrum 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, Aaron Schrum, and Tony Knight were present. Members Nate Dougherty and Eric Herbert were absent.

Member Herbert made a motion to approve the March 9, 2020 minutes. Member Knight seconded the motion. With members Schrum, Knight, and Welchert voting "Aye", motion carried.

Public Hearing:

The public hearing to consider AN AMENDMENT TO SECTION 2.03 – DEFINITIONS (DWELLING, SINGLE FAMILY) OF THE FORT CALHOUN ZONING REGULATIONS opened at 7:03 p.m. There were no written comments. The amendment would be to remove c) *"The roof shall be pitched with a minimum vertical rise of two and one half inches for 12 inches of horizontal run"*. Bob Lammers, 120 N. 14th St, asked why this was being proposed to be removed from the definitions. He said if you allow for a flat roof you will need to define what materials are allowed to be on the roof. He thinks it would be in the best interest of the people that own houses in Fort Calhoun to leave the definition as is. The commission discussed requiring a Conditional Use Permit if someone wants a flat roof. The public hearing closed at 7:14 p.m.

The public hearing to consider AN AMENDMENT TO SECTION 4.22 – SWIMMING POOLS OF THE FORT CALHOUN ZONING REGULATIONS opened at 7:15 p.m. There were no written comments. The amendment to the remove the current regulations listed for swimming pools and the new language says, *"Refer to Fort Calhoun Municipal Code for the Swimming Pool regulations"*. The public hearing closed at 7:16 p.m.

New Business:

Member Knight made a motion to recommend leaving the definition the way it is and to require a Conditional Use Permit. Member Welchert seconded the motion. With members Welchert, Schrum, and Knight voting "Aye", motion carried.

Member Knight made a motion seconded by member Welchert to recommend approval of the amendment to Section 4.22 – Swimming Pools, of the Fort Calhoun Zoning Regulations. With members Welchert, Schrum, and Knight voting "Aye", motion carried.

Permits: Chairman Schrum noted the permits issued in March & April were reviewed.

Total Issued Permits = 6

Building – Other = 3; Building – New S/F Res. = 2; Electrical = 1; Mechanical = 0; Plumbing = 0; Other = 0

With no further business coming before the commission, the meeting adjourned at 7:17 P.M.

Attest: Alicia Koziol
City Clerk