

NOTICE OF MEETING

Notice is hereby given that a meeting of the Planning Commission of the City of Springfield, Nebraska, will be held on Tuesday, January 10, 2012, at City Hall, 170 North 3rd Street, Springfield, Nebraska, which meeting will be open to the public. An agenda for such meeting kept continuously current is available for public inspection at the office of the Planning Commission Clerk, at City Hall, Springfield, Nebraska, during normal business hours.

Planning Commission Agenda January 10, 2012

1. Call meeting to order and acknowledgment of Open Meetings Act
2. Roll call
3. Approve Meeting Agenda
4. Approve Minutes of the December 13, 2011, Planning Commission Meeting
5. Public Hearings
 - A. An amendment to Zoning Ordinance, Article 5, Section 5.15, to allow Auction Houses that warehouse sale items and sell items within the auction facility and/or outside of the auction facility, but on the premises as a conditional use;
 - B. Expansion of extraterritorial jurisdiction to include land recently ceded to the City of Springfield by Sarpy County located in Section 12, Township 13 North, Range 11 East of the 6th P.M., and designation of ceded jurisdiction to Agricultural land use and zoning of said land to AR-Agriculture Residential;
 - C. An Application filed by Mary T. Torczon and Earl E. and Alda L. Gruhn for (1) a preliminary and final plat of Lot 1, Gruhn Acres, together with the East ½ of the NW ¼ of Section 12, Township 13 N, Range 11 E of the 6th P.M., Sarpy County, Nebraska.
6. Old Business
7. New Business
 - A. An amendment to Zoning Ordinance, Article 5, Section 5.15, to allow Auction Houses that warehouse sale items and sell items within the auction facility and/or outside of the auction facility, but on the premises as a conditional use;
 - B. Expansion of extraterritorial jurisdiction to include land recently ceded to the City of Springfield by Sarpy County located in Section 11 & 12, Township 13 North, Range 11 East of the 6th P.M., and designation of ceded jurisdiction to Agricultural land use and zoning of said land to AR-Agriculture Residential;
 - C. An Application filed by Mary T. Torczon and Earl E. and Alda L. Gruhn for (1) a preliminary and final plat of Lot 1, Gruhn Acres, together with the East ½ of the NW ¼ of Section 12, Township 13 N, Range 11 E of the 6th P.M., Sarpy County, Nebraska.
8. Reports and Recommendations
9. Adjournment

Staff Report provided by David Potter, Springfield City Planner, will be available at the Planning Commission Meeting

Planning Commission Minutes
January 10, 2012

1. Meeting called to order 7:00
2. Present: David Kulm, Jim Opitz, Jerry Webster, Jane Jensen, Darren Carlson,
Absent: Roy Swenson
3. Motion by Webster, second by Carlson to approve January 10, 2012 meeting agenda.
4. Motion by Opitz, second by Carlson to approve December 13, 2011 Planning Commission minutes with noted corrections. Ayes: Opitz, Carlson, Webster, Kulm, Jensen, Nays: None.
5. Public Hearings:
 - A. Motion by Opitz, second by Carlson to open Public Hearing on an amendment to Zoning Ordinance, Article 5, Section 5.15, to allow Auction Houses that warehouse sale items and sell items within the auction facility and/or outside of the auction facility, but on the premises as a conditional use. Ayes: All, Nays: None. Public Hearing opened at 7:05 PM. David Potter, Springfield Planner reviewed the staff report and provided background information. Comments in favor – Mark Westergard of E&A Consulting Group and Steve Tibble of Insurance Auto Auction provided some background and operation information for the proposed auto auction project. No Oppositions. Motion by Webster, second by Carlson, to close Public Hearing. Ayes: All, Nays: None. Public Hearing closed 7:27 PM.
 - B. Motion by Opitz, second by Carlson to open Public Hearing on expansion of extraterritorial jurisdiction to include land recently ceded to the City of Springfield by Sarpy County located in Section 11& 12, Township 13 North, Range 11 East of the 6th P.M., and designation of ceded jurisdiction to Agricultural land use and zoning of said land to AR-Agriculture Residential. Ayes: All, Nays: None. Public Hearing opened at 7:28 PM. David Potter, Springfield Planner reviewed the staff report and provided background information. No comments in favor. No oppositions. Motion by Jensen, second by Opitz, to close Public Hearing. Ayes: All, Nays: None. Public Hearing closed 7:34 PM.
 - C. Motion by Webster, second by Carlson to open Public Meeting for an application filed by Mary T. Torczon and Earl E. and Alda L. Gruhn for a preliminary and final plat of Lots 1 & 2 Gruhn Acres, Replat 1 being a replat of Lot 1, Gruhn Acres, together with the East ½ of the NW ¼ of Section 12, Township 13 N, Range 11 E of the 6th P.M., Sarpy County, Nebraska. Ayes: All, Nays: None. Public Hearing opened at 7:34 PM. David Potter, Springfield City Planner reviewed the staff report and provided background information. No comments in favor. No oppositions. Motion by Opitz, second by Jensen, to close Public Hearing. Ayes: All, Nays: None. Public Hearing closed 7:39 PM.
6. Old Business: Dan Williams, Williams Enterprise, LLC will be presenting a new design plan and preliminary plat for Springfield Industrial Park, at a upcoming Planning Commission meeting.
7. New Business:
 - A. Motion by Opitz, second by Webster to approve and recommend to council an amendment to Zoning Ordinance, Article 5, Section 5.15, to allow Auction Houses that warehouse sale items and sell items within the auction facility and/or outside of the auction facility, but on the premises as a conditional use, as the proposed amendment is consistent with the Springfield Comprehensive Plan. Ayes: All. Nays: None

- B. Motion by Webster, second by Opitz to approve and recommend to council the Expansion of extraterritorial jurisdiction to include land recently ceded to the City of Springfield by Sarpy County located in Sections 11 & 12, Township 13 North, Range 11 East of the 6th P.M., and designation of ceded jurisdiction to Agricultural land use and zoning of said land to AR-Agriculture Residential, as such land and designations conform to Springfield Comprehensive Plan and Zoning Ordinance and are in the best interest of the City of Springfield. Ayes: All. Nays: None.
- C. Motion by Opitz, second by Carlson to approve and recommend to council the preliminary plat application filed by Mary T. Torczon and Earl E. and Alda L. Gruhn for Lots 1&2 Gruhn Acres, Replat 1 being a replat of Lot 1, Gruhn Acres, together with the East ½ of the NW ¼ of Section 12, Township 13 N, Range 11 E of the 6th P.M., Sarpy County, Nebraska, as the plat is conforms to adopted zoning ordinance, subdivision regulations and the Springfield Comprehensive Plan.
Motion by Opitz, second by Carlson to approve the final plat application filed by Mary T. Torczon and Earl E. and Alda L. Gruhn for Lots 1 & 2 Gruhn Acres, Replat 1 being a replat of Lot 1, Gruhn Acres, together with the East ½ of the NW ¼ of Section 12, Township 13 N, Range 11 E of the 6th P.M., Sarpy County, Nebraska, as the plat is consistent with the preliminary plat, adopted zoning ordinance, subdivision regulations and the Springfield Comprehensive Plan. Ayes: All. Nays: None
8. Reports And Recommendations:
Jensen recommended larger maps and to have the staff report in the Planning Commission packets.
9. Motion by Webster, second by Jensen to adjourn. Ayes: All. Nays: None.
Meeting adjourned at 7:45 PM.