

January 29, 2025

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present Jared Ritze, Evan Gunn, Sandy Streeter, Shelby Sidel and Nadine Link. Members absent: Trevor Cotton, Lecia Teten.

It was noted that the Open Meetings Act is posted and located on the west wall of the Village Hall.

Visitors present: Dave Schaefer and his builder, Kathy Christensen, Larry Hudkins, Victor Rybak, Jon & Audry Mohr, Rob Journey, Logan Petersen.

New Business #1 - Resignation letters from Adam Benischek and Jon Mohr, effective January 1, 2025. The Commission would like to thank Adam and Jon for their volunteer hours put in on the planning commission.

New Business #2 - Recognition of new members, Nadine Link & Shelby Sidel, Village Board appointed Shelby Sidel and Nadine Link to the Malcolm Planning Commission effective January 8, 2025.

Election of Officers:

Ritze made a motion to appoint Evan Gunn for Chairman, Streeter seconded the motion. With no other nominations, the vote was called and recorded as follows: AYE: Ritze, Streeter, Link, Sidel; NAY: None. Motion carried 4-0. Members absent: Cotton, Teten. Members abstain: Gunn.

Streeter made a motion to appoint Jared Ritze as Vice Chairman, Gunn seconded the motion. With no other nominations, the vote was called and recorded as follows: AYE: Gunn Streeter, Link, Sidel; NAY: None. Motion carried 4-0. Members absent: Cotton, Teten. Members abstain: Ritze.

Ritze made a motion to appoint Nadine Link as Secretary, Streeter seconded the motion. With no other nominations, the vote was called and recorded as follows: AYE: Ritze, Streeter, Gunn Sidel; NAY: None. Motion carried 4-0. Members absent: Cotton, Teten. Members abstain: Link.

The minutes of the September 25, 2024, meeting was reviewed. Due to not having enough members that were present at the September meeting, the approval of the meetings will be tabled until the February 26, 2025, meeting.

VISITOR PERIOD:

1. Dave Schaefer – was present to discuss a possible subdivision off East Street. No applications were received so no recommendations were made.

The **PUBLIC HEARING** was opened at 7:33 p.m. to hear comments and concerns regarding the change of zone from Agriculture District to commercial District at 112th & W. Bluff Road for the new Fire Station. With no comments or visitors, the Public Hearing was closed at 7:35 p.m.

Ritze made a motion to recommend to the Village Board to approve the change of zone from Agriculture District to Commercial for the new Fire Station, Gunn seconded the motion. Ritze called for the vote recorded as follows: AYE: Gunn, Ritze, Streeter, Link, Sidel; NAY: None. Motion carried 5-0. Members absent: Cotton, Teten.

2. Kathy Christensen – was present to discuss a possible subdivision north of her current home on north Exeter Street. After further discussion, Christensen's did present a Preliminary Plat application which will be on the Planning Commission's February 26, 2025, agenda

UNFINISHED BUSINESS: - None

NEW BUSINESS:

1. 250 W. 1st Street – Don Pekarek new house review

Jon Mohr was present to discuss the building permit application for a new home to be located on the corner of W. 1st Street and Harriet Circle. His concerns and comments:

- Mr. Mohr was granted the first right or refusal to purchase that property when he purchased his home, since then the Mohr's have given up their right to first right of refusal to the property: Also Mr. Mohr was the chairman of the Planning Commission and has resigned from the Planning Commission as well.
- Mr. Mohr states that the covenants say that a prefab house cannot be brought into that area; that it must be a 5,500 square foot livable area and must have engineer drawings. Since the Village Board or Planning Commission does not enforce covenants, this is a situation between the homeowners of the covenant and Mr. Pekarek who would like to bring in the new prefab home.
- Mr. Mohr would also like to be on record that all the other homes on Harriet Circle do comply with the 25' setback that is stated in the covenants and Village Codes.

After further review of the Planning Commission, their concerns are:

- The covenant issues need to be resolved with documentation presented to the Planning Commission
 - Engineered drawings need to be submitted for more accurate measurements of the lot width; square footage of the home and garage and placement of the home and garage on the lot - not hand drawings.
 - They also have concerns with the driveway being too close to the curve going out of the circle
2. Dave Schaefer – potential townhouses – Dave showed us potential ideas for area on East Street, no applications were submitted.
 3. Kathy & Henrik Christensen – potential development of subdivision, a Preliminary Plat application was submitted. This item will be on the February 26, 2025, agenda.
 4. Fireworks applications from Nancy Borgen, Brad Andelt (B & J Fireworks) and Nadine Link – after further review of the applications: Streeter made a motion to approve the fireworks application for B & J Fireworks, Ritze seconded the motion. Ritze called for the vote recorded as follows: AYE: Gunn, Ritze, Streeter, Link, Sidel. Motion carried 5-0. Members absent: Cotton, Teten.

Streeter made a motion to approve the fireworks application for Terry & Nadine Link, Ritze seconded the motion. Ritze called for the vote recorded as follows: AYE: Gunn, Ritze, Streeter, Sidel. Motion carried 4-0; Members absent: Cotton, Teten. Members abstain: Link.

With no further business, Ritze moved to adjourn at 8:35 p.m. Streeter seconded the motion. Ritze called for the vote recorded as follows: AYE: Ritze, Gunn, Streeter, Sidel, Link. Motion carried 5-0; Members absent: Cotton, Teten.

Nadine Link, Secretary

Recommendations for the January 29, 2025, Meeting

1. The Planning Commission recommends to the Village Board that approval of the change of zone from Agriculture District to Commercial for the new Fire Station be granted on the northeast corner of West Bluff Road and 112th.
2. The Planning Commission recommends to the Village Board that the building permit for Don & Deb Pekarek be tabled until more information is available concerning the covenant and engineered drawing.
3. The Planning Commission recommends to the Village Board approving the fireworks application for B & J Fireworks.
4. The Planning Commission recommends to the Village Board approving the fireworks application for Terry & Nadine Link.

Nadine Link, Secretary

September 25, 2024

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present: Adam Benischek, Trevor Cotton, Jared Ritze, and Jon Mohr. Members Absent: Evan Gunn, Sandy Streeter, and Lecia Teten

It was noted that the Open Meetings Law is posted and located on the west wall of the Village Hall.

Visitors present: Don and Deb Pekarek, Audry Mohr, Bruce and Marsha Widick, Ashley Oborny, Paul Reynolds, Real Estate agent for Don and Deb Pekarek

The minutes of the August 21, 2024, meeting was reviewed. Benischek moved to approve the minutes, seconded by Cotton. Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Ritze, Mohr. NAY: None. Motion carried 4-0; Members absent: Gunn, Streeter; Teten. Members abstain: none

VISITOR PERIOD:

1. Don and Deb Pekarek – presented 4 housing options for building on 250 W 1st Street. Due to Mohr abstaining from this project there was not a quorum, no recommendations were made.

