

**CITY OF LEXINGTON, NEBRASKA  
PLANNING COMMISSION  
AUGUST 7, 2019**

A Regular Meeting of the Lexington Planning Commission was held Wednesday, August 7, 2019, in the Council Chambers at the Lexington City Hall, 406 East 7th Street, Lexington, Nebraska, at 5:30 p.m. Commissioners present were Sadie Worthing, Cameron Smith, Chris Denker, Ellie Quintero, Jeremy Kaiser, Curtis Roemmich, Barb Margritz, Jared Jacob, and Kristi Moyer. City Officials present were City Manager Joe Peplitsch, Development Services Director Bill Brecks, Assistant City Manager Dennis Burnside, City Attorney Brian Copley, Finance Director Barb Hodges, and Secretary Pamela Baruth. The press was represented by Clipper-Herald.

**NOTICE:** Notice of the meeting was given in advance, thereof by publication in the Lexington Clipper-Herald, the designated method for giving notice, as shown by the Affidavit of Publication attached to these Minutes. Notice of the meeting was simultaneously given to the Chairman and all Members of the Planning Commission. The proceedings hereafter shown were taken while the convened meeting was open to the attendance of the public. All items presented and discussed on the Agenda were available for public inspection.

**CALL TO ORDER:** The meeting was called to order by Chair Worthing, who informed the public that the Open Meetings Act is posted in the Meeting Room at the Lexington City Hall, located at 406 East 7th Street, Lexington, Nebraska.

**MINUTES–MEETING 7-10-19:** Minutes of the Regular Meeting held Wednesday, July 10, 2019, were presented to the Commission for consideration and approval. Moved by Kaiser, seconded by Moyer, to approve Minutes as presented. Roll call. Voting “aye” were Jacob, Margritz, Roemmich, Denker, Smith, Quintero, Moyer, Kaiser, Worthing. Motion carried.

**PUBLIC HEARING:** Worthing opened a public hearing to consider an application for a Conditional Use Permit by First United Methodist Church for a daycare facility. Brecks reviewed proposed plans, applicable standards of Section 6.08 related to Conditional Use Permits, and a draft CUP agreement. He noted this type of use fits within the future land use of the Comprehensive Plan. Kurt McBride, Church Council member, stated there is a need for this type of facility in the community and they will be working with a Gothenburg facility to oversee the program. There being no public comments, the public hearing was closed. Following discussion, moved by Moyer, seconded by Roemmich, to recommend to City Council approval of a Conditional Use Permit application by First United Methodist Church for a daycare facility. Roll call. Voting “aye” were Margritz, Jacob, Quintero, Smith, Kaiser, Denker, Roemmich, Moyer, Worthing. Motion carried.

**PUBLIC HEARING:** Worthing opened a public hearing to consider a Final Plat of the Northeast First Addition. Brecks explained creating a subdivision of the recently purchased property would give the City a workable legal description for future development. When questioned about future flood control, Peplitsch stated there are no current plans for the property. The public hearing was closed. Moved by Smith, seconded by Jacob, to recommend to the City Council approval of the Final Plat of the Northeast First Addition with continuity corrections. Roll call. Voting “aye” were Margritz, Roemmich, Quintero, Moyer, Denker, Kaiser, Jacob, Smith, Worthing. Motion carried.

**PUBLIC HEARING:** Worthing opened a public hearing to consider annexation of the Northeast First Addition into the corporate limits. Peplitsch discussed the intent of the City to annex the property, noting there are no current plans for development. There were no public comments and the public hearing was closed. Moved by Denker, seconded by Smith, to recommend to the City Council approval of the annexation of Northeast First Addition as presented. Roll call. Voting “aye” were Moyer, Jacob, Margritz,

Roemmich, Kaiser, Quintero, Smith, Denker, Worthing. Motion carried.

**ROUNDTABLE:** Brecks noted a Conditional Use Permit application and a subdivision may be topics of the next meeting.

**ADJOURNMENT:** There being no further business to come before the Lexington Planning Commission, Vice Chair Smith declared the meeting adjourned.

Respectfully submitted,  
Pamela Baruth  
Planning Commission Secretary