



**ASHLAND PLANNING COMMISSION
REGULAR MEETING
August 29, 2024**

A regular meeting of the Ashland Planning Commission was held on the 29th day of August 2024 at 7:00 p.m. at the Ashland City Hall, 2304 Silver Street, Ashland NE.

Members Present: Dan Chudomelka, Doug Whitehead, Jamie Wilson, Janece Mollhoff, Sarah Hollman and Thomas Danahy.

Staff Present: Bill Krejci

Others Present: Raitis Tigeris, Corbin Harms, Craig Reinsch

Notice of the public hearings was published in the Ashland Gazette on August 16, 2024. Notice of the meeting was published in the Ashland Gazette on August 23, 2024. All proceedings hereafter shown were taken while the convened meeting was open to the public.

Crisler called the meeting to order at 7:00 p.m. Roll call was taken, and a quorum was declared.

Pledge of Allegiance

Chudomelka noted that the Open Meetings Act posted on the South wall of the meeting room.

Chudomelka asked if there were any questions or comments about last month's minutes.

Motion by Mollhoff seconded by Hollman, to approve the minutes of the July 25, 2024, at 7:02 p.m.

Roll Call: Dan Chudomelka- Aye, Doug Whitehead- Aye, Jamie Wilson- Aye, Janece Mollhoff- Aye, Sarah Hollman- Aye, Thomas Danahy- Aye. Motion Passed

Chudomelka opened a Public Hearing for Conditional Use Permit #24-120. Lincoln Water System is requesting approval to construct a two-lagoon complex on Block 1, 2, 13, & 14 W1/2 NE1/4 Sec 1-12-9. Approximate location northeast of 7th and Silver Street, at 7:03 p.m.

Raitis Tigeris spoke about the Lincoln Water System request. Tigeris gave a history about the Lincoln water project. Craig Reinsch with Olssen explained the request and purpose of the project. Reinsch then explained how it would work. Reinsch stated that some of the property involved is owned by the City and a purchase agreement was in the works for the lagoon property. Reinsch stated that there would be some changes to the bike trail but that it should not affect the frisbee gold area. Mollhoff asked if the lagoons would be lined, Reinsch responded yes, with a clay liner. Mollhoff asked about the possibility of overflow, Reinsch explained how the system is set to handle excess water. Whitehead asked what agency would regulate this, Reinsch said the Nebraska Department of Environmental Energy. Whitehead asked about security fencing, Reinsch stated they are currently

looking at a 4-foot barbed wire fencing. Reinsch stated there would be 2 small structures/sheds. Reinsch stated there will be lots of dirt work with this project. Mollhoff asked if it fits the zoning, Krejci responded yes, they are a utility. Whitehead asked why now what has changed to make this project necessary, Reinsch explained the limits aloud have been reduced which now causes more solids which requires a different type of system to handle the water.

A motion was made by Mollhoff seconded by Danahy to close the public hearing.

Roll Call: Dan Chudomelka- Aye, Doug Whitehead- Aye, Jamie Wilson- Aye, Janece Mollhoff- Aye, Sarah Hollman- Aye, Thomas Danahy- Aye. Motion Passed

A motion for the recommendation of Conditional Use Permit #24-120 was made by Whitehead and seconded by Chudomelka at 7:27p.m.

Roll Call: Dan Chudomelka- Aye, Doug Whitehead- Aye, Jamie Wilson- Aye, Janece Mollhoff- Aye, Sarah Hollman- Aye, Thomas Danahy- Aye. Motion Passed

Chudomelka opened a Public Hearing for Text Change Permit #24-114 Ordinance 1238. The City is requesting approval to change side yard setbacks from 10' to 7' in R-2 Medium Density, and R-3 High Density, and RT Residential Transitional at 7:29 p.m.

Krejci comment that this was discussed at the last meeting. Krejci commented that RT was also to be included with this, it was not discussed last time.

A motion was made by Chudomelka seconded by Mollhoff to close the public hearing.

Roll Call: Dan Chudomelka- Aye, Doug Whitehead- Aye, Jamie Wilson- Aye, Janece Mollhoff- Aye, Sarah Hollman- Aye, Thomas Danahy- Aye. Motion Passed

A motion to recommend and include RT Residential Transitional Permit #24-114 Ordinance 1238 was made by Mollhoff and seconded by Danahy at 7:32p.m.

Roll Call: Dan Chudomelka- Aye, Doug Whitehead- Aye, Jamie Wilson- Aye, Janece Mollhoff- Aye, Sarah Hollman- Aye, Thomas Danahy- Aye. Motion Passed

Review of the Administrator's report at 7:33 p.m. Krejci comment that request for interested parties for developing the updated comprehensive plan went out.

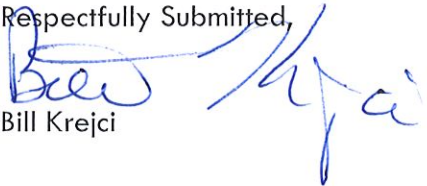
Chudomelka opened the floor to Public Comment: Public comments may be heard from individuals present. Public comment is limited to five minutes per individual. No action will be taken on these topics as no comments will be made by the Commission.

No comments made.

A motion by Chudomelka, seconded by Mollhoff to adjourn meeting.

Roll Call: Dan Chudomelka- Aye, Doug Whitehead- Aye, Jamie Wilson- Aye, Janece Mollhoff- Aye, Sarah Hollman- Aye, Thomas Danahy- Aye. Motion Passed

Meeting adjourned at 7:35 pm.

Respectfully Submitted,

Bill Krejci