

Planning Commission Meeting
Monday, June 27, 2022 7:00 PM
Crete City Hall
243 E 13th Street
Crete, NE 68333

1. **Open Meeting**

In accordance with Nebraska law, a copy of the Open Meetings Act can be found in the back of the council chambers. Items listed on the agenda may be considered in any order.

2. **Roll Call**

Attendance of Planning Commission members will be recorded to determine the presence of a quorum for official actions.

3. **Items of Business**

The Planning Commission may take action to hear testimony in favor of or in opposition to, discuss/limit discussion and take action to approve or disapprove a recommendation to the City Council on any matter presented under this title.

3.A. Approve Planning Commission Minutes

3.B. Comprehensive plan update.

3.C. Discuss C-1 setback regulations.

4. **Officers' Reports**

Reports may be given by Department Heads, other Committees and Commission members concerning current operations of the City. Questions may be asked and answered. No action can be taken by the Planning Commission on matters presented under this title except to answer any question posed and to refer the matter for further action.

5. **Adjournment**

The Planning Commission will review the above matters and take such actions as they deem appropriate. The Planning Commission may enter into closed session to discuss any matter on this agenda when it is determined by the Commission that it is clearly necessary for protection of the public interest or the prevention of needless injury to the reputation of an individual and if such and individual has not requested a public meeting, or as otherwise allowed by law. Any closed session shall be limited to the subject matter for which the closed session was called. If the motion to close passes, then the presiding officer immediately prior to the closed session shall restate on the record the limitation of the subject matter of the closed session.

The City of Crete assures that no person shall on the grounds of race, color, national origin, age, disability, handicap or sex, be excluded from participation in, be denied the benefits of, or be otherwise subjected to discrimination under any program or activity of the City receiving Federal financial assistance. To report discrimination, contact the City Clerk's office.

Disclaimers & Notices

- The Council may enter into closed session to discuss any matter on this agenda when it is determined that a closed session is clearly necessary for the protection of the public interest or the prevention of needless injury to the reputation of an individual (if such individual has not requested a public meeting) or as otherwise allowed by law. Any closed session shall be limited to the subject matter for which the closed session was called. If the motion to close passes, then immediately prior to the closed session the Mayor shall restate on the record the limitation of the subject matter of the closed session.
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- The complete agenda with attachments is available at www.crete.ne.gov.



CRETE PLANNING COMMISSION MEETING

May 23, 2022 at 7:00 PM
Crete City Hall, 243 East 13th Street

MINUTES

Notice of the meeting was given by posting and publishing in the Crete News, the appointed method for giving notice as shown by the Proof of Publication attached to the minutes. Advance notice of the meeting was also given to the board members. Pursuant to Section 84-1412(8) of the Nebraska Open Meetings Act, the City has posted a current copy of the Open Meetings Act, Laws of the State of Nebraska in the back of the Council Chambers. Additional copies are available to read. The board may consider items listed on the agenda in random order. All proceedings shown were taken while the meeting was open to the attendance of the public.

1. Open Meeting

2. Roll Call

Ryan Jindra:	Absent
Drew Rische:	Absent
Sharon Scusa:	Absent
Anthony Fitzgerald:	Present
Dave Jurena:	Present
Justin Kozisek:	Present
Scott Kunch:	Present
Jennifer Robison:	Present

Present: 5, Absent: 3.

3. Items of Business

3.A. Approve Planning Commission Minutes

Approve Planning Commission minutes as presented. Carried with a motion by Scott Kunch and a second by Jennifer Robison.

Anthony Fitzgerald: Aye, Dave Jurena: Aye, Justin Kozisek: Aye, Scott Kunch: Aye, Jennifer Robison: Aye

Aye: 5, No: 0

3.B. Provide a recommendation to the City Council on enacting Ordinance 2148: An ordinance relating to neighborhood and new development design standards.

There was much discussion on different parts of the ordinance, such as the percentage of community space required in a subdivision, parking spots and loading zone requirements of businesses, and whether or not it will apply to existing developments or just new developments going forward. City Administrator Tom Ourada stated that most of the ordinance is pre-existing language that did not get updated. Ourada explained that the updated section is regarding neighborhood design standards and it gives active developments in our community the latitude to do some things they are wanting to do with their subdivisions. Other concerns will be addressed with the comp plan.

Recommend to the City Council to enact Ordinance 2148, with input from local developers. Carried with a motion by Scott Kuncl and a second by Dave Jurena.

Anthony Fitzgerald: Aye, Dave Jurena: Aye, Justin Kozisek: Aye, Scott Kuncl: Aye, Jennifer Robison: Aye

Aye: 5, No: 0

3.C. Discuss the comprehensive plan consultant proposal.

City Administrator Tom Ourada informed the Planning Commission that the comp planner we had decided on wasn't getting back to us on a proposal. Mayor Dave Bauer and City Administrator Ourada researched another company, Confluence, who responded and sent us a proposal within a week. Ourada spoke with one of the principals of the company, and they seemed very eager to help us make our comp plan successful and our community unique and beautiful. Confluence has 9 different offices and has done projects all over the United States.

4. Officers' Reports

5. Adjournment