

**PRESENT:** Chairman, Dev Sookram, Commissioners, Brad Fooker, Marty Gifford, Rol Horeis, Aaron Rix, and Mitch Sawyer, and Planning Director, Troy Anderson

**ABSENT:** Commissioners Amber Barton, Carl Nielsen, and Brian Wiese.

1. Call to Order. Chairman Sookram called the meeting to order at 5:00 p.m.
2. Roll Call. A roll call showed six (6) members present and three (3) members absent – a quorum was established.

Chairman Sookram then read the following statement: This meeting was preceded by publicized notice in the Fremont Tribune, the agenda displayed in the lobby of the Municipal Building and posted online at [www.fremontne.gov](http://www.fremontne.gov) in accordance with the Nebraska open meetings act, a copy of which is posted continually in the council chambers for public inspection and said meeting is open to the public. A copy of the agenda was also kept continually current and available to the public in the principle office of the Department of Planning, 400 East Military Avenue. The Planning Commission reserves the right to adjust the order of items on this agenda. This meeting is hereby declared to be duly convened and in open session.

3. Dispense with the reading and approve the minutes of the July 18, 2016, Regular Meeting as prepared.

Chairman Sookram read the item into the record. Hearing no discussion, Sookram entertained a motion.

**Motion:** It was moved by Commissioner Fooker, and seconded by Commissioner Sawyer, to dispense with the reading of the minutes and approve the minutes as provided. A roll call vote showed all members present voting aye – the motion carried unanimously.

4. Consider a request of Dodd Engineering & Surveying, LLC, on behalf of Deer Pointe Corporation, owner of approximately 3.0 acres located at 1915 N Diers Parkway, for approval of a Zoning Change from AG Agricultural to R-2 Moderate-Density Residential.

Chairman Sookram read the item into the record.

Planning Director, Troy Anderson read Staff's Report.

Sookram then proceeded to open the floor to public hearing.

Hearing none, Sookram closed the floor to public hearing and opened the floor to Commission discussion and action. Hearing no discussion, Sookram entertained a motion.

**Motion:** It was moved by Commissioner Gifford, and seconded by

Commissioner Sawyer, to recommend approval of the Zoning Change. A roll call vote showed all members present voting aye – the motion carried unanimously.

5. Consider a request of Dodd Engineering & Surveying, LLC, on behalf of Deer Pointe Corporation, owner of approximately 4.5 acres located at 1800 Deer Run, for approval of a Zoning Change from AG Agricultural to R-1 Single-Family Residential.

Chairman Sookram read the item into the record.

Planning Director, Troy Anderson read Staff's Report.

Sookram then proceeded to open the floor to public hearing.

Hearing none, Sookram closed the floor to public hearing and opened the floor to Commission discussion and action. Hearing no discussion, Sookram entertained a motion.

**Motion:** It was moved by Commissioner Gifford, and seconded by Commissioner Sawyer, to recommend approval of the Zoning Change. A roll call vote showed all members present voting aye – the motion carried unanimously.

6. Consider a request of Dodd Engineering & Surveying, LLC, on behalf of Deer Pointe Corporation, owner of approximately 4.5 acres located at 1800 Deer Run, for approval of a Final Plat to be known as Deer Pointe Fourth Addition to the City of Fremont, Nebraska.

Chairman Sookram read the item into the record.

Planning Director, Troy Anderson read Staff's Report.

Sookram then proceeded to open the floor to Commission discussion and action. Hearing no discussion, Sookram entertained a motion.

**Motion:** It was moved by Commissioner Sawyer, and seconded by Commissioner Rix, to recommend approval of the Final Plat. A roll call vote showed all members present voting aye – the motion carried unanimously.

7. Consider a request of Olsson Associates, on behalf of The Ritz Lake, LLC, owner of approximately 83.9 acres located at 3400 N Luther Rd., for approval of a Replat to be known as Ritz Lake Replat 3, Fremont, Nebraska.

Chairman Sookram read the item into the record.

Planning Director, Troy Anderson read Staff's Report.

Sookram then proceeded to open the floor to Commission discussion and action. Hearing no discussion, Sookram entertained a motion.

**Motion:** It was moved by Commissioner Fooker, and seconded by Commissioner Sawyer, to recommend approval of the Replat. A roll call vote showed all members present voting aye – the motion carried unanimously.

8. Review and consider amendments to Article 6 of the draft Unified Development Ordinance.

Chairman Sookram read the item into the record.

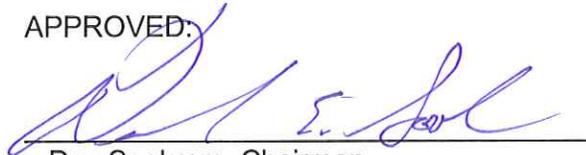
Planning Director, Troy Anderson introduced proposed amendments to Article Six [Part 3 of 3] of the draft Unified Development Ordinance (UDO) including:

1. Reorganization;
2. Removing redundant language;
3. Revising language to accommodate content-neutrality as a result of the Reed case;
4. Clarifying distinctions between commercial and noncommercial messaging, as well as on- and off-premise advertising and elaborating on prohibitions associated with off-premise advertising;
5. General categorizing of signs as either permanent or temporary and either attached or detached; and
6. General word-smithing.

Hearing no further comments, Sookram concluded discussion of the item and proceeded to the next item on the agenda.

9. Adjournment. Hearing no further business, Chairman Sookram adjourned the meeting at approximately 6:05 p.m.

APPROVED:



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Dev Sookram, Chairman

ATTEST:



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Troy Anderson, Planning Director