



“OPEN MEETINGS ACT”

**Blair City Planning Commission
Blair Council Chambers, 218 S. 16th Street,
TUESDAY, December 6, 2016 – 7:00 P.M.**

A Copy of the “Open Meetings Act” Has Been Posted at Both Exits.

AGENDA

COMMISSION MEMBERS: ROBERT BOETTCHER (CHAIR), DARREL BOESIGER, DOUG COOK, DON HANSEN, MILT HEINRICH, DONNA HENTON, HENRY NEEF, JOE PELESKA, ROBERT TICHOTA

TO ALL APPLICANTS AND/OR REPRESENTATIVES:

- ❖ Please attend the meeting to present your case to the Commission. A decision to approve, deny or continue the case for additional information will be made by the Commission on the date of the meeting.
- ❖ The Mayor and City Council will act upon the Commission’s recommendation of the items on this agenda at 7:00 p.m. on **Tuesday, December 13, 2016** at the City Council Chambers, 218 S. 16th St., Blair, Nebraska.

COMMISSION ACTION

1. Roll call of members.
2. Approval of minutes from November 1, 2016 meeting.

PUBLIC HEARINGS:

3. Chairman Boettcher opens a public hearing to consider a Conditional Use Permit submitted by Brian Schouten & Leslie Vaughn, 3708 Buckthorn Dr, Blair, NE 68008 for renewal to operate an auto repair garage on Oak Park First Addition Lot 1 Block 4, Washington County, Nebraska (10249 Cook Dr) for ten (10) years. *(This item was postponed by the Planning Commission from the Meeting on November 1, 2016)*
 - a. Review by Assistant City Administrator Green.
 - b. Receive and place on file any comments in writing.
 - c. Comments from the floor.
 - d. Chairman closes the public hearing.
 - e. Motion and second by Commission members to recommend approving/not approving the Conditional Use application as presented.
 - f. Tabulation of vote.
4. Chairman Boettcher opens a public hearing to consider a Conditional Use Permit application submitted by John R Henton, 9505 Co Rd 29, Blair, Nebraska for dirt, soil, sand, gravel, and rock borrow pits and processing sites, on Tax Lot 17, Section 27, Township 18 Range 11, East of the 6th P.M., Washington County, Nebraska (13206 Co Rd P26) for ten (10) years.
 - a. Review by Assistant City Administrator Green.



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- b. Receive and place on file any comments in writing.
 - c. Comments from the floor.
 - d. Chairman closes the public hearing.
 - e. Motion and second by Commission members to recommend approving/not approving the Conditional Use application as presented.
 - f. Tabulation of vote.
5. Chairman Boettcher opens a public hearing to consider a Preliminary Plat application for JPR Investments, 10669 Oak Park Ln, Blair, NE for JPR Subdivision, Lots 1-2, being a platting of all of Tax Lot 171, Lying in the NW ¼ of the SE ¼ of Section 7, Township 18 North, Range 12 East of the 6th P.M., Blair City, Washington County, Nebraska (695 E Grant St).
- a. Review by Assistant City Administrator Green.
 - b. Receive and place on file any comments in writing.
 - c. Comments from the floor.
 - d. Chairman closes the public hearing.
 - e. Motion and second by Commission members to recommend approving/not approving the Preliminary Plat application as presented.
 - f. Tabulation of vote.
6. Chairman Boettcher opens a public hearing to consider an Ordinance Amending the City of Blair zoning ordinance Section 1103 Accessory buildings and Uses amending Number (6) to Section 1103.02 Size limitations in reference to an accessory building being constructed without a primary building.
- a. Review by Assistant City Administrator Green.
 - b. Receive and place on file any comments in writing.
 - c. Comments from the floor.
 - d. Chairman closes the public hearing.
 - e. Motion and second by Commission members to recommend approving/not approving the Ordinance as presented.
 - f. Tabulation of vote.

CONSIDERATION

REPORT FROM STAFF

ADJOURNMENT

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