NEW BUSINESS

1. Don and Deb Pekarek – presented 4 housing options for building on 250 W 1st Street
2. First draft for the Subdivision Regulations Ordinance from Marvin Planning Consultants was presented to the Planning Commission
3. Discussion on possible townhomes off NW 112th St. No formal paperwork was submitted, was for informational purposes only.
4. New potential drawing for Benes's subdivision. No formal paperwork was submitted, was for informational purposes only.

UNFINISHED BUSINESS

1. None

With no further business, Benischek moved to adjourn at 8:34 p.m. Mohr seconded the motion. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Ritze, Mohr. NAY: None. Motion carried 4-0; Members absent: Gunn, Streeter; Teten. Members abstain: none

April Faubion, Acting Secretary

There were no recommendations made following this meeting.

Sept 25 2024

Mohr, Glyn. Beneschek, Stricker, ~~then~~
Cotton. Ritze

Open Meetings Act

August 21. Minutes

Beneschek

Cotton

3 yes

250 W 1st - Don. Deb Pekarek - ^{width wise} ^{length wise} OK
- variance - 10' from Jon's yard - to 7'
why does he need 10' side yard
new home will be as wide as the garage
that is there -
garage built in 1966

Don was told he could not take garage
down - and not be able to build anything
but if he turns the garage & uses ~~then~~ the
garage as his garage.

#1 is Don's Preference

#3 House/Breezeway existing garage that is turned -

69-43
Benes

(2)

* David Conditional Use permit w/ a public hearing as required per Jon for bringing in a modular

* Harriet Circle is not a normal street width
So where do set backs begin -

Option -4 Single wide trailer

Randy Wobig -

There does not right now - seem to be codes that can make the 4 -

* John Shepherd - how can the new regs can be written to allow Randy's proposal -

No Comment on Benes development

Sub Division Reg

email everyone changes for zoning -

Beneschek
adjoint Mohr - 2nd
8:34

September 25, 2024

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April Faubion, Acting Secretary

There were no recommendations made following this meeting.

To the Village of Malcolm town board:

I Adam Benischek am resigning from the village planning committee. I would like to say thanks for the opportunity for serving on the committee for the past few years. November meeting will be my last with the village.

Adam Benischek, oct: 30th 2024

7:00

Mohr - Cotton - Benischek - Gunn

Minutes May 29, 2024

Benischek

Cotton

3 yes - 1 abstain

Minutes 7/31/24

Cotton

Benischek

4 yes

Bldg Permit Nic: Kaufa Colgrove -

Benischek

Cotton

4 yes

7:08
RV parking

John Shepherd Marvin Planning
2nd Draft

Oct 2 Board Mtg - possibly go to Board work session @ 6:00 pm

Adjourn @ 8:50

Cotton

Benischek

4 yes

7:00

Mor. Cotton - Bismarck - Green

Winters Mon 30 30 30

Bismarck

Cotton

Winters - 1000

Winters 7/31 30

Cotton

Bismarck

Winters

Old Point Nic. Kila Colgrove

Bismarck

Cotton

Winters

Winters 10/30 30

Old Point Nic. Kila Colgrove

Winters

Old Point Nic. Kila Colgrove

Winters 8:00

Cotton

Bismarck

Winters

Village of Malcolm

PLANNING COMMISSION

Date: August 21, 2024

Call to order and roll call.

Open Meetings Act

Reading of May 29, 2024, and July 31, 2024, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:05 p.m. – John Shepherd with Marvin Planning

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

NEW BUSINESS

1. Review - Second draft of the updated proposed subdivision zoning regulations
2. Building Permit – Nic & Kayla Colgrove – 540 Malcolm Road – Simply Home Builders – new home

Date of next meeting(s), future agenda items **September 25, 2024**

Announcements and/or adjourn.

Village of Malcolm

PLANNING COMMISSION

Date: August 21, 2024

Call to order and roll call.

Open Meetings Act

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Village of Malcolm

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Date of next meeting(s), future agenda items **September 25, 2024**

Announcements and/or adjourn.

NOTICE

**THE MALCOLM PLANNING
COMMISSION MEETING WILL
BE HELD ON AUGUST 21, 2024,
INSTEAD OF AUGUST 28, 2024,
DUE TO CONFLICTS WITH
MARVIN PLANNING SCHEDULE**

DATED August 5, 2024

Nadine Link, Village Clerk

May 29, 2024

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present: Adam Benischek, Trevor Cotton, Evan Gunn, Jared Ritze, and Lecia Teten. Members Absent: Jon Mohr, Sandy Streeter

It was noted that the Open Meetings Law is posted and located on the west wall of the Village Hall.

The minutes of the April 24, 2024, meeting were reviewed. Cotton moved to approve the minutes, seconded by Benischek. Ritze called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Ritze, Teten. NAY: None. Motion carried 5-0; Members absent: Mohr, Streeter; Members abstain: none

Ritze made motion to change order of agenda to New Business, seconded by Benischek. Ritze called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Ritze, Teten. NAY: None. Motion carried 5-0; Members absent: Mohr, Streeter; Members abstain: None

Streeter arrived at 7:07pm

NEW BUSINESS

1. **Building Permit – 530 Malcolm Road.** Benischek made motion to the Village Board to approve building permit contingent on the review of the need for a variance for side yard and rear yard setbacks, seconded by Ritze. Ritze called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Ritze, Streeter, Teten. NAY: None. Motion carried 6-0; Members absent: Mohr; Members abstain: None
2. Marvin Planning Consultants – First Draft of the updated proposed subdivision zoning regulations
 - a. Discussion on Zoning and Subdivision Regulations
3. June Meeting – moved from June 26th
 - a. Date of next meeting will be June 25, 2024.

*Streeter leave meeting at 8:16pm

*Mohr arrived at meeting at 8:27pm

*Teten leave meeting at 8:29pm

VISITOR PERIOD:

- John Shepard - Marvin Planning Consultants
 - Discussion on zoning & subdivision regulations.

UNFINISHED BUSINESS

1. None

With no further business, Benischek moved to adjourn at 9:22 p.m. Ritze seconded the motion. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze. NAY: None. Motion carried 5-0; Members absent: Streeter, Teten; Members Abstain: none.


Evan Gunn, Secretary

Recommendations to the Village Board
May 29, 2024

Recommendation 433 – The Malcolm Planning Commission recommends to the Village Board to approve the building permit for **530 Malcolm Road** contingent on the review of the need for a variance for side yard and rear yard setbacks.


