

**Wayne Planning Commission Meeting Minutes
September 11, 2023**

Chair Melena called the regular meeting of the Wayne Planning Commission to order at 7:00 P.M., September 11, 2023, at the City of Wayne Council Chambers, 306 Pearl Street. Roll call was taken with the following members present: Chair Pat Melena, Abby Schademann, Mark Sorensen, Dwaine Spieker, Breck Giese, Jessie Piper, Cory Sandoz, Jason Schultz, and Street and Planning Director Joel Hansen. Absent: Chele Meisenbach.

Motion made by Commissioner Sorensen and seconded by Commissioner Spieker to approve the minutes of August 7, 2023. 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 Wayne Municipal Code, Chapter 152 Zoning, Section 152.061 R-1 Residential District, specifically (F) Conditions and Granting Exceptions. The applicant is 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 Sorensen and seconded by Commissioner Spieker to deny the applicant's request to change the required lot size in the R-1 Residential District, for a two family dwelling from 6,000 to 5,500 square feet per unit. Chair Melena stated the motion and second; all were in favor, motion approved and carried, request denied.

The next item on the agenda was a public hearing to consider a Use by Exception to Construct a Two-family dwelling in a R-1 Residential District at 422 Donner Pass. The applicant is Homestead Homes. There being no motion, the request dies.

Motion was made by Commissioner Giese and seconded by Commissioner Schademann to adjourn the meeting. All were in favor; motion carried; meeting adjourned.

Planning Commission Secretary