

**Wayne Planning Commission Meeting Minutes**  
**Monday, February 2, 2015**

Chair Pat Melena called the regular meeting of the Wayne Planning Commission to order at 7:00 P.M., February 2, 2015, in the Council Chambers of the Municipal Building. Roll call was taken with the following members present: Melanie Loggins, Mark Sorenson, Sharon Braun, Jill Sweetland, Chair Pat Melena, and Building Inspector/Planner Joel Hansen. Absent: Jeff Carstens, Breck Giese, Jessie Piper, Rachelle Rogers-Spann.

Motion was made by Commissioner Sorenson and seconded by Commissioner Sweetland to approve the minutes for January 5, 2015 as presented. Chair Melena stated the motion and second. All were in favor; motion carried unanimously.

Chair Melena read the Open Meetings Act and advised that anyone desiring to speak should limit themselves to three minutes and wait until being recognized by the Chair.

The Planning Commission took evidence and testimony from the public and thereafter reviewed the information and evidence presented. After deliberation and discussion, motion was made by Commissioner Sweetland and seconded by Commissioner Sorenson to approve and forward a recommendation of approval to the City Council to rezone the area described as Lot 4 of Benscoter Addition PUD Replat 2, from B-1 Highway Business to R-4 Residential to allow for a senior housing project, with the findings of fact being consistency with the Comprehensive Plan, the current and future land use maps, and staff's recommendation. Chair Melena stated the motion and second. All were in favor; motion carried unanimously.

The Planning Commission took evidence and testimony from the public and thereafter reviewed the information and evidence presented. After deliberation and discussion, motion was made by Commissioner Sorenson and seconded by Commissioner Braun to approve and forward a recommendation of approval to the City Council for the Use by Exception, for Brent Pick, under Section 90-114 Exceptions of the A-1 Agricultural District, specifically (21) to allow for auto sales and services to conducted at 57706 – 855<sup>th</sup> Road, with the findings of fact being consistency with the Comprehensive Plan, the current and future land use maps, and staff's recommendation. Chair Melena state the motion and second. All were in favor; motion carried unanimously.

The Planning Commission took evidence and testimony from the public and thereafter reviewed the information and evidence presented. After deliberation and discussion, motion was made by Commissioner Sweetland and seconded by Commissioner Loggins to table the public hearing amending the Wayne Municipal Code, Chapter 90 Zoning, Section 90-10 Definitions, by adding two new terms (Animal Production and Crop Production) until the next regular meeting. Chair Melena stated the motion and second. All were in favor; motion carried unanimously.

The Planning Commission took evidence and testimony from the public and thereafter reviewed the information and evidence presented. After deliberation and discussion, motion was made by Commissioner Sweetland and seconded by Commissioner Braun to table the public hearing amending the Wayne Municipal Code, Chapter 90 Zoning, Section 90-112 Permitted Principal Uses and Structures in the A-1 Agricultural District, specifically to delete (2) Agricultural Uses and add Crop Production and Animal Production until the next regular meeting. Chair Melena stated the motion and second. All were in favor; motion carried unanimously.

The Planning Commission took evidence and testimony from the public and thereafter reviewed the information and evidence presented. After deliberation and discussion, motion was made by Commissioner Loggins and seconded by Commissioner Sweetland to table the public hearing amending the Wayne Municipal Code, Chapter 90 Zoning, Section 90-114 Exceptions in the A-1 Agricultural District, specifically to delete (20) Development and /or Expansion of the 1<sup>st</sup>, 2<sup>nd</sup>, 3<sup>rd</sup>, and 4<sup>th</sup> Class Feedlots; and add Animal Production until the next regular meeting. Chair Melena stated the motion and second. All were in favor; motion carried unanimously.

The Planning Commission took evidence and testimony from the public and thereafter reviewed the information and evidence presented. After deliberation and discussion, motion was made by Commissioner Sorenson and seconded by Commissioner Sweetland to table the public hearing amending the Wayne Municipal Code, Chapter 90 Zoning, Section 90-142 Permitted Principal Uses and Structures in the A-2 Agricultural Residential District, specifically to delete (1) Agricultural Uses and add Crop Production and Animal Production until the next regular meeting. Chair Melena stated the motion and second. All were in favor; motion carried unanimously.

The Planning Commission took evidence and testimony from the public and thereafter reviewed the information and evidence presented. After deliberation and discussion, motion was made by Commissioner Sweetland and seconded by Commissioner Sorenson to table the public hearing amending the Wayne Municipal Code, Chapter 90 Zoning, Section 90-352 Permitted Principal Uses and Structures in the B-1 Highway Business District, specifically to delete Raising of Crops and Pasturing of Livestock and add Crop Production until the next regular meeting. Chair Melena stated the motion and second. All were in favor; motion carried unanimously.

The Planning Commission took evidence and testimony from the public and thereafter reviewed the information and evidence presented. After deliberation and discussion, motion was made by Commissioner Sorenson and seconded by Commissioner Sweetland to table the public hearing amending the Wayne Municipal Code, Chapter 90 Zoning, Section 90-482 Permitted Principal Uses and Structures in the I-1 Light Industrial and Manufacturing District, specifically to delete (1) Agricultural and add Crop

Production until the next regular meeting. Chair Melena stated the motion and second. All were in favor; motion carried unanimously.

The Planning Commission took evidence and testimony from the public and thereafter reviewed the information and evidence presented. After deliberation and discussion, motion was made by Commissioner Loggins and seconded by Commissioner Sweetland to table the public hearing amending the Wayne Municipal Code, Chapter 90 Zoning, Section 90-512 Permitted Principal Uses and Structures in the I-2 Heavy Industrial and Manufacturing District, specifically to delete (2) Agricultural and add Crop Production until the next regular meeting. Chair Melena stated the motion. All were in favor; motion carried unanimously.

Motion was made by Commissioner Sorenson and seconded by Commissioner Braun to nominate Pat Melena for Chair. All were in favor; motion carried unanimously.

Motion was made by Commissioner Braun and seconded by Commissioner Sweetland to nominate Mark Sorenson for Vice-Chair. All were in favor; motion carried unanimously.

Motion was made by Commissioner Sweetland and seconded by Commissioner Sorenson to nominate Melanie Loggins as Secretary. All were in favor; motion carried unanimously.

There being no further discussion, motion was made by Commissioner Sorenson and seconded by Commissioner Sweetland to adjourn the meeting. All were in favor; motion carried unanimously; meeting was adjourned.