Evan Gunn, Secretary

July 31, 2024

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present: Adam Benischek, Trevor Cotton, Evan Gunn, Jon Mohr, Jared Ritze, and Lecia Teten. Members Absent: Sandy Streeter

It was noted that the Open Meetings Law is posted and located on the west wall of the Village Hall.

VISITOR PERIOD:

1. No Visitors Present

NEW BUSINESS

1. No New Business

UNFINISHED BUSINESS

1. Review draft of zoning & subdivision regulations from Marvin Planning Consultants

With no further business, Mohr moved to adjourn at 9:15 p.m. Ritze seconded the motion. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Teten. NAY: None. Motion carried 6-0; Members absent: Streeter; Members Abstain: none.


Evan Gunn, Secretary

July 31, 2024

No Recommendations to Village Board

A handwritten signature in blue ink, appearing to read "Evan Gunn", is written over a horizontal line.

Evan Gunn, Secretary

August 21, 2024

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present: Adam Benischek, Trevor Cotton, Evan Gunn, and Jon Mohr. Members Absent: Jared Ritze, Sandy Streeter, and Lecia Teten

It was noted that the Open Meetings Law is posted and located on the west wall of the Village Hall.

The minutes of the May 29, 2024, meeting were reviewed. Benischek moved to approve the minutes, seconded by Cotton. Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr. NAY: None. Motion carried 4-0; Members absent: Ritze, Streeter; Teten. Members abstain: none

VISITOR PERIOD:

1. John Shepherd with Marvin Planning

NEW BUSINESS

1. Building Permit – Nic & Kayla Colgrove – 540 Malcolm Road – Simply Home Builders – New Home: Benischek made motion to the Village Board to approve building permit, seconded by Cotton. Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr. NAY: None. Motion carried 4-0; Members absent: Ritze, Streeter; Teten. Members abstain: none.
2. Marvin Planning Consultants – Second Draft of the updated proposed subdivision zoning regulations
 - a. Discussion on Zoning and Subdivision Regulations

UNFINISHED BUSINESS

1. None

With no further business, Cotton moved to adjourn at 9:49 p.m. Benischek seconded the motion. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr. NAY: None. Motion carried 4-0; Members absent: Ritze, Streeter; Teten. Members abstain: none

Evan Gunn, Secretary

August 21, 2024

Recommendation 434 – The Malcolm Planning Commission recommends to the Village Board to approve the building permit for **540 Malcolm Road** - Nic & Kayla Colgrove.

Evan Gunn, Secretary

Malcolm Zoning – DRAFT May 2024
Jon Mohr Notes in lieu of PC meeting
July 17 Notes Added

- 1) Article 5:
 - a. what is Industrial Park Overlay district?
 - b. Remove AHO and Wellhead overlay
- 2) Definitions
 - a. Remove construction batch plant
- 3) Current Malcolm codes to check:
 - a. Kennels and
 - b. Inoperable motor vehicles
 - c. Liquor sales
 - d. Food trucks
 - e. Fireworks stands
 - f. Swimming pools (fences required)
- 4) Overall, I'm impressed with the first draft. There is work to do, but I'm happy with how clear it reads for the first review. I didn't read it word for word
- 5) Definitions – page. 13 - No need to mention ethanol plants. They will never happen, lacking groundwater, corn, and a railroad. Also on page 31.
- 6) Overall, we need to restrict CAFOs to the maximum extent possible
- 7) Limit house to AG (maybe RA?)
- 8) We shouldn't have called what our AGR is, it should have been RA. That is a good catch by MPC.
- 9) If MPC has the budget, I'd like to see a meeting with the VB and PC at the end of this for general education on what we do, what they do, what the building inspector's role is, etc.
- 10) Mention that the Zoning map should be maintained digitally (GIS map)
- 11) Curb cuts – page 79, how do we handle these now? Maximum width of one-half the lot seems excessive?
- 12) Page 82, Section 4.11 – this is a good addition.
- 13) Page 82, Swimming pools, is our requirement to have fences included?
- 14) Page 82, Temporary Uses and Permits – good addition
- 15) Why are we including a R-M district (Residential Manufactured Home District)? And where would this ever happen? Suggest having MPC see if this is something we *have* to do. If not, remove (I wasn't at the meeting at this point in May).
- 16) Matrix
 - a. Page 90, make breweries conditional in TA-1.
 - b. Page 90, removal oil/gas
 - c. Page 91, are fireworks stands OK where we have them now?
 - d. Page 92, shouldn't all adult entertainment be Conditional?
 - e. Page 93, remove egg processing and pet food processing.
 - f. Page 93, make sure our existing metal manufacturing place by Tower Hall is compliant

- g. Page 94, remove small wind from all but TA-1 and R-A
- 17) Page 95, lot area, should all say 12 acres (other permitting uses, conditional uses, and accessory structures).
- 18) Public water supplies, limited to 50,000 gal/month – how does this apply to our PWS wells? (didn't note page # on this).
- 19) Need to limit amateur radio in R-1 and R-2. Or make a conditional use.
- 20) Page 101, wasn't R-2 restricted to 7,500 square feet?
- 21) Parking –
- 22) Page 114 – no need for Airport Hazard Overlay District
- 23) Page 115 – no need for WPO – Wellhead Protection Overlay District
 - a. There isn't an immediate need for this, and if there becomes one, we can add it
- 24) Page 116 – Flood Hazard, I think the FHO is on the current zoning map, if not, I can add it.
- 25) Article 7 – Parking – seems like a massive overkill
 - a. Section 7.08 – will this create an issue?
- 26) Article 8 – Signs, also seems like a big overkill
- 27) Fences – require permits (as discussed in May)
- 28) Do not allow Grain Bin Homes
- 29) Do not allow Cargo Container Homes
- 30) Do not allow Tree-house Homes
- 31) Do not allow junk yards
- 32) Quonset homes in TA only
- 33) Shouses in TA only
- 34) Promote mobile food units & road side stands (make them acceptable in multiple districts)
- 35) Remove Section 9.17 – we don't have sand and gravel, but we have a ton of clay – leave this
- 36) Adult entertainment – my understanding is we need this to avoid an a problem in the future. Limit to industrial.
- 37) Page 167 – remove biofuels and distillation facilities
- 38) Towers – there is a lot here, what do we have now?
- 39) No data centers – we don't have the groundwater to support it
- 40) Renewable energy in AG, limit in other districts
 - a. Ok on roofs, not freestanding in R-1 and R-2, or as a conditional use at the very least
- 41) Small wind in AG only

Village of Malcolm

PLANNING COMMISSION

Date: July 31, 2024

Call to order and roll call.

