PLANNING BOARD AGENDA

Public Hearing and Administrative Meeting
Wednesday, April 5, 2017, 1:30 P.M.

Omaha/Douglas Civic Center
1819 Farnam Street
Legislative Chamber

Planning Board Members: Brinker Harding, Chairman, Arnold Nesbitt; Vice Chairman, Greg Rosenbaum; Trenton Magid, David Rosacker, Kristine Karnes and Jeffrey Moore.

Certification of Publication: Planning Board Administrator certifies publication of this agenda in the Daily Record, the official newspaper of the City of Omaha on Monday, March 27, 2017.

Applicant or Representative: Please attend the meeting to present your case to the Planning Board. Decisions to approve, deny, or continue the case for additional information will be made by the Planning Board today.

Consent Agenda: Cases that are placed on the consent agenda have already been heard, or been recommended for layover, or are perceived to be non-controversial. When a consent agenda case is called, anyone with an interest in the case may request that the case be moved to the regular agenda for discussion. The Planning Board in accordance with the Planning Department’s recommendations will act on any case that is not removed from the disposition agenda. Consent agendas will be available at the meeting.

Planning Board Members: Pre-meeting will be on Wednesday, April 5, 2017 at 11:00 a.m., site inspections at 9:00 a.m. Meet in the Planning Department Central Conference Room.

Planning Board agenda and other information regarding the Planning Board and Planning Department is available on the Internet at http://www.cityofomaha.org/planning. The agendas available on the Internet are subject to change and are for convenience purposes only. A copy of the official agenda, kept continually current, shall be available for public inspection at the office of the Omaha Planning Department, 1819 Farnam Street, Suite 1100, Omaha, Nebraska, during normal business hours.

ADMINISTRATIVE MEETING ONLY

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<tbody>
<tr>
<td>1.</td>
<td>C10-16-308</td>
<td>REQUEST: Final Plat approval of SPRUCE 180, a subdivision outside the city limits, with rezoning from AG to R4</td>
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<td></td>
<td>C12-16-309</td>
<td>LOCATION: West of 180th Street and north of Corby Street</td>
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<td>Falcone Land Co.</td>
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PUBLIC HEARING AND ADMINISTRATIVE MEETING

(HOLD OVER CASES)

Subdivisions

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<thead>
<tr>
<th>Case Number</th>
<th>Requester</th>
<th>Request</th>
<th>Location</th>
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</thead>
<tbody>
<tr>
<td>C10-17-046</td>
<td>Thomas Vann and 192 Maple LLC</td>
<td>Preliminary Plat approval of ANTLER VIEW EAST, a subdivision outside the city limits, with rezoning from AG to DR and MU (laid over from 03/01/17)</td>
<td>Southwest of 180th Street and West Maple Road</td>
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<td>C12-17-047</td>
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Rezonings

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<thead>
<tr>
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</thead>
<tbody>
<tr>
<td>C10-17-057</td>
<td>Tom Egan, Jr.</td>
<td>Rezoning from R1 and R2 to R1</td>
<td>821 South 96th Street and 956 South 95th Street (laid over from 03/01/17)</td>
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Conditional Use Permits

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<thead>
<tr>
<th>Case Number</th>
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<th>Request</th>
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<tbody>
<tr>
<td>C7-17-063</td>
<td>Heartland Storage, LLC</td>
<td>Approval of a Conditional Use Permit to allow Warehousing and distribution (limited) in a CC District (laid over from 03/01/17)</td>
<td>3002 South 82nd Avenue</td>
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</tbody>
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(REGULAR AGENDA)

Master Plan Referrals

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<thead>
<tr>
<th>Case Number</th>
<th>Requester</th>
<th>Request</th>
<th>Location</th>
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<tbody>
<tr>
<td>C3-17-069</td>
<td>Planning Department on behalf of the City of Omaha</td>
<td>Approval of the CAMBRIA SUITES HOTEL at the YARD TIF REDEVELOPMENT PROJECT PLAN</td>
<td>740 North 14th Street</td>
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<tr>
<td>C3-17-088</td>
<td>Jennifer Honebrink</td>
<td>Approval of a Local Landmark Designation - Saunders Kennedy Building</td>
<td>Southeast of 18th and Douglas Street</td>
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Subdivisions

