**Bellwood Planning and Zoning Commission**

**Regular Meeting Minutes**

**Bellwood City Auditorium**

**May 9th, 2022**

1. **CALL MEETING TO ORDER**

**The Regular meeting of the Bellwood Planning and Zoning Commission was called to order at 7:04 pm chairman Rod Bell. All stood for the Pledge of Allegiance. The Open Meetings Act was read, and locations of posting were referenced.**

1. **ROLL CALL**

**The following members answered roll call: Ken Schmid, Rod Bell Chairman; Shelby Klein Treasurer; Rod Hoeppner, Jimmy Buell.**

**Also present was Ray Sueper, The Village Zoning Administrator.**

**Excused was Deb Buell and Josh Grape.**

1. **APPROVAL OF MINUTES**

**Chairman Rod Bell made a motion to approve the minutes of the February 21st, 2022, regular meeting. Ken Schmid approved, and Jimmy Buell seconded the motion. A roll call of members present showed all approved. Motion carried.**

1. **COMMUNICATION**

**The meeting was presented with a public audience. The sidewalk commission was discussed, and an appeal was heard by Louis Oborney. Kelly Gentrup from SEND to discuss what the grant for the sidewalk plan involved for the town and how SEND will help with the process.**

1. **UNFINISHED BUSINESS**

**None.**

1. **NEW BUSINESS**

**The Master Sidewalk Improvement Plan was discussed. Members of the public expressed interest in making changes to the current Plan. Kelly Gentrup, the Grant Administrator indicated that the current Plan, which was used to secure the grant funding, could not be altered.**

**Ray Sueper suggested that any changes or additions to the current sidewalk plan be moved into a “Phase 2” of the Master Sidewalk Improvement Plan. The feasibility of a “Phase 2” of the sidewalk plan will be explored by Planners when the new Comprehensive Plan is developed for the Village of Bellwood. This was suggested with revising and updating the Zoning Regulations and the Comprehensive Plan, as a 90/10 grant is available for this expenditure. An estimate of $25,000.00 in overall cost for the Update was provided by Keith Marvin Planning in David City. The current Comprehensive plan is 12 years old. All members that were present voted to include a Phase 2 Master sidewalk improvement plan in the proposed Comprehensive Plan update.**

**Brittany Romshek spoke on a project for a splash pad in the community. She researched a grant through the Nebraska Game & Parks that would pay 50/50 of the cost to put in a splash pad with a stipulation of the pad being on community ground. She expressed that she would work on donations and fundraising if this would be moved forward to be approved. Ken Schmid abstained. And all other members voted to include the feasibility of a splash pad in the new Comprehensive Plan update. All remaining member voted yes.**

**Ray Sueper presented that the Mayor and the Board had asked the Commission to review the Swimming pool regulations and make a recommendation to the Board. Specifically, the necessity of having a Fencing requirement around large pools vs. simply requiring pool owners to provide Liability Insurance Certificates to the Village Clerk. Based on conversations with the City Attorney, it was decided that the fencing requirements be completely removed from the zoning regulations for the town or at least a revision to simplify the rules of what is needed for pool owners to be approved for the pool with only “Proof of insurance”. It was agreed that this could be looked at with the new Comprehensive Plan Update as well. All members approved this motion.**

**From the public, it was brought to our attention that the Zoning Regulations may need updating in regard to Recreational Vehicle parking on residential lots within the Village. Some residents were having issues with some of the vacant lots in town being used for storing the RV’s. It was argued that as long as an owner keeps up the property there should be no issue where they park such a vehicle. Parking on cement or gravel was given as an option as well. A motion was made to include A new RV Regulation in the proposed Comprehensive Plan update. Motion was approved by all members present.**

**The Board then discussed whether to recommend to the Board to Update the overall Comprehensive Plan for the Village of Bellwood. The overall cost for a Comprehensive Plan revision should be about $25,000.00. It was decided that since we could get 90% of the cost covered by a grant that the Commission would unanimously recommend to the Board to update the Comprehensive Plan. A Planning Firm will need to be chosen and hired for this updating. The motion passed with all in favor.**

1. **ZONING ADMINISTRATOR REPORTS AND RECOMMENDATIONS**

**None.**

1. **NEXT MEETING The next regular meeting of the Bellwood Planning and Zoning Commission is scheduled for August 8th, 2022 at 7:00 pm.**
2. **ADJORNMENT**

**There being no further business to discuss, Rod Bell adjourned the meeting at 7:59 pm.**

**Respectfully submitted,**

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**Shelby Klein, Secretary Rod Bell, Chairman**