Open Meetings Act

Reading of (No meeting held in June), minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

NEW BUSINESS

1. Review - First draft of the updated proposed subdivision zoning regulations

Date of next meeting(s), future agenda items **August 28, 2024**

Announcements and/or adjourn.

Village of Malcolm

PLANNING COMMISSION

Date: July 31, 2024

Call to order and roll call.

Open Meetings Act

Reading of (No meeting held in June), minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

NEW BUSINESS

1. Review - First draft of the updated proposed subdivision zoning regulations

Date of next meeting(s), future agenda items **August 28, 2024**

Announcements and/or adjourn.

Next meeting
August 21st

Village of Malcolm

PLANNING COMMISSION

Date: June 25, 2024

Call to order and roll call.

Open Meetings Act

Reading of May 29, 2024, minutes, and recommendations; request for approval (as amended).

No
meeting
held
No
quorum

VISITOR PERIOD

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

NEW BUSINESS

1. Building Permit – 11707 W. Bluff Road – outdoor deck attached to home
2. Review - First draft of the updated proposed subdivision zoning regulations

Date of next meeting(s), future agenda items July 31, 2024

Announcements and/or adjourn.

Village of Malcolm

PLANNING COMMISSION

Date: May 29, 2024

Call to order and roll call.

Open Meetings Act

Reading of April 24, 2024, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:20 p.m. Marvin Consult

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

NEW BUSINESS

1. Building Permit – 530 Malcolm Road
2. Marvin Keith – First draft of the updated proposed subdivision zoning regulations
3. June Meeting - moved from June 26

Date of next meeting(s), future agenda items **June 26, 2024**

Announcements and/or adjourn.

5

May 29. 2024

Ritze - Gurn - Benischek Teten Cotton
Streeter - Mohr - Gorn

April 24 Minutes
Cotton

5 yrs - 8

New Business - Bldg Permit

- Sidewalk
- Rear yard Requirements variance
- ~~Backyard~~

Diagonal backyard -
Sideyard or backyard.

Benischek Rec to Board -

Review the need for a variance -
Contrary or concerns with sideyard & backyard set backs - approve plans -

Ritze Second.

June 25 Tuesday -

Benischek
~~Ritze~~ Cotton -

Bennett
Hickman
Bellwood
not a [unclear] - [unclear] - [unclear]
[unclear] - [unclear] - [unclear]

Page 56 - property line definition -

20th Mm 48 line
not a

Yellow -
look at
maybe keep in

Sanan left @ 8:20

Jon here @ 8:30

timet add - [unclear] [unclear]

lecia left @ 8:30

Red - addition
or

Black ??
does it
fit
malcolm

- sidewalk
- Rear yard [unclear] [unclear]
- [unclear]

~~Exhibit~~ - [unclear] [unclear]
- [unclear] or [unclear]
Ben.
Rto

Backdoor [unclear] to [unclear]

Central or [unclear] with [unclear]
- [unclear] [unclear] [unclear] [unclear]

Backdoor
[unclear] [unclear]
[unclear]

Rto [unclear]

Backdoor
[unclear] [unclear]

Turn 92 thread -



4/24/24 9:00
Teten - Mohr gone



5-604
12-209 (C)
12-219 (d)
12-310 (C)
12-410 (C)

Minutes 2/28/24

Ritze

Cotton

Bda Permit Celia Brooks

Ritz

cont on Matt B approval

Benuscheck

John Shephard - ^{Planning} ^{Consulting} maver

to discuss update zoning - Subdivision
Codes

Celia here @ 7:06

John here @ 7:15

Nuisance ordinance

Sander left @ 8:00 pm

Gagour @ 8:50

Mohr

Ben

May 29
Daggs
1. zoning
2. Sub Division
Rags



2-104
 15-304 (C)
 15-310 (C)
 15-310 (C)
 15-110 (C)



7/22/24 1:00
 Total - More done

Minutes 5/22/24
 Enter
 Cotton

Bldg Permit Clear Books
 Rts.
 Court or Matt is approved
 Bundles

John Shepherd - Manager, Conservation
 to discuss update coming - Subdivision
 (Coles)
 Leave here @ 7:00

Don here @ 7:15

Insurance Ordinance

Garage left @ 8:00 pm.

Garage @ 8:50
 Work
 for

1. Tour Division
 2. Draft
 3. Maps

Village of Malcolm

PLANNING COMMISSION

Date: April 24, 2024

Call to order and roll call.

Open Meetings Act

Reading of February 28, 2024, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:10 p.m. Marvin Consult

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign

NEW BUSINESS

1. Building Permit – 160 Elk Creek Road
2. Marvin Keith first meeting to update zoning and subdivision codes

Date of next meeting(s), future agenda items **May 29, 2024**

Announcements and/or adjourn.

Village of Malcolm

PLANNING COMMISSION

Date: April 24, 2024

Call to order and roll call.

Open Meetings Act

Reading of February 28, 2024, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:10 p.m. Marvin Consult

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign

NEW BUSINESS

1. Building Permit – 160 Elk Creek Road
2. Marvin Keith first meeting to update zoning and subdivision codes

Date of next meeting(s), future agenda items **May 29, 2024**

Announcements and/or adjourn.

Feb 28 7:00

Mom Glyn Beneschek Strecker Teten Cotton Ritz

Open

Minute

Benescheck

Cotton

Teten

~~Atoka~~

6 OK

New Bus

Wagoner. Bldg Permit New Home

Ritz

Benescheck

6 OK

Games of Skill - 25⁰⁰ per machine then 10000 per year

No on Pool table - Football - Shuffleboard -

Ritz

Benesch

6 yrs

Water well permit - see changes on well permit

Benesch

Mom

6207- Kell dog -

7-101-

Chapter 7 -
last sentence -
Fire marshal can blow up
molest fire truck -

from (other) Kell Marvin -

- Barnominium
- ~~Baramentam~~
- ~~Shouse~~ Shouse
- Shipping Containers
- Definition property line (Village Row)
- Boe's

docs a Board member
need to be involved
with meetings

Bulldozer
Lot.

Strutler left @ 8:00

Mom 8:15

Wagon - 1st time home

Burack

2 machines - 1500
17.17.100
100 for machine then 10000

corner of steel - 2500 for machine

10 on pool table - 10000 - 10000

10000

Water well pump - 10000

10000

Village of Malcolm

PLANNING COMMISSION

Date: February 28, 2024

Call to order and roll call.

