

Minutes – July 14, 2025

Planning Commission Meeting

The agenda for this meeting was posted in the legal paper of record, the Omaha World Herald, on July 1, 2025. Chairman Alan Mueller opened the public meeting at 7:00 pm. Pledge of Allegiance was said. Mueller stated that the open meetings act is posted on the north wall in the back of the room. Planning Commission members Crofoot, Mueller, Dennis, Tesar, Felthousen, Story, Rayer, Staben, and Church met as advertised.

Approval of minutes:

A motion was made by Felthousen, seconded by Rayer to approve the minutes from the May 12, 2025 meeting. A voice vote followed with all voting aye. Motion carried.

First Item - Pending Proposed Amendment- Amendment Z-2025-01 – Section 5.07 Agricultural District- Principal Permitted Uses

Add line J- including but not limited to electric, communications, rural and municipal water wells, water treatment plants and associated pipelines, gas, fuel or fertilizer lines, pumping stations, substations, terminal facilities, tanks and reservoirs.

Public hearing opened at 7:05pm. Mueller introduced this item and asked if there was any questions or comments. Tim Sieh, from Lincoln asked if the board had any questions. Mueller began by asking questions about the water project. Steve Owen, Assistant Director of Lincoln Transportation and Utilities addressed the board to answer questions about the project. It was stated they will be having an open house for the public on August 14th, 2025, at Gibson Hall in Weeping Water to address any questions about the project. Tesar stated that Trans Ag should be added to the wording in the Amendment. Gary Todd, a Cass County resident stated his property was in Trans Ag and spoke in favor of the project. He said it would be a good idea to get a water main going through Cass County. After several questions from the board members about the future of the Lincoln water project it was decided Travis Frye, interim Zoning Administrator would email the plans of the project to the board members, there was a motion from Tesar and seconded by Rayer to table this item for the August meeting. A roll call vote followed with the following votes:

Stroy – aye; Dennis– aye; Felthousen – aye; Crofoot– aye; Mueller- aye; Tesar- aye; Staben – aye Church- aye, Rayer- aye. Motion carried with a 7 to 0 vote. Meeting closed at 7:30 pm

Second Item – Residential Acreage Development – ZP-2025-0011– parcel 130120383 – Owner:

James Slattery– 16413 Adams Street Weeping Water – Legal: NW1/4 & N1/2 l3 W1/2 NW1/4 EXC 7L9 & Mineral INT in N1/2 L3W1/2 NW1/4 (96.24 acres).

Public hearing opened at 7:34 pm. Mueller introduced this item and asked if there were any questions or comments. Since there were none, closed the public hearing at 7:36 pm and asked for a motion to approve this Residential Acreage Development. Tesar made a motion to approve as presented. Seconded by Rayer. A roll call vote followed with the following votes:

Stroy – aye; Dennis– aye; Felthousen – aye; Crofoot– aye; Mueller- aye; Tesar- aye; Staben – aye Church- aye, Rayer- aye. Motion carried with a 7 to 0 vote. This will go before the Board of Commissioners meeting on August 12, 2025.

Third Item- Appointment of Sarah Kunkel as Recording Secretary.

Mueller introduced this item and asked if there were any comments. There were none. A voice vote followed with all the members voting aye.

A motion was made by Crofoot to adjourn the meeting. Seconded by Rayer. A voice vote followed with all members voting aye. Meeting closed at 7:40 pm.

Sarah Kunkel
Recording Secretary

*These minutes will not be approved until the next Planning Commission Meeting and are subject to change.

