

NOTICE OF MEETING AND
PLANNING COMMISSION AGENDA

Notice is hereby given that the Planning Commission of the City of North Platte will hold a meeting on March 28, 2023 at 5:30 p.m. The meeting will be held in the City of North Platte Council Chambers located in City Hall at 211 West Third Street, North Platte, Nebraska.

The City of North Platte is inviting you to view the meeting live on YouTube at the following link <https://www.ci.north-platte.ne.us/government/city-departments/development/planning-commission-agendas-minutes/>

The following items will be heard, and all interested persons are invited to attend.

1. Roll Call.

A current copy of the open meetings act of Nebraska is posted at the back of the Council Chambers.

2. Approve minutes of the meeting held January 24, 2023.
3. File No. SU23-004 Discuss and consider action on an application by MRN Properties, LLC for preliminary and final approval of Nekuda First Replat located at 4004 West 14th Street.
4. Public Hearing File No. AM23-001 Discuss and consider action on an amendment to the City of North Platte Code of Ordinances Sections 156.085, 156.105, 156.125 Height and Lot Requirements, and Section 156.150 Residential Use Table.
5. Public Hearing File No. Z23-001 Discuss and consider action on an application by Barefoot Bet, LLC to rezone certain lands from a F-1 Floodway District to an A-1 Transitional Agricultural District located on West Koubek Road and described as Lot 2 Bryners 2nd Replat, Lincoln County, Nebraska consisting of approximately 46.06 acres.
6. Public Hearing File No. AM23-002 Discuss and consider action on an amendment to the City of North Platte Nebraska Comprehensive Plan 2011 Future Land Use Map to amend certain land from a Residential Low Density Single Family to Commercial on located at 2620 South Willow Street and described as Part of Lot 3 and Part of the NW ¼ SW ¼ of Section 9, Township 13 N, Range 30 W of the 6th P.M., North Platte, Lincoln County, Nebraska.
7. Public Hearing File No. Z23-002 Discuss and consider action on an application by Blickenstaff Realty Corporation to rezone certain land from an R-1 Dwelling District to a B-2 Highway Commercial District on property located at 2620 South Willow Street and described as Part of Lot 3 and Part of the NW ¼ SW ¼ of Section 9, Township 13 N, Range 30 W of the 6th P.M., North Platte, Lincoln County, Nebraska.
8. Public Hearing Discuss and consider action on a resolution regarding Wilkinson Exit 179 Commercial Redevelopment Plan on property described as the following tract in Section 11,

Township 13 North, Range 30 West of the 6th P.M., Lincoln County, Nebraska, to wit:
All that part of Government Lot 5 lying East of the Easterly right-of-way line of Newberry Access Road and all of Government Lots 6, 7 and 8 Except a 34.94 acre tract described in survey recorded at Instrument #: 301203101 on May 23, 2012 and quitclaimed in Quitclaim deed recorded at instrument #: 201203113 on May 24, 2012 in the Office of the Lincoln County Nebraska, Register of Deeds pursuant to Nebraska Community Development Law.

9. Discuss changes to definitions and commercial zoning regulations.
10. Discuss possible future annexation.
11. Old Business.
12. New Business.
13. Adjourn.