Open Meetings Act

Reading of November 29, 2023, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign
2. Marvin Keith hired to update zoning and subdivision codes

NEW BUSINESS

1. Building Permit – Mike & Caitlin Wagoner – new home on NW 118th Street, Lot #45
2. Building Permit – Chadd Draper – garage at 159 North Lincoln
3. Occupational taxes & fees for music, vending & amusement machines
4. Revised Well Permit Application

Date of next meeting(s), future agenda items **March 27, 2024**

Announcements and/or adjourn.

Village of Malcolm

PLANNING COMMISSION

Date: February 28, 2024

Call to order and roll call.

Open Meetings Act

Reading of November 29, 2023, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign
2. Marvin Keith hired to update zoning and subdivision codes

NEW BUSINESS

1. Building Permit – Mike & Caitlin Wagoner – new home on NW 118th Street, Lot #45
2. Building Permit – Chadd Draper – garage at 159 North Lincoln
3. Occupational taxes & fees for music, vending & amusement machines
4. Revised Well Permit Application

Date of next meeting(s), future agenda items **March 27, 2024**

Announcements and/or adjourn.

November 29, 2023

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present: Adam Benischek, Trevor Cotton, Evan Gunn, Jon Mohr, Jared Ritze, and Sandy Streeter. Members Absent: Lecia Teten

It was noted that the Open Meetings Law is posted and located on the west wall of the Village Hall.

The minutes of the September 29, 2023, meeting were reviewed. Benischek moved to approve the minutes, seconded by Cotton. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Mohr, Ritze. NAY: None. Motion carried 4-0; Members absent: Teten; Members abstain: Gunn, Streeter

VISITOR PERIOD: 7:03 p.m.

- Doug Alms: discussing an option to minimize dust on gravel roads within the village.
 - He has offered to obtain additional information for pricing and will share it with the Village Board.

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign: Waiting on bids to come back for construction of one sign proposed at the Northwest Community Church.

NEW BUSINESS

1. **Building Permit - Josh & Jodie Persson - 10 x 16 shed - NW 118th Place.** Benischek made motion to the Village Board to approve building permit, seconded by Mohr. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter. NAY: None. Motion carried 6-0; Members absent: Teten; Members Abstain: none.
2. **Building Permit – Vicki Phillips/John Hicken – shed at 159 E. 4th Street –** Benischek made motion to the Village Board to approve building permit, seconded by Gunn. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter. NAY: None. Motion carried 6-0; Members absent: Teten; Members Abstain: none.
3. **Building Permit – Brian & Alison Blair – family residence – 371 Hudkins Road.** Benischek made motion to table the building permit until further information is available listing the following considerations:
 - a. Clarify requirements for single family residence:
 - i. Bedroom to include closet; include kitchen.
 - b. Life Safety: Living quarters to have fire separation from garage.
 - c. Consider providing verification of stability of the additional soil added to site.
 - d. Storm water management plan for south property line.
 - e. Show new single family home to be in harmony with the structure and design of the neighborhood, shall not be unsightly.

Motion seconded by Streeter. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter. NAY: None. Motion carried 6-0; Members absent: Teten; Members Abstain: none.

4. **Update Zoning Regulations.** Discussion on obtaining new Zoning Regulations and Subdivision Regulations for the Village. Outside consultants are available to review the current Municipal Code, update rules and regulations, provide new documents, and work with the Planning Commission on incorporating other planning needs into the new rules. A request will be made to the Village Board to proceed. Benischek made motion to approach the Village Board about an update to the Village of Malcolm zoning and subdivision regulations, seconded by Cotton. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter. NAY: None. Motion carried 6-0; Members absent: Teten; Members Abstain: none.

With no further business, Mohr moved to adjourn at 8:14 p.m. Gunn seconded the motion. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter. NAY: None. Motion carried 6-0; Members absent: Teten; Members Abstain: none.


Evan Gunn, Secretary

Recommendations to the Village Board
November 29, 2023

Recommendation 426 – The Malcolm Planning Commission recommends to the Village Board to approve the building permit for **Josh & Jodie Persson – 10 x 16 shed - NW 118th Place.**

Recommendation 427 – The Malcolm Planning Commission recommends to the Village Board to approve the building permit for **Vicki Phillips/John Hicken – shed at 159 E. 4th Street.**

Recommendation 428 – The Malcolm Planning Commission recommends to the Village Board to update Village of Malcolm zoning and subdivision regulations.

Nadine Link for
Evan Gunn, Secretary

7:00

Mohr, Benischek, Streeter, Cotton, Rutze
Gunn

Absent Teter

Minutes Sep 29

Adam

~~Mohr~~ Cotton

Streeter = Gunn Absent

Doug Alms

Dust Control

Calcium ~~fluoride~~ Chloride

Road-grater

Add water

Add Calcium

Eliminate dust

trim trees before road grader comes in

Crown on Lincoln Street & 2nd Street
needs to be dug down -

Papillion has used it.

12-204
R1-R2

Persson Bld Permit

Benische

Mohr

leg

noted

PG 912

maA

noted

Phillips

Benishek

Gunn

b

2nd floor

noted

Bldg - exterior

- Appearance of outside of Bldg
- Closet in bedroom
- Kitchen
- Questionable about compaction of dirt
- French drain on South (by Chuck house)
- Dividing wall with Fire wall - if cars vehicles are put on the building

Benishek motion to take until concerns of Bldg permit issues

Mohr

Update zoning & Subdivision regulations

Adjourn @ 8:15
Mohr
Benishek

Village of Malcolm

PLANNING COMMISSION

Date: November 29, 2023

Call to order and roll call.

Open Meetings Act

Reading of September 27, 2023, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:10 - Doug Alms

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign

NEW BUSINESS

1. Building Permit – Josh & Jodie Persson – 10 x 16 shed - 10511 NW 118th Place
2. Building Permit – Vicki Phillips/John Hicken – shed at 159 E. 4th Street
3. Building Permit – Brian & Alison Blair – family residence – 371 Hudkins Road
4. Update zoning regulations

Date of next meeting(s), future agenda items **December 27, 2023**

Announcements and/or adjourn.

Village of Malcolm

PLANNING COMMISSION

Date: November 29, 2023

Call to order and roll call.

Open Meetings Act

Reading of September 27, 2023, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:10 - Doug Alms

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign

NEW BUSINESS

1. Building Permit – Josh & Jodie Persson – 10 x 16 shed - 10511 NW 118th Place
2. Building Permit – Vicki Phillips/John Hicken – shed at 159 E. 4th Street
3. Building Permit – Brian & Alison Blair – family residence – 371 Hudkins Road
4. Update zoning regulations

Date of next meeting(s), future agenda items **December 27, 2023**

Announcements and/or adjourn.

