

MEETING RECORD

NAME OF GROUP:

PLANNING COMMISSION

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

Wednesday, October 11, 2006, 1:00 p.m., City
Council Chambers, First Floor, County-City Building, 555
S. 10th

is currently a two-lane asphalt roadway and staff does not believe it is able to accommodate additional commercial development at this

regional center, i.e. South Pointe. The floor area being requested in this PUD is already within the square mile. The

Condition #4.1.1.8 deals with the trail location. The applicant has no objection to the 9' separation, if and where we move 84th Street, but the applicant should not be required to incur the expense of relocating the trail.

Katt gave examples of 27th and Superior and 27th and Pine Lake Road with like intersections with right-in/right-out. Therefore, Katt does not believe the request for access being made in this development is unreasonable based on what else has been approved throughout the community. The applicant has no objection to further refining the location, but the number is not something about which they want to argue with staff.

2. **Steve Oss**, 8156 Wemsha Street (the street bordering to the south), testified on behalf of the neighbors in support of the proposal. The issues that Mr. Katt addressed are real concerns of the neighbors and the building is to be applied to work with the neighbors. led them to Road

Pine Road

Meeting Minutes

Meeting Minutes

Esseks inquired whether there needs to be at least four lanes between 70th and 84th. Hoskins suggested that, based on the volumes in the traffic study, we are at or above what 2+1 can

Meeting Minutes

parts of Lancaster County. It is clearly a movement in a different direction. It is interesting that we are not requiring a comprehensive plan amendment to allow 160 acres in the middle of a rural area to be zoned to allow this kind of use. When you have a situation like this, it is the applicant's burden to overcome the concerns

a good neighbor. But, in Hunzeker's opinion, the proposed ordinance is designed to exclude this kind of facility. The applicant is simply asking the Commission to amend it in such a way

mall and the motels.

live bands, helicopter noise, and bumper to bumper traffic. The race track in Ohio is built in a bowl and the residents were falsely

land. He is only talking

Meeting Minutes

Meeting Minutes

ridiculous and disingenuous. It was written to scare an applicant away after the fact. The track location has a hill ridge to the east and to the west.

deal of money developing Hwy 77. He believes there is a reason that highway was developed to the extent that it was. If not for development, why was it done? We need to remember that

51. 6800 Havelock, testified in **support**. He iste6.1584is

*** break ***

62. Scott Tanderup, 1920 Holdrege Street, testified in support.

So we are talking about some pretty intense levels.

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

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October 9, 2006

Page 8

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