400 East Military Avenue, Fremont, NE 68025-5141

December 6, 2019

RE: Request for Change of Zone from UR Urban Residential to SC Suburban Commercial

Dear Property Owner:

You are hereby advised that the City of Fremont has received the following application(s):

A request by the Director of Planning for a Change of Zone from UR, Urban Residential to SC, Suburban Commercial on property described as: Lot 1, Block 1 Kahn Subdivision; Lot 1, Block 2, Kahn Subdivision; Lots 20 and 21, Block 1 Kahmate Subdivision.

The Planning Commission will hold a public hearing on this item on December 16th, 2019 at 5:00 p.m. in the City Council Chambers on the second floor of City Hall at 400 E Military Ave.

If you would like more information, you are encouraged to contact the Planning Director, Jennifer Dam at 402-727-2641 or jennifer.dam@fremontne.gov.

You may appear at the public hearing to provide your comments or submit them in writing prior to the public hearing to the Planning Commission in care of the Planning Department at 400 E Military Ave, Fremont, NE 68025 or by fax to 402-727-2659.

The Planning Department staff report and recommendation will be available at the Planning Department office on December 13th after 3:00 PM. The Planning Commission Agenda and staff reports will also be available on the City's website at that time, www.fremontne.gov.

Sincerely,

Jennifer L. Dam, AICP
Planning Director

Attachment: Vicinity map

Cc: Chair Dodge County Board of Supervisors % Fred Myty
Chair Fremont School District % Mark Shepard
400 East Military Avenue, Fremont, NE 68025-5141

December 6, 2019

RE: Request for Planned Development, Preliminary Plat, Final Plat

Dear Property Owner:

You are hereby advised that the City of Fremont has received the following application(s) by Hoppe & Son LLC for:

- A Change of Zone from R, Rural to PD, Planned Development to develop up to 272 multifamily dwelling units, 113 attached single family units consisting of duplex, triplex and row house designs along with commercial uses on property generally located at the southwest corner of Luther Road and County Road T.
- A Preliminary Plat generally consisting of 5 multifamily residential lots, 2 commercial lots, and 113 attached single family lots and 3 out lots on property generally located at the southwest corner of Luther Road and County Road T.
- A Final Plat generally consisting of 2 out lots, 63 attached single family, and 3 multifamily lots generally on property generally located at the southwest corner of Luther Road and County Road T.

The Planning Commission will hold a second public hearing on these items on December 16, 2019 at 5:00 pm. The meeting will be held in the City Council Chambers on the second floor of the Fremont Municipal Building 400 E Military.

If you would like more information, you are encouraged to contact the Planning Director, Jennifer Dam at 402-727-2641 or jennifer.dam@fremontne.gov.

You may appear at the public hearing to provide your comments or submit them in writing prior to the public hearing to the Planning Commission in care of the Planning Department at 400 E Military Ava, Fremont, NE 68025 or by fax to 402-727-2659.

The Planning Department staff report and recommendation will be available at the Planning Department office on December 13 after 3:00 PM. The Planning Commission Agenda and staff reports will also be available on the City's website at that time, www.fremontne.gov.

Sincerely,

Jennifer L. Dam, AICP
Planning Director

Attachment: Schematic drawing

Cc: Fred Hoppe, Jake Hoppe
    Michael Sharp, Fremont School Board
    Dodge County Board
RE: Request for Redevelopment Plan for Fremont Mall to designate it as Enhanced Employment Area to impose a 1% occupation tax on sales

Dear Property Owner:

You are hereby advised that the City of Fremont has received the following application(s):

A request by Mike Bacon on behalf of the Fremont Mall for a Redevelopment Plan for the Fremont Mall Rehabilitation including a request for designation as an enhanced employment area and the imposition of a one percent occupation tax on sales.

The Planning Commission will hold a public hearing on this item on December 16th, 2019 at 5:00 p.m. in the City Council Chambers on the second floor of City Hall at 400 E Military Ave. The role of the Planning Commission is to determine whether or not the proposal is in conformity with the Comprehensive Plan. The City Council public hearing and action on the matter is tentatively scheduled for January 14th, 2020.

If you would like more information, you are encouraged to contact the Planning Director, Jennifer Dam at 402-727-2641 or jennifer.dam@fremontne.gov.

You may appear at the public hearing to provide your comments or submit them in writing prior to the public hearing to the Planning Commission in care of the Planning Department at 400 E Military Ave, Fremont, NE 68025 or by fax to 402-727-2659.