Village of Malcolm

PLANNING COMMISSION

Date: November 29, 2023

Call to order and roll call.

Open Meetings Act

Reading of September 27, 2023, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:10 - Doug Alms

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign

NEW BUSINESS

1. Building Permit – Josh & Jodie Persson – 10 x 16 shed - 10511 NW 118th Place
2. Building Permit – Vicki Phillips/John Hicken – shed at 159 E. 4th Street
3. Building Permit – Brian & Alison Blair – family residence – 371 Hudkins Road
4. Update zoning regulations

Date of next meeting(s), future agenda items **December 27, 2023**

Announcements and/or adjourn.

Village of Malcolm

PLANNING COMMISSION

Date: November 29, 2023

Call to order and roll call.

Open Meetings Act

Reading of September 27, 2023, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:10 - Doug Alms

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign

NEW BUSINESS

1. Building Permit – Josh & Jodie Persson – 10 x 16 shed - 10511 NW 118th Place
2. Building Permit – Vicki Phillips/John Hicken – shed at 159 E. 4th Street
3. Building Permit – Brian & Alison Blair – family residence – 371 Hudkins Road
4. Update zoning regulations

Date of next meeting(s), future agenda items **December 27, 2023**

Announcements and/or adjourn.

September 29, 2023

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present: Adam Benischek, Jon Mohr, Jared Ritze, Trevor Cotton, and Lecia Teten. Members Absent: Evan Gunn, Sandy Streeter.

It was noted that the Open Meetings Law is posted and located on the wall as you enter the Village Hall.

The minutes of the June 28, 2023, meeting was reviewed. Teten moved to approve the minutes, seconded by Benischek. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Mohr, Ritze, Teten. NAY: None. Motion carried 4-0; Member Abstain: Cotton; Members absent: Gunn, Streeter.

VISITOR PERIOD:

- No visitors present

Chairman Mohr made motion to change order of agenda to New Business, seconded by Teten. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Mohr, Ritze, Cotton, Teten. NAY: None. Motion carried 5-0; Members absent: Gunn, Streeter; Members Abstain: none.

NEW BUSINESS

1. Building Permit for Jeff & Hope McDonald for new addition and remodel at 126 E. 2nd Street. After further review of the application, plans, and Village Inspectors review, Ritze made a motion to recommend approval of the building permit for 126 E. 2nd Street, seconded by Cotton. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Mohr, Ritze, Cotton, Teten. NAY: None. Motion carried 5-0; Members absent: Gunn, Streeter; Members Abstain: none.

7:30 pm – PUBLIC HEARING – Revise Code sections 9-103; 12-104 – to set penalty fees.

- No Visitors
- Further review of Ordinance – a few changes or concerns

7:35 pm – Public Hearing Closed

OLD BUSINESS

1. **Welcome to Malcolm Sign** – Mohr will talk to Gunn and get measurements for the sign and stone pedestal and give to Nadine to get quotes.

With no further business, Mohr moved to adjourn at 7:40 p.m. Benischek seconded the motion. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Mohr, Ritze, Cotton, Teten. NAY: None. Motion carried 5-0; Members absent: Gunn, Streeter; Members Abstain: none.

Nadine Link, Acting Secretary

Recommendations to the Village Board
September 29, 2023

Recommendation 424 – The Malcolm Planning Commission recommends to the Village Board to approve Ordinance 2023-03 to Revise Code sections 9-103; 12-104 to Set Penalty Fees with a few minor changes.

Recommendation 425 – The Malcolm Planning Commission recommends to the Village Board to approve the building permit for Jeff & Hope McDonald to add an addition to the north side of the house and remodel the main floor of the existing home at 126 E. 2nd Street.

Evan Gunn, Secretary

Village of Malcolm

PLANNING COMMISSION

Date: September 29, 2023

Call to order and roll call.

Open Meetings Act

Reading of June 28, 2023, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:30 p.m. - **PUBLIC HEARING** – Revise Code sections 9-103 and 12-104 to Set Penalty Fee's

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign

NEW BUSINESS

1. Building Permit – Remodel 126 E. 2nd Street – Remodel for Jeff & Hope McDonald

Date of next meeting(s), future agenda items **October 25, 2023**

Announcements and/or adjourn.

September 27, 2023

7:00 pm.

Mohr. ~~Benischek~~. Teten. Cotton Ritze

absent - Streeter - Evans -

Open ~~that~~ Meeting ~~MOBA~~

Minutes June 28, 2013 -

Lecia

Adam

4 yes

abstain Cotton

No
visitors

Motion to move to new Bur

Mohr

Lecia

5 yes

McDonald

Ritze

Cotton

5 yes

Call Evan
get measurements -

Public hearing open @ 7:30 pm -

Mohr opened - to discuss

closed @ 7:33

Ben Adam

Jon

5 yes

7:00 PM

Admission Fee \$5.00

Closed meeting @ 7:40 PM

Mohr - 1st - 2nd - 3rd

Adam

Minutes 5:00 - 5:30

leave

Adam

4:45

Robert Cotton

1/10/20

Motion to move to new bus

Mohr

leave

5:00

McDonald

Robert

Cotton

5:30

get instructions
call Evan

Public hearing @ 7:00 PM

Mohr - 1st - 2nd - 3rd

Closed @ 7:30

Ben Adam

Don

5:45

Village of Malcolm

PLANNING COMMISSION

Date: September 29, 2023

Call to order and roll call.

Open Meetings Act

Reading of June 28, 2023, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:30 p.m. - **PUBLIC HEARING** – Revise Code sections 9-103 and 12-104 to Set Penalty Fee's

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign

NEW BUSINESS

1. Building Permit – Remodel 126 E. 2nd Street – Remodel for Jeff & Hope McDonald

Date of next meeting(s), future agenda items **October 25, 2023**

Announcements and/or adjourn.

June 28, 2023

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present: Adam Benischek, Evan Gunn, Jon Mohr, Jared Ritze, Sandy Streeter, and Lecia Teten. Members Absent: Trevor Cotton

It was noted that the Open Meetings Law is posted and located on the wall as you enter the Village Hall.

The minutes of the April 26, 2023, meeting were reviewed. Benischek moved to approve the minutes, seconded by Ritze. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 6-0; Members absent: Cotton.

VISITOR PERIOD: 7:04 p.m.

- No visitors present

Chairman Mohr made motion to change order of agenda to Unfinished Business, seconded by Benischek. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 6-0; Members absent: Cotton; Members Abstain: none

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign
 - a. Discussion on current design options. Combine option #1 and #3 to create one option to present to village board.

