

Bennet Planning Commission  
Regular Meeting Minutes  
July 28, 2021

The Bennet Planning Commission held a regular meeting on Wednesday, July 28, 2021 at 7:30 p.m. at Village Hall, 685 Monroe Street in the Village. The session was open to the public and proceeded by advance publicized notice duly given in strict compliance with the provisions of the Open Meetings Act, Chapter 84, Article 14, Reissue Revised Statutes of Nebraska by posting at Village Hall, the Post Office, and First Nebraska Bank.

Chairperson Josh Buck called the meeting to order at 7:34 p.m. and announced the Open Meetings Act was posted. Roll call: Josh Buck, Ryan Moore, Marilyn Maney and alternate Greg Pohl present. Absent: Dina Rathje, Audrey Roesler.

Buck moved and Pohl seconded a motion to approve the minutes from regular meeting June 30, 2021. Roll call: Maney, Moore, Pohl, Buck voted Yes. Motion carried.

During Communications the Clerk reported that she is still working on the RFP for a consultant to audit and update the Subdivision Regulations and Zoning Code. Registration for the NPZA Conference was shared with the Commission. Buck and Pohl were interested in attending the conference September 15<sup>th</sup> – 17<sup>th</sup>. The Clerk shared the results of the Bennet Downtown Improvement Survey.

Adam Stahr came before the Planning Commission for review and approval of his Cedar Brook Residential Subdivision Final Plat. Stahr reported that he still has not obtained ownership of Outlot A of the Sweetgrass Prairie Subdivision; but hopes to by the time the final plat goes before the Board of Trustees. If he is unable to acquire ownership prior to then, it will be removed from the final plat and his retention pond will be reduced in size. Buck moved and Pohl seconded a motion to recommend approval of the Cedar Brook Residential Subdivision Final Plat contingent on the conditions recommended from the Cedar Brook Final Plat Review from Olsson being met. Roll call: Maney, Buck, Moore, Pohl voted Yes. Motion carried.

A draft ordinance establishing Subdivision Design Standards was submitted to the Commission for their review. The Clerk explained that this was instigated from inquiries of the engineers working on the new subdivisions and the discovery that there was not a policy for infrastructure extension, testing, and inspection requirements. Village Engineer Brian Schuele provided his recommendation for requirements to Attorney William Austin to draft the ordinance. This will be on the agenda for the next meeting to give the Commission an opportunity to review the purposed regulations.

The Planning Commission reviewed the Capital Improvement Projects.

Sighting no further business, Buck adjourned the meeting at 8:18 p.m.

Michele Lincoln, CMC  
Village Clerk/Zoning Administrator