

The Wahoo Planning Commission met in regular session and in accordance with agenda posted at City Hall, Post Office, and First National Bank with each board member being notified of the agenda prior to the meeting. Meeting was called to order by Chair Glen Wilcox at 7:02 p.m. and opened with the Pledge of Allegiance. The Chair advised the public of the posted information regarding State Open Meetings Act and Title VI. The following board members were present answering to roll call: Meyer, Vculek, Nielson, Cady, Pfligler, Libal and Wilcox. Absent: Blum, and Phelps. Travis Beavers, Building Inspector/Zoning Administrator, was also present.

Public hearing on application for conditional use permit to operate a dance studio for the instruction in the art of dance in the R-2 Residential zoning district on property described as lots 1 & 2 and part of lots 3, 10, 11, 12 and the vacated alley lying contiguous with the aforesaid lots, all in Block 115, and also part of vacated Elm street, all in County Addition to the City of Wahoo, commonly known as 345 East 10th street, as filed by Megan Reisen/Wahoo Dance Academy, was declared open at 7:03 p.m. No public comments were offered. A motion was made by Libal, seconded by Meyer, to close the public hearing at 7:04 p.m. Roll call vote: Libal, yes; Meyer, yes; Pfligler, yes; Cady, yes; Vculek, yes; Nielson, yes; and Wilcox, yes. Absent and not voting: Blum, and Phelps. Motion carried.

Discussion was held on the conditional use request. Wilcox questioned if the ordinance, to add academies as a conditional use in R-1, R-2, and R-3 zoning districts and permitted uses in NRC, C-1, C-2, and C-3 zoning districts, had been signed. Beavers stated that the ordinance had been passed, approved and signed. A motion was made by Meyer, seconded by Libal, to recommend approval to the Council of the requested conditional use to operate a dance studio for the instruction in the art of dance in an R-2 Residential zoning district. Roll call vote: Meyer, yes; Libal, yes; Nielson, yes; Cady, yes; Wilcox, yes; Pfligler, yes; and Vculek, yes. Absent and not voting: Phelps, and Blum. Motion carried.

Beavers presented his October building report, and discussed current projects: Permits were issued for three new homes, and several other nice projects. A permit for a new medical clinic was just issued at airpark. Work has begun on the new expressway.

A motion was made by Cady, seconded by Pfligler, to approve the revised minutes of the September 5, 2013 meeting as presented. Roll call vote: Cady, yes; Pfligler, yes; Libal, yes; Wilcox, yes; Meyer, yes; Vculek, yes; and Nielson, yes. Absent and not voting: Phelps and Blum. Motion carried.

A motion was made by Nielson, seconded by Pfligler, to approve the minutes of the October 3, 2013 meeting as presented. Roll call vote: Nielson, yes; Pfligler, yes; Wilcox, yes; Vculek, yes; Meyer, yes; Cady, yes; and Libal, yes. Absent and not voting: Blum and Phelps. Motion carried.

Meeting adjourned at 7:20 p.m.

Travis Beavers, Zoning Administrator

Approved: