

**CITY OF GRETNA, NEBRASKA  
PLANNING COMMISSION MEETING MINUTES  
AUGUST 24, 2021**

The regular meeting of the Planning Commission was held at 6:30 p.m. on Tuesday, August 24, 2021. Chairman Jim Foley called the meeting to order and announced that the Open Meetings Act and the agenda and materials for the meeting are posted at the back of the room. Roll call was taken. Present at the meeting were Chairman Jim Foley, Commission Members Amanda Homan, Jeff Johnson, Jordan Stabenow and Alternate Member Nathan Munger. Josh Dethlefsen, Doug Clark and Susan Horst were absent. Also in attendance were Development Services Director Dan Giittinger, Public Works Director Kris Faris, City Engineer Greg Perry, City Building Inspector Aaron Bush, Fire Chief Rod Buethe, and City Attorney Jeff Miller.

**APPROVAL OF CONSENT AGENDA**

Motion by Johnson, seconded by Homan, to approve the Consent Agenda consisting of approval of the agenda and approval of the July 27, 2021 Planning Commission meeting minutes. All voted in favor and the motion carried.

**PUBLIC HEARINGS**

**(A)** McCune Development, 11550 I Street, Suite 200, Omaha, NE 68137

Approval of a Final Plat for a subdivision to be known as Parkview Phase 1.

Staff comments were made by Development Services Director Dan Giittinger and City Engineer Greg Perry.

Engineer Joe Flaxbeard with Lamp Rynearson spoke on behalf of the applicant.

Chairman Foley opened the public hearing and no one spoke in favor or against the proposed development.

Motion by Stabenow, seconded by Johnson, to close the public hearing. All voted in favor and the motion carried.

Motion by Homan, seconded by Johnson, to recommend approval of the Final Plat subject to compliance with the requirements in the City staff reports. All voted in favor and the motion carried.

**(B)** Jeff Gude, 9403 S. 204<sup>th</sup> Street, Gretna, NE 68028

Approval of a Conditional Use Permit for a Brewery/ Taproom/ Food establishment to be located in the HC Highway Commercial Zoning District.

Staff comments were made by Development Services Director Dan Giittinger.

Jeff Gude spoke as the applicant stating that the operation would not be a typical bar but a business that was family friendly.

Chairman Foley opened the public hearing and Ryan Nickell spoke about whether there would be a smell created by the brewing process.

Motion by Stabenow, seconded by Homan, to close the public hearing. All voted in favor and the motion carried.

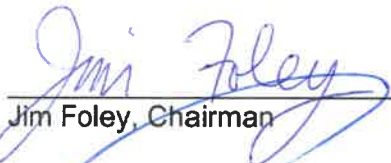
Motion by Homan, seconded by Stabenow, to recommend approval of the conditional use permit subject to compliance with the requirements in the City staff reports. All voted in favor and the motion carried.

### **CURRENT BUSINESS**

Development Services Director Dan Giittinger stated that there will be a special Planning Commission meeting on September 14 to address zoning in the new annexed areas and setting the two mile ETJ.

### **ADJOURNMENT**

Motion by Stabenow, seconded by Johnson, to adjourn at 6:55 p.m. All voted in favor and the motion carried.



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Jim Foley, Chairman

  
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Aaron Bush, Secretary