

City of Norfolk

PLANNING COMMISSION

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The Planning Commission Chair informed the public about the location of the current copy of the Open Meetings Act posted in the meeting room and accessible to members of the public.

REGULAR MEETING

Planning Commission-Council Chambers
November 20, 2012

The Norfolk Planning Commission of the City of Norfolk conducted a public meeting in the City Council Chambers, 309 Madison Avenue, on the 20th day of November, 2012.

Chair Snodgrass called the meeting to order at 7:30 a.m. The following members answered roll call: Adams, Beckman, Ohl, Boyer, Milander and Murren.

Staff Present: Trent Howard and Faythe Petersen.

Commissioner Murren moved and Beckman seconded to approve the November 20, 2012 agenda.

AYE: Adams, Beckman, Snodgrass, Ohl, Boyer, Milander and Murren

NAY: ABSENT: Davis and Lundy Motion carried.

Ohl moved and Boyer seconded to approve the November 6, 2012 minutes.

AYE: Adams, Beckman, Snodgrass, Ohl, Boyer, Milander and Murren

NAY: ABSENT: Davis and Lundy Motion carried.

CURRENT BUSINESS

Discussion and action on the request of David B. Johnson for a Conditional Use Permit for additional garage space at 108 N. Boxelder Street. (Public hearing held November 6, 2012)

Chair Snodgrass read the conditions into the record. There was no other discussion.

Commissioner Murren moved and Boyer seconded to approve the Conditional Use Permit for additional garage space at 108 N. Boxelder Street for David B. Johnson.

AYE: Adams, Beckman, Snodgrass, Ohl, Boyer, Milander and Murren

NAY: ABSENT: Davis and Lundy Motion carried.

PUBLIC HEARINGS

Public hearing at the request of Eric Taake for SBET, LLC for a zoning change from A (Agricultural District) to C-3 (Service Commercial District) at 802 S. 25th Street.

Chair Snodgrass opened the hearing at 7:33 and asked for anyone in the audience to speak.

Todd Borgemyer said that the address, 802 S. 25th Street, is actually the address to property he owns. He asked if that was used as a reference. It was noted that that specific address will be removed and it is in error. He has no problem with the zone change or development.

Eric Taake, proposed developer, said they want to develop the area into a fitness center and business park. The fitness center is proposed for the northwest corner of the property.

Greg Lambrecht, owner of abutting property, questioned an existing access and if it will continue to be there. Trent Howard advised that a Master Plan will be completed that will show access, grading and drainage.

There was no other discussion and Chair Snodgrass closed the hearing at 7:37 a.m.

Commissioner Ohl moved and Murren seconded to recommend a zone change from A (Agricultural District) to C-3 (Service Commercial District) in the 800 block of S. 25th Street.

AYE: Adams, Beckman, Snodgrass, Ohl, Boyer, Milander and Murren

NAY: ABSENT: Davis and Lundy

Motion carried.

PLATS

Oban Cyhawk Addition-Final Plat

Dick Johnson presented this three lot subdivision that is part of the Big Game Redevelopment Plan in the southeast corner of 13th Street and Omaha Avenue. This provides for a street that loops south to the railroad track and east to 11th Street.

There were questions about this street and its name and location. There was also discussion on drainage off of the property. It was explained that these items will be covered in the master plan of the area.

Commissioner Ohl moved and Beckman seconded to recommend approval of Oban Cyhawk Addition.

AYE: Adams, Beckman, Snodgrass, Ohl, Boyer, Milander and Murren

NAY: ABSENT: Davis and Lundy

Motion carried.

Eisenhower Avenue Industrial Addition-Final Plat

Dick Johnson presented this two-lot subdivision east of Victory Road on Eisenhower Avenue. This is the property that Conditional Use Permits were issued for a salvage yard and a concrete storage operation.

There was no other discussion.

Commissioner Milander moved and Murren seconded to recommend approval of the final plat of Eisenhower Avenue Industrial Addition.

AYE: Adams, Beckman, Snodgrass, Ohl, Boyer, Milander and Murren

NAY: ABSENT: Davis and Lundy

Motion carried.

OTHER BUSINESS

Big Game Redevelopment Plan

The commissioners discussed the redevelopment plan which is for the property in the southeast corner of 13th Street and Omaha Avenue. Dennis Smith answered drainage and structure placement questions. There was no other discussion.

Commissioner Beckman moved and Adams seconded to recommend approval of the Big Game Redevelopment Plan.

AYE: Adams, Beckman, Snodgrass, Ohl, Boyer, Milander and Murren

NAY: ABSENT: Davis and Lundy

Motion carried.

Trent Howard presented the October, 2012 Building Permit Report.

There was no other business and Murren made the motion and Boyer seconded to adjourn. All commissioners present voting in the affirmative.

Adjourned at 7:57 a.m.



Faythe Petersen, Secretary/Norfolk Planning Commission