The Planning Department staff report and recommendation will be available at the Planning Department office on December 13th after 3:00 PM. The Planning Commission Agenda and staff reports will also be available on the City’s website at that time, www.fremontne.gov.

Sincerely,

Jennifer L. Dam, AICP
Planning Director

Attachment: Vicinity map

Cc: Don Bacon, Attorney
    Chair, Dodge County Ag Society
    Chair Dodge County Board of Supervisors % Fred Mytty
    ESU #2 % Dr. Ted DeTurk
    Metropolitan Community College % Randy Schmailzl
    Chair, Lower Platte North NRD % Eric Gottschalk
    Chair Fremont School District % Mark Shepard
400 East Military Avenue, Fremont, NE 68025-5141

December 6, 2019

RE: Request for Planned Development, Preliminary Plat, Final Plat

Dear Property Owner:

You are hereby advised that the City of Fremont has received the following application(s) by Hoppe & Son LLC for:

- A Change of Zone from R, Rural to PD, Planned Development to develop up to 272 multifamily dwelling units, 113 attached single family units consisting of duplex, triplex and row house designs along with commercial uses on property generally located at the southwest corner of Luther Road and County Road T.
- A Preliminary Plat generally consisting of 5 multifamily residential lots, 2 commercial lots, and 113 attached single family lots and 3 out lots on property generally located at the southwest corner of Luther Road and County Road T.
- A Final Plat generally consisting of 2 out lots, 63 attached single family, and 3 multifamily lots generally on property generally located at the southwest corner of Luther Road and Courty Road T.

The Planning Commission will hold a second public hearing on these items on December 16, 2019 at 5:00 pm. The meeting will be held in the City Council Chambers on the second floor of the Fremont Municipal Building 400 E Military.

If you would like more information, you are encouraged to contact the Planning Director, Jennifer Dam at 402-727-2641 or jennifer.dam@fremontne.gov.

You may appear at the public hearing to provide your comments or submit them in writing prior to the public hearing to the Planning Commission in care of the Planning Department at 400 E Military Ave, Fremont, NE 68025 or by fax to 402-727-2659.

The Planning Department staff report and recommendation will be available at the Planning Department office on December 13 after 3:00 PM. The Planning Commission Agenda and staff reports will also be available on the City’s website at that time, www.fremontne.gov.

Sincerely,

Jennifer L. Dam, AICP
Planning Director

Attachment: Schematic drawing

Cc: Fred Hoppe, Jake Hoppe
    Michael Sharp, Fremont School Board
    Dodge County Board

Planning Department • Phone: 402-727-2641 • Fax: 402-727-2659
400 East Military Avenue, Fremont, NE 68025-5141

December 6, 2019

RE: Request for Planned Development, Preliminary Plat, Final Plat

Dear Property Owner:

You are hereby advised that the City of Fremont has received the following application(s) by Hoppe & Son LLC for:

- A Change of Zone from R, Rural to PD, Planned Development to develop up to 272 multifamily dwelling units, 113 attached single family units consisting of duplex, triplex and row house designs along with commercial uses on property generally located at the southwest corner of Luther Road and County Road T.
- A Preliminary Plat generally consisting of 5 multifamily residential lots, 2 commercial lots, and 113 attached single family lots and 3 out lots on property generally located at the southwest corner of Luther Road and County Road T.
- A Final Plat generally consisting of 2 out lots, 63 attached single family, and 3 multifamily lots generally on property generally located at the southwest corner of Luther Road and County Road T.

The Planning Commission will hold a second public hearing on these items on December 16, 2019 at 5:00 pm. The meeting will be held in the City Council Chambers on the second floor of the Fremont Municipal Building 400 E Military.

If you would like more information, you are encouraged to contact the Planning Director, Jennifer Dam at 402-727-2641 or jennifer.dam@fremontne.gov.

You may appear at the public hearing to provide your comments or submit them in writing prior to the public hearing to the Planning Commission in care of the Planning Department at 400 E Military Ave, Fremont, NE 68025 or by fax to 402-727-2659.

The Planning Department staff report and recommendation will be available at the Planning Department office on December 13 after 3:00 PM. The Planning Commission Agenda and staff reports will also be available on the City's website at that time, www.fremontne.gov.

Sincerely,

Jennifer L. Dam, AICP
Planning Director

Attachment: Schematic drawing

Cc: Fred Hoppe, Michael Sharp, Jake Hoppe, Fremont School Board, Dodge County Board