7:30 pm – PUBLIC HEARING – to create an Agricultural/Residential Zoning District

- Present: Mike Beach & Judi Jirovsky
- Discussion about approach size

7:40pm – Public Hearing Closed

NEW BUSINESS

1. **Agriculture/Residential Zoning District** - Benischek made a recommendation to the Village Board to approve Agriculture/Residential Zoning District with the following text to be added to 12-611: "Approaches shall be asphalt or concrete to extend 25 feet from edge of roadway or 2 feet past culvert." Seconded by Streeter. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 6-0; Members absent: Cotton; Members Abstain: none
2. **Revised Building Permit – Jordan Kershner, 10875 NW 121st Street Place – Plumbing to existing building** - Benischek made a recommendation to the Village Board to approve revised building permit, seconded by Teten. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 6-0; Members absent: Cotton; Members Abstain: none

With no further business, Mohr moved to adjourn at 7:46 p.m. Benischek seconded the motion. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 6-0; Members absent: Cotton; Members Abstain: none

Evan Gunn, Secretary

Recommendations to the Village Board
June 28, 2023

Recommendation 422 – The Malcolm Planning Commission recommends to the Village Board to approve Agriculture/Residential Zoning District with the following text to be added to 12-611: “Approaches shall be asphalt or concrete to extend 25 feet from edge of roadway or 2 feet past culvert.”

Recommendation 423 – The Malcolm Planning Commission recommends to the Village Board to approve revised building permit for Jordan Kershner at 10875 NW 121st Street Place to extend plumbing to existing building.

Evan Gunn, Secretary

Village of Malcolm

Board of Trustees Meeting Agenda

Date: September 6, 2023

Call to order and roll call

Open Meetings Act Requirement

Reading of minutes, for August 2, 2023, request for approval (as amended).

Disbursements, Receipts and Treasurer's reports request for approval (as amended)

VISITOR PERIOD

7:10 p.m. – Mike Beach – 361 Hudkins Road

The Board welcomes your input. You may address the Board at this time on items that are not on tonight's agenda. According to Nebraska Open Meeting Laws no action may be taken by the Board.

At the appropriate time during the meeting, citizens wishing to comment on tonight's Agenda items will be given an opportunity.

VILLAGE MAINTENANCE REPORT

ATTORNEY'S REPORT

VILLAGE CLERK REPORT

UNFINISHED BUSINESS

1. Employee's Handbook
2. Ordinance 2023-03 – Set Penalty Fee's
3. Ordinance 2023-04 – Compensation for Village Employees; Officials and Board Members
4. Interlocal Agreement between the City of Lincoln/Lancaster County Health Department and Village of Malcolm

Tabled Items

Review Water meter bids
Welcome to Malcolm Sign

NEW BUSINESS

1. Appointment of new Board Member
2. Resolution 2023-05 -Declaring certain property as surplus – dump truck – bid opening
3. Resolution 2023-06 – Annual Certification of Program Compliance – Highway Allocation funds
4. Resolution 2023-07 - To Exceed the Budget Limit for Restricted Funds by 1%
5. Lease Agreement between the Village of Malcolm and City of Lincoln on behalf of Aging Partners
6. Ordinance 2023-06 – Revised the Chicken Code
7. Sargent Drilling - well and Pump Tests results
8. Building Permit – Brian and Alison Blair for new single family residence – 361 Hudkins Road
9. Building Permit – Craig Vanderkolk – new single family residence – 10000 West Bluff Road
10. Building Permit – Mike & Penny Placke – outbuilding at 9830 NW 126th
11. Building Permit -Travis Tonkinson – Pellet Stove
12. Well 1 Lifting & Stabilization completed - \$17,194.00
13. NE Rural Water 2023 membership renewal/donation
14. Bids for 381 Hudkins Road to fix driveway – valve replacement
15. Car Show results

16. NDEE – Public Water System Security Sub-grant Application – generator
17. NDEE – August 22, 2023 - inspection of Wastewater Plant results
18. Conditional Use Permit for 361 Hudkins Road
19. MIT Contracting – SENDD work at 140 N. Lincoln Street
20. Tree Bid for tree trimming in the Village
21. Budget review – set date for budget hearing

PLANNING COMMISSION

No Meeting was held – did not have a quorum

Date of next meeting(s), future agenda **October 4th, 2023**
Announcements and/or adjourn.

Village of Malcolm

PLANNING COMMISSION

Date: June 28, 2023

Call to order and roll call.

Open Meetings Act

Reading of April 26, 2023, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:30 p.m. - **PUBLIC HEARING** - to create an Agricultural/Residential Zoning District

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign

NEW BUSINESS

1. Ag/Residential Zoning District
2. Revised Building Permit – Jordan Kershner – Plumbing to existing building

Date of next meeting(s), future agenda items **July 26, 2023**

Announcements and/or adjourn.

Trevor Cotton - gone all others present

June 28. 2023 Planning Commission

7:00

Open Meetings Act

Minutes April 26

Bensuschek

Retze

6 yes

1 gone

Sign to
Board.

Welcome Signs -

Bldg Permit - Jordan Kershner

Bensuschek

Teten

Plumbing added to
existing building

Public hearing 7:30 Ag/Res. Codes

① close Public hearing @ 7:40

Bensuschek ^{make a} motion to recommend - to approve
with change ^{to 12.611} about approaches -
Streets

** State/Lancaster requirements for culverts -

** Stat/Lancaster requirements for consultants -

with grant 10/10/11 about 10/10/11 -
Permaculture motor to Lancaster - to approve

Close Public hearing @ 7:40

Public hearing 7:30 Alders Green

Permaculture motor to Lancaster - to approve
Public hearing 7:30 Alders Green

Welcome 2nd -

1st
2nd
3rd
4th
5th
6th
7th
8th
9th
10th

Open Meeting Act

1.00

June 28 2013

Ben @ 7:46 PM
Adrian

Ticket Cotton - open all other prices

Village of Malcolm

PLANNING COMMISSION

Date: June 28, 2023

Call to order and roll call.

Open Meetings Act

Reading of April 26, 2023, minutes, and recommendations; request for approval (as amended).

VISITOR PERIOD

7:30 p.m. - **PUBLIC HEARING** - to create an Agricultural/Residential Zoning District

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM NOT ON THE AGENDA MAY DO SO

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign

NEW BUSINESS

1. Ag/Residential Zoning District
2. Revised Building Permit – Jordan Kershner – Plumbing to existing building

Date of next meeting(s), future agenda items **July 26, 2023**

Announcements and/or adjourn.

