

**CITY OF LEXINGTON, NEBRASKA
PLANNING COMMISSION
August 3, 2011**

A Regular Meeting of the Lexington Planning Commission was held Wednesday, August 3, 2011, at the Lexington Municipal Building, 406 E. 7th Street, Lexington, Nebraska, at 5:30 p.m. Commissioners present were Cathy Fagot, Doug Heineman, Ellie Vazquez, Steve Smith, Seth McFarland and Rusty Sutton. Nancy Evans, Dora Vivas and Curt Bennett were absent. City Officials present were City Manager Joe Pepplitsch, Assistant City Manager Dennis Burnside, City Attorney Will Weinhold, Building Inspector Bill Brecks and Secretary Pamela Berke.

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 Chairperson Cathy Fagot. The Chairperson informed the public that the Open Meetings Act is posted in the Meeting Room at the Lexington Municipal Building, located at 406 East 7th Street, Lexington, Nebraska.

**MINUTES – MEETING
7-6-11** Minutes of the Regular Meeting held Wednesday, July 6, 2011, were presented to the Planning Commission for consideration. Moved by Heineman, seconded by Sutton, to approve Minutes as presented. Roll call. Voting “aye” were McFarland, Smith, Vazquez, Sutton, Heineman, Fagot. Motion carried.

SUBDIVISION PLAT: Pepplitsch reviewed a proposed replat titled the Southeast Second Addition. He explained it is a replat of portions of Kirkpatrick’s Third Addition and Southeast First Addition. He reviewed the layout and potential uses for each area. Discussion regarding the plat included access and utility easements, roadway vacation, proposed traffic flow on newly dedicated streets, proposed utility infrastructure locations, and dedication requirements. Following the discussion, moved by Smith, seconded by McFarland, to recommend approval of the proposed Southeast Second

Addition, with needed clarification of roadway vacation and access and utility easement dedication on lot 9 of the subdivision. Roll call. Voting “aye” were Vazquez, Heineman, Sutton, McFarland, Smith, Fagot. Motion carried.

PUBLIC HEARING:

Chairperson Fagot opened a public hearing to consider an application to rezone Southeast Second Addition from a mixture of commercial and agriculture to commercial and industrial. Pepplitsch noted that the appropriate zoning classifications will be needed to adequately develop the area. The requested zoning is as follows: Lots 1-4 C-3 Highway Commercial; Lots 5-8 M-1 Light Industrial; Lots 9-11 M-2 Heavy Industrial. Discussion included zoning Lot 9 and 10 as M-1 instead of M-2 as proposed. There were no comments from the public. The public hearing was closed. Moved by McFarland, seconded by Smith, to recommend approval of the zoning application, with amending the proposed zoning for Lots 9 and 10 to M-1 Light Industrial. Roll call. Voting “aye” were Vazquez, Heineman, Sutton, Smith, McFarland, Fagot. Motion carried.

ROUNDTABLE:

Pepplitsch and Burnside gave updates on several current projects. Pepplitsch noted that the RFP for consulting services for the revised comprehensive plan is currently being reviewed at the state level.

ADJOURNMENT:

There being no further business to come before the Lexington Planning Commission, Chairperson Fagot declared the meeting adjourned.

Respectfully submitted,
Pamela Berke
Planning Commission Secretary