

HASTINGS PLANNING COMMISSION

A meeting of the Hastings Planning Commission has been scheduled for Tuesday, September 17, 2024 at 4:00 PM at the Hastings Municipal Airport, 3300 W 12th Street, Hastings, NE 68901.

AGENDA:

1. Call to Order
2. Roll Call
3. Pledge of Allegiance
4. Motion to adopt the current agenda for the Planning Commission Meeting
5. Public Notice - Official Notice of the Regular Meeting was published in the Hastings Tribune on Saturday, September 7, 2024. Pursuant to Nebraska Revised Statute Section 84-1412, the public is advised that a copy of today's agenda and all reproducible written material which will be discussed at today's meeting is available for public review. Also, a current copy of the Nebraska Open Meetings Act is posted and accessible to members of the public.
6. Approval of Minutes
 - a. Meeting of August 20, 2024
7. Public Hearings.
 - a. **2024-278.**

Public hearing for a change of zoning for vacant property generally located 850 feet south of the intersection of North Elm Avenue and East 26th Street on the west side of North Elm Avenue, City of Hastings, Adams County, Nebraska, from R-1A, Single-Family Residential Large Lot District to R-1, Urban Single-Family Residential District, and to amend the Official Zoning District Map.

Motion to recommend approval for an ordinance and the amendment to the Official Zoning District Map to rezone property generally located 850 feet south of the intersection of North Elm Avenue and East 26th Street on the west side of North Elm Avenue, City of Hastings, Adams County, Nebraska, from R-1A, Single-Family Residential Large Lot District to R-1, Urban Single-Family Residential District.
 - b. **2024-300.** Public hearing to consider a request for Plan Modification No. 2024-6 to Redevelopment Area #18 for the Lagunas Home Construction Elm Meadows project. The area of redevelopment is approximately 25.99 acres. The Plan Modification area is generally located 850 feet south of the intersection of North Elm Avenue and East 26th Street on the west side of North Elm Avenue, City of Hastings, Adams County, Nebraska.
 - c. **2024-302.** Public hearing to consider the request from Hastings Property Holdings, LLC for a Conditional Use Permit for the Noah's Ark Processors Expansion Project. The plant expansion is commonly addressed as 1009 West M Street, City of Hastings,

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Adams County, Nebraska.

Motion to recommend approval of the request for a conditional use permit for the expansion of an existing meat packing plant. The property is commonly addressed as 1009 West M Street.

- d. **2024-301.** Public hearing to consider a request for Plan Modification No. 2024-7 to Redevelopment Area #5 for the Noah's Ark Processors, LLC Project. The area of redevelopment is approximately 11.89 acres. The Plan Modification area is commonly addressed as 1009 West M Street, City of Hastings, Adams County, Nebraska.

Motion to recommend approval for Plan Modification No. 2024-7 to Redevelopment Area #5 for the Noah's Ark Processors, LLC Project. The area of redevelopment is approximately 11.89 acres and is commonly addressed as 1009 West M Street.

8. Subdivisions

- a. **2024-279.** Final Plat for Elm Meadows First Subdivision, a part of the Northeast Quarter, North Half of Fractional Section Six, Township Seven North, Range Nine West of the 6th P.M. in the City of Hastings, Adams County, Nebraska.

9. Work Session

- a. Review the Final Draft of the On Horizon Hastings Comprehensive Development Plan

10. Reports

- a. Committee Reports
- b. Chairman Comments
- c. Staff Reports

Adjourn