

PLANNING & ZONING COMMISSION
SPECIAL MEETING
FEBRUARY 18, 2009
MINUTES

A duly noted and advertised meeting of the Planning & Zoning Commission of the City of Milford, Nebraska was held at the City Office, 505 1st Street in the City of Milford, NE at 7:00 P.M., Wednesday, February 18, 2009. Notice of the meeting was published in the Milford Times as required by law.

Notice of the meeting was simultaneously given to the members of the Planning & Zoning Commission. Availability of the agenda was communicated in advance notice and in the notice to the members of the meeting. All proceedings hereinafter shown were taken while the meeting was open to the attendance of the public.

Roger Kontor called the meeting to order at 7:00 pm and publicly stated to all in attendance that a current copy of the Nebraska Open Meetings Act is available for review and is posted on the east wall of the Webermeier Community room.

ROLL CALL: Members present were: Jean Ferrill, Sue Fortune, Roger Kontor, Teresa TeSelle, Kevin Wingard and Building Official Bill Fuelling.

PUBLIC HEARING: Roger Kontor opened the floor up to public discussion regarding Conditional Use Permit for 319 S. "E" St., Milford, NE. Lezlie Patton with elder home addressed the group. Group Care Home – 24 hour care, defined. Model of Tabitha Green House. Plan on new water service and new line for electricity. 2-4 employees on each shift. Transport van will be used.

Julie talked about the residents and what classification of clients they would accept. People would have to sign a contract. Group Home minimum people for license will this be needed. Conditional permit requires: 1. Site Plan drawn up by Architect.

Mary Minchow: worried about future of home if Group Home does not survive and housing value will go down.

Lana Carter: reiterated earlier concerns from January 26th.

Larry TeSelle: Parking issues.

P & Z Concerns: Parking lot lay out to meet codes. Group Care Home or Assisted Living License.

A motion was made by Wingard to close the public hearing at 8:20 pm.

Recommendation to the City Council: A motion was made by Jean Ferrill and seconded by Sue Fortune not to approve conditional use permit because of: 1. Parking issues, need site plan 2. What title will the facility be given – Group Home or Assisted Living. 3. Boundaries from parking to site. Roll call vote: Ferrill yes, Fortune yes, Kontor yes, TeSelle yes, Wingard yes. Motion carried.

ADJOURNMENT: Motion was made by Wingard and seconded by Ferrill to adjourn the meeting at 8:30 pm.

Respectively Submitted

Sue Fortune