April 26, 2023

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present: Adam Benischek, Trevor Cotton, Evan Gunn, Jon Mohr, Jared Ritze, Sandy Streeter, and Lecia Teten. Members Absent: none

It was noted that the Open Meetings Law is posted and located on the wall as you enter the Village Hall.

The minutes of the February 28, 2023, meeting were reviewed. Cotton moved to approve the minutes, seconded by Benischek. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter. NAY: None. Motion carried 6-0; Members absent: None; Members Abstain: Teten

VISITOR PERIOD: 7:04 p.m.

- Fire Department Survey Boundary
 - Cory Heidtbrink; Dale Nelson; Steve Schmalken
 - Karen Brightenburg – Land surveyor
 - Planning to hook into village water and sewer
 - Currently looking at purchasing property
 - Larger lot needed to meet the setbacks

Chairman Mohr made motion to change order of agenda to New Business, seconded by Benischek. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 7-0; Members absent: None; Members Abstain: none

NEW BUSINESS

1. **Fire Department Survey Boundary – Administrative plat at the Northeast Corner of NW 112th & Bluff Road.** Steeter made motion to the Village Board to approve application for administrative plat, seconded by Benischek. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Streeter, Teten. NAY: None. Motion carried 6-0; Members absent: None; Members Abstain: Ritze
2. **Building Permit for Expansion of the Northwest Community Church at 10200 Malcolm Road – Hampton Commercial Const.** Benischek made motion to the Village Board to approve building permit, seconded by Teten. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 7-0; Members absent: None; Members Abstain: none
3. **Building Permit for window bump-out at 276 W. 1st Street – Jon Mohr.** Benischek made motion to the Village Board to approve building permit contingent on Village of Malcolm inspector's approval of dimensions, seconded by Cotton. Benischek called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Ritze, Streeter, Teten. NAY: None. Motion carried 6-0; Members absent: None; Members Abstain: Mohr

4. **Building Permit for two storage sheds at legal description S20, T11, R5, Acres 6th Principal Meridian, LOT 28 SE – Randy Wobig.** Chairman Mohr made motion to the Village Board to approve building permit contingent on building permit being provided to Village Board, seconded by Benischek. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 7-0; Members absent: None; Members Abstain: none
5. **Building Permit for Tuff shed at 276 S. Exeter – Ryan Schultz.** Benischek made motion to the Village Board to approve building permit, seconded by Cotton. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 7-0; Members absent: None; Members Abstain: none

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign
 - a. Discussion on current design and input received from community.
 - i. Gunn will incorporate feedback into previous option #3.

With no further business, Gunn moved to adjourn at 7:46 p.m. Benischek seconded the motion. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 7-0; Members absent: None; Members Abstain: none



Evan Gunn, Secretary

Recommendations to the Village Board
April 26, 2023

Recommendation 417 – The Malcolm Planning Commission recommends to the Village Board to approve application for administrative plat at the Northeast Corner of NW 112th & Bluff Road.

Recommendation 418 – The Malcolm Planning Commission recommends to the Village Board to approve Building Permit for Expansion of the Northwest Community Church at 10200 Malcolm Road.

Recommendation 419 – The Malcolm Planning Commission recommends to the Village Board to approve Building Permit for window bump-out at 276 W. 1st Street contingent on Village of Malcolm inspector's approval of dimensions.

Recommendation 420 – The Malcolm Planning Commission recommends to the Village Board to approve Building Permit for two storage sheds at legal description S20, T11, R5, Acres 6th Principal Meridian, LOT 28 SE – Randy Wobig contingent on building permit being provided to Village Board.

Recommendation 421 – The Malcolm Planning Commission recommends to the Village Board to approve Building Permit for Tuff shed at 276 S. Exeter – Ryan Schultz.


Evan Gunn, Secretary

April 26, 2023

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present: Adam Benischek, Trevor Cotton, Evan Gunn, Jon Mohr, Jared Ritze, Sandy Streeter, and Lecia Teten. Members Absent: none

It was noted that the Open Meetings Law is posted and located on the wall as you enter the Village Hall.

The minutes of the February 28, 2023, meeting were reviewed. Cotton moved to approve the minutes, seconded by Benischek. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter. NAY: None. Motion carried 6-0; Members absent: None; Members Abstain: Teten

VISITOR PERIOD: 7:04 p.m.

- Fire Department Survey Boundary
 - Cory Heidtbrink; Dale Nelson; Steve Schmalken
 - Karen Brightenburg – Land surveyor
 - Planning to hook into village water and sewer
 - Currently looking at purchasing property
 - Larger lot needed to meet the setbacks

Chairman Mohr made motion to change order of agenda to New Business, seconded by Benischek. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 7-0; Members absent: None; Members Abstain: none

NEW BUSINESS

1. **Fire Department Survey Boundary – Administrative plat at the Northeast Corner of NW 112th & Bluff Road.** Streeter made motion to the Village Board to approve application for administrative plat, seconded by Benischek. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Streeter, Teten. NAY: None. Motion carried 6-0; Members absent: None; Members Abstain: Ritze
2. **Building Permit for Expansion of the Northwest Community Church at 10200 Malcolm Road – Hampton Commercial Const.** Benischek made motion to the Village Board to approve building permit, seconded by Teten. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 7-0; Members absent: None; Members Abstain: none
3. **Building Permit for window bump-out at 276 W. 1st Street – Jon Mohr.** Benischek made motion to the Village Board to approve building permit contingent on Village of Malcolm inspector's approval of dimensions, seconded by Cotton. Benischek called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Ritze, Streeter, Teten. NAY: None. Motion carried 6-0; Members absent: None; Members Abstain: Mohr

4. **Building Permit for two storage sheds at legal description S20, T11, R5, Acres 6th Principal Meridian, LOT 28 SE – Randy Wobig.** Chairman Mohr made motion to the Village Board to approve building permit contingent on building permit being provided to Village Board, seconded by Benischek. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 7-0; Members absent: None; Members Abstain: none
5. **Building Permit for Tuff shed at 276 S. Exeter – Ryan Schultz.** Benischek made motion to the Village Board to approve building permit, seconded by Cotton. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 7-0; Members absent: None; Members Abstain: none

UNFINISHED BUSINESS

1. Welcome to Malcolm Sign
 - a. Discussion on current design and input received from community.
 - i. Gunn will incorporate feedback into previous option #3.

With no further business, Gunn moved to adjourn at 7:46 p.m. Benischek seconded the motion. Chairman Mohr called for the vote recorded as follows: AYE: Benischek, Cotton, Gunn, Mohr, Ritze, Streeter, Teten. NAY: None. Motion carried 7-0; Members absent: None; Members Abstain: none

Evan Gunn, Secretary

