

October 7, 2019 Planning Commission Minutes

Chairman Aaron Schrum called the regular meeting of the Fort Calhoun Planning Commission to order at 7:00 P.M. Monday, October 7, 2019. 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, October 4, 2019. 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: Aaron Schrum, Tony Knight, Nate Dougherty, Eric Herbert, and Donald Welchert were present.

Member Herbert made a motion to approve the September 3, 2019 minutes. Member Dougherty seconded the motion. With members Welchert, Schrum, Knight, Dougherty, and Herbert voting "Aye", motion carried.

Public Hearing:

The public hearing to consider AN APPLICATION FOR A CONDITIONAL USE PERMIT FOR A BANQUET/RECEPTION FACILITY ON LOT 1, BLOCK 9 (NORTHERN LIGHTS ADDITION) OF THE CITY OF FORT CALHOUN, WASHINGTON COUNTY, NEBRASKA opened at 7:02 p.m. JEO's recommendation was for the existing buildings to be demolished. Public hearing closed at 7:03 p.m.

The public hearing to consider AN APPLICATION FOR A CONDITIONAL USE PERMIT FOR A STOREFRONT CHURCH ON LOTS 3 & 4, BLOCK 51 OF THE CITY OF FORT CALHOUN, WASHINGTON COUNTY, NEBRASKA opened at 7:04 p.m. Kevin Schultz, Chuck Larsen, and Chuck Larsen, with Cherry Hill Church discussed their plans for the church. They want to focus on community engagement and be available throughout the week for people to come in talk with them and have a service on Sunday. JEO's recommendation was to look at parking for assemblies over 100 people. The church has an agreement with Longhorn to utilize the parking lot on Sunday's and they don't expect having close to 100 people for quite a while, so they don't see any issues.

New Business:

Member Herbert made a motion to recommend approval of the application for a Conditional Use Permit for a Banquet/Reception Facility on Lot 1, Block 9 (Northern Lights Addition) of the City of Fort Calhoun, Washington County, Nebraska, with same added conditions as the original C.U.P., and also include the condition for the removal of all existing buildings on the property. Motion seconded by member Dougherty. With members Herbert, Welchert, Schrum, Knight, and Dougherty voting "Aye", motion carried.

Member Herbert made a motion to recommend approval of an Application for a Conditional Use Permit for a Storefront Church on Lots 3 & 4, Block 51 of The City of Fort Calhoun, Washington County, Nebraska, with the condition to review the C.U.P. in three years, to assess parking and capacity. Motion seconded by member Knight. With members Dougherty, Herbert, Welchert, Schrum, and Knight voting "Aye", motion carried.

Permits: Chairman Schrum noted the permits issued in September were reviewed.

Total Issued Permits = 4

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

With no further business coming before the commission, Member Herbert made a motion to adjourn, seconded by member Dougherty, the meeting adjourned at 7:21 P.M.

Attest: Alicia Koziol
City Clerk