

December 4, 2017 Planning Commission Minutes

Chairman Eric Herbert called the regular meeting of the Fort Calhoun Planning Commission to order at 7:00 P.M. Monday, December 4, 2017. 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, December 1, 2017. Meetings are open to the public. Chairman Eric 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: Chairman Eric Herbert, members Tom Thiem, and Rich Johnson were present. Member's Donald Welchert and Aaron Schrum were absent.

Others Present:

Angela Carroll (property owner), Linda Welsher

Member Johnson made a motion seconded by Herbert to approve the October 2, 2017 and October 12, 2017 minutes as published. Members Thiem, Johnson, and Herbert voted "Aye".

Public Hearing:

The public hearing to consider the adoption of AN APPLICATION FOR CONDITIONAL USE PERMIT FOR WAREHOUSING (ENCLOSED) IN THE RURAL RESIDENTIAL DISTRICT. THE PROPERTY IN QUESTION IS PARCEL IDENTIFICATION NUMBER 890006293, LOCATED ON EAGLE CREST LANE opened at 7:02 p.m. Angela Carroll (property owner) stated that she just purchased the land, which is 10 acres. She explained that she wants to build a house on the property, eventually, but would like to put up a metal building first to use as storage unit. The building is 30 X 40 and would be a permanent structure. Eric Herbert noted that we need to update the regulations to include the rural residential district. The public hearing closed at 7:12 p.m.

Committee Reports: None

Unfinished Business:

Member Herbert made a motion, seconded by member Thiem to recommend approval for AN APPLICATION FOR CONDITIONAL USE PERMIT FOR WAREHOUSING (ENCLOSED) IN THE RURAL RESIDENTIAL DISTRICT. THE PROPERTY IN QUESTION IS PARCEL IDENTIFICATION NUMBER 890006293, LOCATED ON EAGLE CREST LANE. Member Herbert stated that he thinks the application seems pretty straight forward and that he agrees with JEO's recommendation under the conditions that the construction of the house begins within 12 months of the issuance of the Conditional Use Permits for Warehousing and that the construction of the building fits within the criteria of the City's zoning regulations. With members Herbert, Thiem, and Johnson voting "Aye", motion carried.

New Business: None

Permits: Chairman Herbert noted the following permits were issued in October & November.

Total Issued Permits = 22

Roof/Siding/Gutters = 0; Building – Other = 6; Building – New S/F Res. = 1; Electrical = 8; Mechanical = 3; Plumbing = 4; Local=0

Next month's meeting will be on Monday, January 8th, 2018.

With no further business coming before the commission, Member Thiem made a motion to adjourn, seconded by Johnson, the meeting adjourned at 7:22 P.M.

Attest: Alicia Koziol
City Clerk