



ROLL CALL:

_____ James D. Pickett	_____ Don Barkley	_____ Michael Wilkins
_____ Christine Campbell	_____ Nancy Mast	_____ Linda Spencer
_____ Kenzie Singleton	_____ Scott Hornbuckle	_____ Karen Harris

GENERAL BUSINESS:

ADOPTION OF THE AGENDA: January 21, 2021 Regular Meeting

APPROVAL OF MINUTES: November 19, 2020 Regular Meeting

COMMUNICATIONS:

EX PARTE COMMUNICATIONS:

PUBLIC HEARING ITEMS:

1. Application #2011-1812 (Rossi), to rezone approximately 6.00 acres from A-1 (Agriculture) Zone to R-E (Residential Estate) Zone. Said property is located on the West side of Texas Road approximately one-quarter (1/4) mile South of Pawnee Road in the North Half (N ½) of the South Half (S ½) of the Northeast Quarter (NE ¼) of Section 25, Township 16 South, Range 20 East.

[Click here to see supporting documents](#)

2. Application #2012-1815 (Kile), to rezone approximately 10.00 acres from the A-1 (Agriculture) Zone to the R-E (Residential Estate) Zone. Said property is located on the South side of Sand Creek Road approximately one-half (1/2) mile East of Utah Road, in the West Half (W ½) of Section 20, Township 16 South, Range 21 East.

[Click here to see supporting documents](#)

3. Application #2012-1816 (Kile), to rezone approximately 10.00 acres from the A-1 (Agriculture) Zone to the R-E (Residential Estate) Zone. Said property is located on the South side of Pawnee Road approximately one-half (1/2) mile East of K-33 Highway, in the Northeast Quarter (NE ¼) of Section 27, Township 16 South, Range 21 East.

[Click here to see supporting documents](#)

4. Application #2012-1817 (MGM, LLC), to rezone approximately 14.00 acres from the A-1 (Agriculture) Zone to the C-2 (Highway Commercial) Zone. Said property is located on the North side of K-68 Highway and on the East side of Nebraska Terrace, in the West Half (W ½) of the Southeast Quarter (SE ¼) of Section 29, Township 16 South, Range 20 East.

[Click here to see supporting documents](#)

NON-PUBLIC HEARING ITEMS:

1. Application #2012-1813, approval of a final plat of Martins Addition, 2nd Plat, Central RV, located on the West side of Nebraska Terrace and on the South side of K-68 Highway in the Northeast Quarter (NE ¼) of Section 32, Township 16 South, Range 20 East.

[Click here to see supporting documents](#)

2. Application #2012-1818, approval of a final plat of Pleasant Valley Replat, Laronde, located on the East side of Pleasant Valley Dr. between I-35 Hwy. and Old US-50 Hwy., in the Pleasant Valley Subdivision located in the Northwest Quarter (NW ¼) of Section 21, Township 17 South, Range 19 East.

[Click here to see supporting documents](#)

3. Application #2012-1819, approval of a final plat of Large Acres Subdivision, Large, located on the East side of Oregon Road approximately one-half (1/2) mile South of Sand Creek Road, in the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of Section 22, Township 16 South, Range 20 East.

[Click here to see supporting documents](#)

4. Application #2012-1820, approval of a final plat of J & A Farms Subdivision, Nitcher, located on the South side of Sand Creek Road approximately one-quarter (1/4) mile West of Colorado Road, in the East Half (E ½) of the West Half (W ½) of the Northeast Quarter (NE ¼) of Section 19, Township 16 South, Range 18 East.

[Click here to see supporting documents](#)

5. Application #2012-1821, approval of a final plat of Parks Farm Addition Subdivision, Parks, located on the South side of Pawnee Road and on the West side of Florida Road, in the East Half (E ½) of Section 28, Township 16 South, Range 18 East.

[Click here to see supporting documents](#)

PUBLIC COMMENT SECTION: Public that wishes to address any planning or zoning issues.

GENERAL BOARD DISCUSSION:

1. Discuss Amending Section 3-3.01S (Radio, Television, Telecommunication and Microwave Towers) 3. (General Provisions for Towers) a) and b) and 4.(a) Removal condition.

[Click here to see supporting documents](#)

CALENDAR: Next Planning Commission Public Hearing – **FEBRUARY 18, 2021** at **6:30 P.M.** in the **County Commissioners Meeting Room.**

ADJOURNMENT:

ATTENTION:

For those who have not attended a Planning Commission meeting before here is the order of events.
Public Hearing Procedures.

For items on the agenda requiring a public hearing, the procedure is as follows:

1. Chair announces application.
2. Staff gives a summary presentation and recommendation.
3. Planning Commission asks Staff questions.
4. Chair opens the Public Hearing asking the applicant for a presentation. This presentation can be up to 15 minutes in length.
5. Planning Commission asks the applicant questions.
6. Chair will ask for members of the audience who wish to speak opposed or in favor of the application to come forward and make statements or ask questions.
7. The Public Hearing is closed.
8. Chair directs any questions to the appropriate individuals.
9. Planning Commission discussion.
10. Planning Commission votes.

Members of the audience should address their questions and comments to the Planning Commission.