

Wayne Planning Commission Meeting Minutes
May 2, 2022

Chair Melena called the regular meeting of the Wayne Planning Commission to order at 7:00 P.M., May 2, 2022, at the City of Wayne Council Chambers, 306 Pearl Street. Roll call was taken with the following members present: Chair Pat Melena, Chele Meisenbach, Mark Sorenson, Matt Jones, Breck Giese, Jessie Piper, Cory Sandoz, and Street and Planning Director Joel Hansen. Absent: Nick Hochstein and Jason Schultz.

Motion made by Commissioner Sorenson and seconded by Commissioner Jones to approve the minutes of February 7, 2022, 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 to discuss a Request to Rezone 200 South Lincoln, 204 South Lincoln, and 208 South Lincoln from I-1 Light Industrial to R-2 Residential. Motion by Commissioner Giese and second by Commissioner Sorenson to approve and forward a recommendation of approval to the City Council for the Request to Rezone from I-1 Light Industrial to R-2 Residential the area of 200 South Lincoln, 204 South Lincoln and 208 South Lincoln, more particularly described as Lots 21, 22 and 23 of Southview II Addition, with the findings of fact being, consistency with Comprehensive Plan, the Current and Future Land Use Map, and staff's recommendation. Chair Melena stated the motion and second; all were in favor, motion approved and carried.

The second item on the agenda was a public hearing to annex a parcel of land containing 34.78 acres more or less to the City of Wayne, Nebraska, parcel located on which Great Dane Trailers at 1200 Centennial Road is located. Motion by Commissioner Melena and second by Commissioner Meisenbach to approve and forward a recommendation of approval to the City Council annexing 34.78 acres more or less to the City of Wayne, the parcel of land on which Great Dane Trailers is located at 1200 Centennial Road, as described in the attached legal description, with the findings of fact being consistency with the Comprehensive Plan, the Current and Future Land Use Map, utilities including city water, city sewer and city electric, and staff's recommendation. Chair Melena stated the motion and second; all were in favor, motion approved and carried.

The third item on the agenda was a public hearing to annex a parcel of land containing 4.27 acres more or less to the City of Wayne, Nebraska, parcel located on which Department of Transportation (formerly Department of Roads Wayne Office) at 1300 East 7th Street is located. Motion by Commissioner Jones and second by Commissioner Giese to approve and forward a recommendation of approval to the City Council annexing 4.27 acres more or less to the City of Wayne, the parcel of land on which Department of Transportation (formerly Department of Roads Wayne Office) is

located at 1300 East 7th Street, as described in the attached legal description, with the findings of fact being consistency with the Comprehensive Plan, the Current and Future Land Use Map, utilities including city water, city sewer and city electric, and staff's recommendation. Chair Melena stated the motion and second; all were in favor, motion approved and carried.

The last item on the agenda was a public hearing to annex a parcel of land containing 9.33 acres more or less to the City of Wayne, Nebraska, parcel located on which Heritage Homes at 1320 East 7th Street is located. Motion by Commissioner Meisenbach and second by Commissioner Sorenson to approve and forward a recommendation of approval to the City Council annexing 9.33 acres more or less to the City of Wayne, the parcel of land on which Heritage Homes is located at 1320 East 7th Street, as described in the attached legal description, with the findings of fact being consistency with the Comprehensive Plan, the Current and Future Land Use Map, utilities including city water, city sewer and city electric, and staff's recommendation. Chair Melena stated the motion and second; all were in favor, motion approved and carried.

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

Planning Commission Secretary