

Cambridge Planning Commission Meeting
Monday March 4, 2024
6:00 P.M.
Cambridge Community Building

Pursuant to notice published in the Valley Voice, February 22, 2024 and attached to these minutes, the Cambridge Planning Commission met for regular meeting beginning at 6:00 P.M. Present were Planning Commission Chairman Jason Cobb and Planning Commission Members Barb Stoddard, Troy Westadt, Troy Westadt and Austin White. Staff present for the meeting was City Clerk/Treasurer Courtney Stanton. Visitors present were Michelle Shifflet, Gwen Hilker, Stan Hilker, Dow Newcomb, Holly Mollhoff, Jim Mollhoff and Craig Bennet *Miller & Associates*. Jason Cobb called the meeting to order at 6:00 P.M. and noted the open meet act is posted on the east wall of the meeting room and available for public inspection.

Craig Bennet of Miller & Associates presented proposed Harvest Meadows Tenth Project to include Comprehensive Plan (2013) of Existing Land Use and Future Land Use, Rezoning Map, Preliminary Plat, Infrastructure Improvement Area and Final Plat. Citizens asked questions regarding drainage for proposed project, zoning districts and Site Location with regards to Road 410.

Public Hearing - Rezoning from (A-1) Agricultural Zoning District to (R-1) Single Family Residential Zoning District, for proposed Harvest Meadows Tenth, an addition to the City of Cambridge, Furnas County, Nebraska being part of the South Half of the Northwest Quarter of Section Twenty-Eight, Township Four North, Range Twenty-Five West, of the 6th P.M., Furnas County, Nebraska located between Road 410 and Wheat Ridge Drive and North of Prairie View Drive. Planning Commission Chairman Jason Cobb opened the Public Hearing at 6:15 P.M. There were no public comments regarding rezoning from A-1 to R-1. Jason Cobb closed the Public Hearing at 6:18.

After public hearing motion to approve/deny request Rezoning from (A-1) Agricultural Zoning District to (R-1) Single Family Residential Zoning District, for proposed Harvest Meadows Tenth, an addition to the City of Cambridge, Furnas County, Nebraska being part of the South Half of the Northwest Quarter of Section Twenty-Eight, Township Four North, Range Twenty-Five West, of the 6th P.M., Furnas County, Nebraska located between Road 410 and Wheat Ridge Drive and North of Prairie View Drive.

Troy Westadt stated the motion, seconded by Austin White, to approve Rezoning from (A-1) Agricultural Zoning District to (R-1) Single Family Residential Zoning District, for proposed Harvest Meadows Tenth, an addition to the City of Cambridge, Furnas County, Nebraska being part of the South Half of the Northwest Quarter of Section Twenty-Eight, Township Four North, Range Twenty-Five West, of the 6th P.M., Furnas County, Nebraska located between Road 410 and Wheat Ridge

Drive and North of Prairie View Drive. Voting yes were Barb Stoddard, Jason Cobb, Austin White, Ryan Burke and Troy Westadt; none voted no. Motion carried unanimously by Planning Commission Members present.

Public Hearing - Preliminary Plat for proposed Harvest Meadows Tenth, an addition to the City of Cambridge, Furnas County, Nebraska being part of the South Half of the Northwest Quarter of Section Twenty-Eight, Township Four North, Range Twenty-Five West, of the 6th P.M., Furnas County, Nebraska located between Road 410 and Wheat Ridge Drive and North of Prairie View Drive. Planning Commission Chairman Jason Cobb opened the Public Hearing at 6:19 P.M. There were no public comments regarding Preliminary Plat for proposed Harvest Meadows Tenth. Jason Cobb closed the Public Hearing at 6:20.

After public hearing motion to approve/deny request Preliminary Plat for proposed Harvest Meadows Tenth, an addition to the City of Cambridge, Furnas County, Nebraska being part of the South Half of the Northwest Quarter of Section Twenty-Eight, Township Four North, Range Twenty-Five West, of the 6th P.M., Furnas County, Nebraska located between Road 410 and Wheat Ridge Drive and North of Prairie View Drive.

Ryan Burk stated the motion, seconded by Barb Stoddard, to approve Preliminary Plat for proposed Harvest Meadows Tenth, an addition to the City of Cambridge, Furnas County, Nebraska being part of the South Half of the Northwest Quarter of Section Twenty-Eight, Township Four North, Range Twenty-Five West, of the 6th P.M., Furnas County, Nebraska located between Road 410 and Wheat Ridge Drive and North of Prairie View Drive. Voting yes were Barb Stoddard, Jason Cobb, Austin White, Ryan Burke and Troy Westadt; none voted no. Motion carried unanimously by Planning Commission Members present.

Public Hearing - Final Plat for proposed Harvest Meadows Tenth, an addition to the City of Cambridge, Furnas County, Nebraska being part of the South Half of the Northwest Quarter of Section Twenty-Eight, Township Four North, Range Twenty-Five West, of the 6th P.M., Furnas County, Nebraska located between Road 410 and Wheat Ridge Drive and North of Prairie View Drive. Planning Commission Chairman Jason Cobb opened the Public Hearing at 6:21 P.M. There were no public comments regarding Final Plat for proposed Harvest Meadows Tenth. Jason Cobb closed the Public Hearing at 6:22.

After public hearing motion to approve/deny request Final Plat for proposed Harvest Meadows Tenth, an addition to the City of Cambridge, Furnas County, Nebraska being part of the South Half of the Northwest Quarter of Section Twenty-Eight, Township Four North, Range Twenty-Five West, of the 6th P.M., Furnas County, Nebraska located between Road 410 and Wheat Ridge Drive and North of Prairie View Drive.

Austin White stated the motion, seconded by Troy Westadt, to approve Final Plat for proposed Harvest Meadows Tenth, an addition to the City of Cambridge, Furnas County, Nebraska being part of the South Half of the Northwest Quarter of Section Twenty-Eight, Township Four North, Range Twenty-Five West, of the 6th P.M., Furnas County, Nebraska located between Road 410 and Wheat Ridge Drive and North of Prairie View Drive. Voting yes were Barb Stoddard, Jason Cobb, Austin White, Ryan Burke and Troy Westadt; none voted no. Motion carried unanimously by Planning Commission Members present.

February 14, 2024– The Planning Commission Members received a copy of the minutes of February 14, 2024 prior to this meeting. Jason Cobb stated the motion, seconded by Austin White, to approve minutes of February 14, 2024. Voting yes were Barb Stoddard, Jason Cobb, Austin White, Ryan Burke and Troy Westadt; none voted no. Motion carried unanimously by Planning Commission Members present.

Site Plan and Land Use Applications:

ATC/Verizon – 222 N. Railway Street – Installation and/or removal of sidewalks, driveways, any flat work. - Troy Westadt stated the motion, seconded by Ryan Burk, to approve the site plan and land use permit application for ATC/Verizon – 222 N. Railway Street – Installation and/or removal of sidewalks, driveways any flat work. Voting yes were Barb Stoddard, Jason Cobb, Austin White, Ryan Burke and Troy Westadt; none voted no. Motion carried unanimously by Planning Commission Members present.

The regular meeting will be April 10, 2024 at 5:00 P.M. Ryan Burke stated the motion, seconded by Austin White to adjourn at 6:25 P.M. Voting yes were Barb Stoddard, Jason Cobb, Austin White, Ryan Burke and Troy Westadt; none voted no. Motion carried unanimously by Planning Commission Members present.