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<tbody>
<tr>
<td>C12-17-071</td>
<td>Sammy's LLC</td>
<td>Preliminary and Final Plat approval of LEGACY REPLAT 21, a minor plat inside the city limits</td>
<td>16901 Wright Plaza</td>
</tr>
<tr>
<td>C12-17-072</td>
<td>Norman Veitzer</td>
<td>Preliminary and Final Plat approval of OMAHA BEDDING, a minor plat inside the city limits</td>
<td>Northeast of 60th and &quot;F&quot; Streets</td>
</tr>
</tbody>
</table>
9. C10-17-074  
   C12-17-075  
   Westroads Investors, LLC  
   **REQUEST:** Preliminary and Final Plat approval of PUTT'N PLACE, a minor plat inside the city limits, with rezoning from CC to CC and GC and approval of an ACI-3(PL) Overlay District  
   **LOCATION:** Southwest of 102nd and Nicholas Streets

10. C10-17-076  
    C12-17-077  
    Kum & Go, LC  
    **REQUEST:** Preliminary and Final Plat approval of KUM & GO FIRST ADDITION, a minor plat inside the city limits, with rezoning from GC and GI to GC (property is also located within an ACI-2(65) Overlay District and portions of the property lie within the flood fringe and floodway overlay district)  
    **LOCATION:** Northeast of 72nd and Pacific Streets

11. C10-17-078  
    C12-17-079  
    Charleston Homes, LLC  
    **REQUEST:** Preliminary Plat approval of ARBOR VIEW (Lots 236-378, Outlots E-J), a subdivision outside the city limits, with rezoning from AG to DR and R4  
    **LOCATION:** Southwest of 208th Avenue and Fort Street

**Rezonings**

12. C10-17-080  
    Mary Pat Florido  
    **REQUEST:** Rezoning from HI to R4  
    **LOCATION:** 2608 and 2612 "Y" Street

13. C10-17-081  
    Lawnfield Development, LP  
    **REQUEST:** Rezoning from R7 to R8 (property is also located within an ACI-4(PL) Overlay District)  
    **LOCATION:** Southwest of 70th and Oak Streets

**Overlay Districts**

14. C11-89-051  
    Bob Stratton  
    **REQUEST:** Approval of a Major Amendment to a PUD-Planned Unit Development Overlay District  
    **LOCATION:** North of 99th and "Q" Streets

**Special Use Permits**

15. C8-17-073  
    Westroads Investors, LLC  
    **REQUEST:** Approval of a Large Project Special Use Permit in a GC District (pending), with a waiver of Section 55-406 Height (170 feet)  
    **LOCATION:** Southwest of 102nd and Nicholas Streets

16. C8-17-082  
    Sonya Tipler  
    **REQUEST:** Approval of a Special Use Permit to allow Day care services (general) in a R4 District  
    **LOCATION:** 6978 North 88th Avenue

17. C8-17-083  
    ReEntry Development  
    **REQUEST:** Approval of a Special Use Permit to allow Transitional living in a GI District  
    **LOCATION:** 13326 "B" Street
## Conditional Use Permits

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| **18.** | C7-17-084  
  O & H Investments, LLC | **REQUEST:**  
  Approval of a Conditional Use Permit to allow  
  Warehousing and distribution (limited) in a  
  CC District |
|   |   | **LOCATION:**  
  5646 North 90th Street |
| **19.** | C7-04-184  
  Emmanuel Fellowship | **REQUEST:**  
  Approval of a Major Amendment to a  
  Conditional Use Permit to allow Religious  
  assembly in a R5 District |
|   |   | **LOCATION:**  
  8345 Crown Point Avenue |

**MINUTES TO BE APPROVED:** February 1, 2017 and March 1, 2017.

If alternative (tape) to the agenda is needed, please advise the Board Secretary at (402) 444-5150 ext. 2060. A 72-hour advance notice is required.