



Hall County Regional Planning Commission

Wednesday, October 6, 2021
Regular Meeting Agenda

Commission Members:

Judd Allan	Hall County	
Tony Randone	Grand Island	
Derek Apfel	Grand Island	
Hector Rubio	Grand Island	
Leonard Rainforth	Hall County	
Carla Maurer	Doniphan	
Dean Kjar	Wood River	
Robin Hendricksen	Grand Island	
Jaye Monter	Cairo	Vice Chairperson
Pat O'Neill	Hall County	Chairperson
Greg Robb	Hall County	
Leslie Ruge	Alda	Secretary

Regional Planning Director: Chad Nabity

Planning Technician:
Rashad Moxey

Administrative Assistant:
Norma Hernandez

6:00 PM

Call to Order

Roll Call

A - SUBMITTAL OF REQUESTS FOR FUTURE ITEMS

Individuals who have appropriate items for City Council consideration should complete the Request for Future Agenda Items form located at the Information Booth. If the issue can be handled administratively without Council action, notification will be provided. If the item is scheduled for a meeting or study session, notification of the date will be given.

B - RESERVE TIME TO SPEAK ON AGENDA ITEMS

This is an opportunity for individuals wishing to provide input on any of tonight's agenda items to reserve time to speak. Please come forward, state your name and address, and the Agenda topic on which you will be speaking.

DIRECTOR COMMUNICATION

This is an opportunity for the Director to comment on current events, activities, and issues of interest to the commission.

A - A - AGENDA

A1 Agenda October 6, 2021 Meeting

E - E - MEETING MINUTES

E1 Meeting Minutes September 1, 2021

F - F - PUBLIC HEARING

F1 Public Hearing - Redevelopment Plan - Grand Island - Public Hearing Concerning a redevelopment plan for CRA Area No. 32 to allow for redevelopment of property located south of Old Potash Highway and west of North Road in Grand Island, Hall County, Nebraska.

F2 Public Hearing - Rezoning - Grand Island - Public Hearing regarding the rezoning in the Northeast Quarter of the Northeast Quarter of Section 23, Township 11 North, Range 10 west of the 6th P.M.

F3 Public Hearing - Comprehensive Plan Amendment - Grand Island - Public Hearing Concerning an amendment to the future land use element of the Grand Island

Comprehensive Plan for property located north of Husker Highway and west of Prairieview Street Grand Island, Hall County, Nebraska. (C-04-2023GI)

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| F4 | Public Hearing - Redevelopment Plan - Grand Island. Public Hearing Concerning a redevelopment plan for CRA Area No. 33 to allow for mixed-use development of property located north of Husker Highway and west of Prairieview Street Grand Island, Hall County, Nebraska. Resolution 2022-02 (C-02-2022GI) |
| F5 | Public Hearing - Request for Conservation Easement - Doniphan - Concerning a Conservation Easement comprising a part of the East Half (E1/2) of Section Thirty-Six (36), Township Ten (10) North, Range Ten (10) West of the 6th P.M. |
| F6 | Public Hearing - Rezoning - Grand Island - Public Hearing regarding the rezoning of property located south of 5th Street west of Eddy Street and is addressed 817 W. 5th Street in the City of Grand Island from |
| F7 | Public Hearing - Cairo Comprehensive Plan - Public Hearing to consider the 2021 Comprehensive Development Plan as developed by the Village of Cairo with their consultant Five Rule Rural Planning. (C-07-2022C) |

J - J - CONSENT AGENDA

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| J1 | Final Plat - Copper Creek Estates 18th Subdivision - Grand Island - Located south of Thomas Street and west of Kenneth Drive in Grand Island, Nebraska. (74 lots, 4.086 acres). This property is zoned R-3SL Medium Density-Small Lot Residential Zone. |
| J2 | Final Plat - Sunset Acres Subdivision - Grand Island - Located south of Stolley Park Road and west of Stuhr Road in Hall County, Nebraska. (1 lot, 4.552 acres) This property is zoned LLR - Large Lot Residential. |