

Wayne Planning Commission Meeting Minutes December 7, 2020

Chair Melena called the regular meeting of the Wayne Planning Commission to order at 7:00 P.M., December 7, 2020, at the Wayne Fire Hall, Meeting Room, 510 Tomar. Roll call was taken with the following members present: Mark Sorensen, Matt Jones, Breck Giese, Jessie Piper, Cory Sandoz, Jason Schultz, Chair Pat Melena and Street and Planning Director Joel Hansen. Absent: Chele Meisenbach and Nick Hochstein.

Motion made by Commissioner Sorensen and seconded by Commissioner Jones to approve the minutes of October 5, 2020, as written. Chair Melena stated the motion and second; all were in favor; motion carried.

Chair Melena read the Open Meetings Act and advised that anyone desiring to speak should limit themselves to three minutes and wait until being recognized by the Chair.

The first item on the agenda was a public hearing amending the Future Land Use Map, with the applicant being the City of Wayne. After deliberation and discussion, a motion was made by Commissioner Schultz and seconded by Commissioner Sorenson to approve and forward a recommendation of approval to the City Council, to amend the future land use map, with the findings of fact being staff's recommendation. Chair Melena stated the motion and second; all were in favor; motion carried.

The next item on the agenda was a public hearing requesting to rezone from R-3 Residential to B-3 Neighborhood Commercial, specifically 212 Windom Street, 313 East 3rd Street, and 321 East 3rd Street, with the applicant being Diana Zach. After a brief discussion, motion was made by Commissioner Giese and seconded by Commissioner Piper to approve and forward a recommendation of approval to the City Council, for the request to rezone from R-3 Residential to B-3 Neighborhood Commercial, for the areas known as 212 Windom Street, 313 East 3rd Street, and 321 East 3rd Street, with the findings of fact being consistency with the Comprehensive Plan, the Future Land Use Map and staff's recommendation. Chair Melena stated the motion and second; all were in favor; motion carried.

The next item on the agenda was a public hearing requesting to rezone from A-1 Agriculture to A-2 Agriculture Residential, with the applicant being Layne Mann. After deliberation and discussion, a motion was made by Commissioner Sorenson and seconded by Commissioner Schultz to approve and forward a recommendation of approval to the City Council for the request to rezone from A-1 Agriculture to A-2 Agriculture Residential the area north and east of Dog Creek and to retain the A-1 Agriculture zoning south and west of Dog Creek, with the findings of fact being consistency with the Comprehensive Plan, the Future Land Use map and staff's recommendation. Chair Melena stated the motion and second; all were in favor; motion carried.

The last item on the agenda was a public hearing for the Preliminary Plat for Beckman Farm Subdivision; applicant being Mann Acres LLC. After deliberation and discussion, a motion was made by Commissioner Jones and seconded by Commissioner Sandoz to approve and forward, a recommendation of approval to the City Council for the Preliminary Plat for Beckman Farm Subdivision, with the findings of fact being consistency with the Comprehensive Plan, the Future Land Use Map and staff's recommendation. Chair Melena stated the motion and second; all were in favor; motion carried.

There being no further discussion, motion was made by Commissioner Sorensen and seconded by Commissioner Giese to adjourn the meeting; all were in favor, motion carried unanimously; meeting was adjourned.

Planning Commission Secretary