

**Wayne Planning Commission Meeting Minutes**  
**October 2, 2023**

Vice-Chair Sorensen called the regular meeting of the Wayne Planning Commission to order at 7:00 P.M., October 2, 2023, at the City of Wayne Council Chambers, 306 Pearl Street. Roll call was taken with the following members present: Vice-Chair Mark Sorensen, Abby Schademann, Dwaine Spieker, Breck Giese, Jessie Piper, Cory Sandoz, Jason Schultz, City Attorney Amy Miller and Economic Development Director Luke Virgil. Absent: Chair Pat Melena, Chele Meisenbach, and Street and Planning Director Joel Hansen.

Motion made by Commissioner Spieker and seconded by Commissioner Piper to approve the minutes of September 11, 2023. Vice-Chair Sorensen stated the motion and second; all were in favor; motion carried.

Vice-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 only item on the agenda was a public hearing to consider a Use by Exception request to construct a townhome in a R-1 Residential District at 422 Donner Pass, with the applicant being Homestead Homes. The Planning Commission took evidence and testimony from the public and thereafter reviewed the information and evidence presented. After deliberation and discussion, motion was made by Commissioner Schademann and seconded by Commissioner Piper to approve and forward a recommendation of approval to the City Council for the Use by Exception Request, to construct a townhome in a R-1 Residential District zoned area, located at 422 Donner Pass, with the condition that trees be planted on the lot, with the findings of fact being, consistency with the Comprehensive Plan, the current and future land use maps, and staff's recommendation. Vice-Chair Sorensen stated the motion and second; all were in favor, motion approved and carried.

There being no further discussion, motion by Commissioner Spieker and seconded by Piper to adjourn the meeting. All were in favor; motion carried.

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Planning Commission Secretary