

**CITY OF LEXINGTON, NEBRASKA**  
**PLANNING COMMISSION**  
**September 3, 2025**

A Regular Meeting of the Lexington Planning Commission was held Wednesday, September 3, 2025, in the Council Chambers at Lexington City Hall, 406 East 7th Street, Lexington, Nebraska, at 5:30 p.m. Commissioners present were Cam Smith, Roque Gonzalez, Curtis Roemmich, Stephanie Novoa, Jeremy Kaiser, Barb Margritz, Kristi Moyer, and Jeff Tappan. Sadie Worthing was absent. City Officials present were Community Development Director Bill Brecks, Assistant City Manager Dennis Burnside, City Attorney Brian Copley and Secretary Pamela Baruth. The press was represented by Clipper-Herald.

**NOTICE:** Notice of the meeting was given in advance, thereof by publication in Tuesday, August 26, 2025, edition of 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 Vice-Chair Smith who informed the public that the Open Meetings Act is posted in the Meeting Room at Lexington City Hall, located at 406 East 7th Street, Lexington, Nebraska.

**MINUTES–MEETING 5-7-2025:** Minutes of the Regular Meeting held Wednesday, May 7, 2025, were presented to the Commission for consideration and approval. Moved by Novoa, seconded by Kaiser, to approve Minutes as presented. Roll call. Voting “aye” were Gonzalez, Moyer, Tappan, Margritz, Roemmich, Kaiser, Novoa, Smith. Motion carried.

**PUBLIC HEARING:** Smith opened a public hearing to consider a Conditional Use Permit Application by Javier Ramirez Zamora for an automotive repair shop located at 119 West Pacific. Brecks gave a review of the history of the property uses and zoning violations. He also stated that he received a few public comments about automotive repair shops not being in the downtown area. Mr. Zamora explained that he owns the property and plans to use his mechanical background to provide tire changes and vehicle services, along with plans to clean up the property. There were no public comments, and the public hearing was closed. Following discussion moved by Roemmich, seconded by Gonzalez, to send a no recommendation to the City Council regarding the Conditional Use Permit Application for property at 119 West Pacific as presented. Roll call. Voting “aye” were Novoa, Gonzalez, Margritz, Tappan, Moyer, Kaiser, Roemmich, Smith. Motion carried.

**PUBLIC HEARING:** Smith opened a public hearing to consider a Conditional Use Permit Application by Dennis Nava for an automotive repair shop located at 201 East Pacific. Brecks explained the property is currently used for automotive sales and repairs. He reviewed the history of code violations related to salvage yard use with no response from the owners. Floyd Peterson, Amherst, appeared before the Commission, stating that he is the owner of the property at 215 East Pacific. He noted there are four inoperable vehicles currently being stored on his property that are not his. Raymundo Nava, with the assistance of translation by Edwin Perdomo, stated he understands that the property is allowed to continue with auto sales but not as a repair shop. There being no further public comments, the public hearing was closed. Following discussion, moved by Roemmich, seconded by Smith, to send a no recommendation to the City Council of the Conditional Use Permit Application for property at 201 East Pacific as presented. Roll call. Voting “aye” were Tappan, Margritz, Moyer, Gonzalez, Kaiser, Novoa, Roemmich, Smith. Motion carried.

**ROUNDTABLE:** Brecks gave an update on current and future projects.

**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