



“OPEN MEETINGS ACT”

**Blair City Planning Commission
Blair Council Chambers, 218 S. 16th Street,
TUESDAY, January 3, 2017 – 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, January 10, 2017** at the City Council Chambers, 218 S. 16th St., Blair, Nebraska.

COMMISSION ACTION

1. Roll call of members.
2. Approval of minutes from December 6, 2016 meeting.

PUBLIC HEARINGS:

3. Chairman Boettcher opens a public hearing to consider a Conditional Use Permit submitted by Paul Kult, 1917 Butler Ave, Blair, Nebraska for a 12 x 20 accessory structure on a lot where a primary structure is prohibited, on Neefs Addition Lots 1-4 & Vacated Alley Less Highway Right Of Way Block 2, Blair City, Washington County, Nebraska, for the life of the accessory structure.
 - 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 Final Plat application for JPR Investments, 10669 Oak Park Ln, Blair, NE for JPR Addition, 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 (477 E Grant St).
 - 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 Final Plat application as presented.
 - f. Tabulation of vote.
5. Chairman Boettcher opens a public hearing to consider a Rezoning application submitted by Tim Smith, 6527 Co Rd P35, Blair, for Part Of Lot 1 & East 51' Lot 2 Block 40, (1909 Front St.) Blair City, Washington County, Nebraska to rezone from RML-Multi-Family Residential Low Density District to CCB-Central Business District.
- 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 Rezoning application as presented.
 - f. Tabulation of vote.
6. Chairman Boettcher opens a public hearing to consider a Rezoning application submitted by the City of Blair, 218 S 16th St, Blair for Lots 9-15, Block 57, (210 S 17th St.), Blair City, Washington County, Nebraska to rezone from RMH-Multi-Family Residential High Density District to CCB-Central Business District.
- 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 Rezoning application as presented.
 - f. Tabulation of vote.

CONSIDERATION

REPORT FROM STAFF

- ❖ Annual letter from Gary & Diane Wehrli regarding their conditional use permit for a second residence on Tax Lot 49, Section 9, Township 18, Range 11, Washington County,



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Nebraska, (14933 St. Hwy 91) Note: Conditional Use permit originally issued to Warren Fuhlrodt. Permit has been transferred to the Wehrli's.

ADJOURNMENT

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