



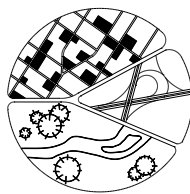
Hall County Regional Planning Commission

**Wednesday, March 3, 2021
Regular Meeting**

Item E1

Minutes Feb. 3, 2021

Staff Contact:



THE REGIONAL PLANNING COMMISSION OF HALL COUNTY, GRAND ISLAND,
WOOD RIVER AND THE VILLAGES OF ALDA, CAIRO, AND DONIPHAN,
NEBRASKA

Minutes
for
February 3, 2021

The meeting of the Regional Planning Commission was held Wednesday, February 3, 2021 at City Hall – Grand Island, Nebraska. Notice of this meeting appeared in the “Grand Island Independent” on January 23, 2020.

Present: Leslie Ruge Pat O’Neill Darrel Nelson
 Jaye Monter Nick Olson
 Hector Rubio Tyler Doane
 Leonard Rainforth Greg Robb

Absent: Judd Allan, Robin Hendricksen and Tony Randone

Other:

Staff: Chad Nabity and Norma Hernandez, Rashad Moxey

Press:

1. Call to order.

Chairman O’Neill called the meeting to order at 6:00 p.m.

O’Neill stated that this was a public meeting subject to the open meetings laws of the State of Nebraska. He noted that the requirements for an open meeting are posted on the wall in the room and easily accessible to anyone who may be interested in reading them.

O’Neill also noted the Planning Commission may vote to go into Closed Session on any agenda item as allowed by State Law.

The Commission will discuss and may take action on any item listed on this agenda.

The order of items on the agenda may be reorganized by the Chair to facilitate the flow

of the meeting to better accommodate the public.

2. Minutes of the January 6, 2021 meeting.

A motion was made by Rainforth and second by Nelson to approve the minutes of the January 6, 2021 meeting.

The motion carried with eight members voting in favor (O'Neill, Ruge, Nelson, Olson, Monter, Rainforth, Doane and Rubio) and no one present voting no or abstaining. Robb had stepped out of the room.

3. Request Time to Speak.

No members of the public requested time to speak.

Consent Agenda:

- 4. Final Plat – Beukenhorst Subdivision – Hall County** – Located east of Locust Street and north of Binfield Road Hall County, Nebraska (1 lot, 7.22 acres). This property is zoned A-3 Agricultural/Transitional Zone.
- 5. Preliminary Plat – Copper Creek Estates Subdivision** – Located south of Old Potash Highway and east of Engleman Road in Grand Island, Nebraska (184 lots, 75.5 acres). This property is zoned R2 Low Density Residential Zone to R3-SL Medium Density-Small Lot Residential Zone.
- 6. Preliminary and Final Plat – Highland North Subdivision** – Grand Island – Located west of Independence Avenue and south of Nebraska Highway 2 in the city of Grand Island.
 - a. Preliminary Plat 135 lots, 25.1 acres. This property is zoned RO Residential Office. An application to rezone the property is also being considered
 - b. Final Plat 10 lots, 2.647. This property is zoned RO Residential Office. An application to rezone the property to R3 Medium Density Residential is being considered.
- 7. Final Plat – Iglesia Eben-Ezer Subdivision – Grand Island** – Located west of Captial Trail Court and north of Capital Avenue in Grand Island, Nebraska (2 lots, 14.91 acres) The property is zoned LLR Large Lot Residential Zone.
- 8. Final Plat – NuView Second Subdivision – Grand Island** – Located east of Saint Paul Rd and north of 9th Street in Grand Island, Nebraska (2 lots, 0.75 acres) The property is zoned R4 High Density Residential Zone.

Ruge stated a change to the street name on Copper Creek Estates Subdivision Dawn Circle needs to be changed to Leon Circle.

A motion was made by Ruge and second by Rubio to approve all items on the consent agenda as amended.

The motion was carried with eight members voting in favor (O'Neill, Ruge, Nelson, Doane, Olson, Monter, Rubio and Rainforth) with no members voting no. Robb had stepped out of the room.

9. Director's Report

NPZA will be in September.

Next Meeting March 3, 2021

O'Neill adjourned the meeting at 6:10 p.m.

Leslie Ruge, Secretary
By Norma Hernandez