

MEETING RECORD

NAME OF GROUP:

PLANNING COMMISSION

**DATE, TIME AND
PLACE OF MEETING:**

Thursday, May 26, 2004, 1:00 p.m., City Council
Chambers, First Floor, County-City Building, 555 S. 10th
Street, Lincoln, Nebraska

**MEMBERS IN
ATTENDANCE:**

Jon Carlson, Eugene Carroll, Gerry Krieser, Roger
Larson, Dan Marvin,

The Consent Agenda consisted of the following items:

Proponents

Response by the Applicant

Carstens suggested that one other plus to having the roadway there is that we are putting in private lighting that will help illuminate

Staff recommendation: Approval of the change of zone and conditional approval of the use permit amendment.

Ex Parte Communications: None.

These applications were removed from the Consent Agenda and

Superior behind 26th flows very well, but once it gets across Superior Street Tc -s

There was no testimony in opposition.

ADMINISTRATIVE ACTION BY PLANNING COMMISSION:

H-3), it will be all H-3 to Emerald.

Pearson inquired what other uses are allowed in H-3. DeKalb explained that residential uses are not listed in H-3, but are allowed as a nonstandard use. H-3 also allows restaurants, gas stations, auto businesses, salvage, etc.

Bills-Strand inquired as to how the residential zoning impacts a lot right next door that is H-3. How is it going to now impact their setbacks? DeKalb stated that everything is the same except for the

voting 'yes'; Marvin, Carlson, Taylor and Pearson voting 'no'.

This is a recommendation to the City Council.

CHANGE OF ZONE NO. 04017
FROM AGR AGRICULTURAL RESIDENTIAL
TO R-3 RESIDENTIAL;
SPECIAL PERMIT NO. 04011,
BOULDER RIDGE COMMUNITY UNIT PLAN,
and
PRELIMINARY PLAT NO. 04008, BOULDER RIDGE,
ON PROPERTY GENERALLY LOCATED
AT SOUTH 84TH STREET AND PINE LAKE ROAD.
PUBLIC HEARING BEFORE PLANNING COMMISSION:

May 26, 2004

Members present: Marvin, Krieser, Krieser, Krieser, Pearson, Tc 0 Tw (Krieser,) Tj 41.61M63168 OS0 Tc

area is opening up new developments—under their jurisdiction

Carlson believes Mr.

enforcement. Typically it is a complaint process

STREET & ALLEY VACATION NO. 04005

ADMINISTRATIVE ACTION BY PLANNING COMMISSION:

May 26, 2004

Carroll moved a finding of conformance with the Comprehensive Plan, seconded by Krieser and carried 7-0: Marvin, Krieser, Carlson, Larson, Sunderman, Pearson and Carroll voting

much prefer the 20 acres and she would have been here last November if she had known it was going to be 3-acre lots. She is worried about the lagoons. The soil across the street to the west is clay and it will not perc. She has a lagoon at the end of her driveway. She is worried about developing just "hither and yon" without thought for green space. Hidden Valley Golf Course is for sale. The other golf course between Pine Lake Road and Pioneers Blvd. Is slowly being done away with as they put houses in. She also believes ^{is is thought} that the map is misleading. The property is not one square mile. From 112

Butts advised that he has already been in contact with them and this landfill project is of no

STREET VACATION NO. 04006
TO VACATE THE NORTH 9'4" OF THE
Q STREET RIGHT-OF-WAY GENERALLY
LOCATED AT 9

Larson

CHANGE OF ZONE NO. 3413
FROM R-4 RESIDENTIAL TO R-2 RESIDENTIAL
ON PROPERTY GENERALLY LOCATED
AT N. 24TH STREET AND SUPERIOR STREET.

CONT'D PUBLIC HEARING BEFORE PLANNING COMMISSION:

May 26, 2004

Members present: Marvin, Krieser, Carlson, Larson, Sunderman, Pearson, Carroll (absent during vote) and Bills-Strand; Taylor absent.

Staff recommendation

Meeting Minutes