

Howard Planning and Zoning Minutes



MINUTES HOWARD COUNTY PLANNING & ZONING May 20, 2015

A meeting of the Howard County Planning & Zoning Commission was convened in Open and Public session on the 20th of May, 2015 in the Assembly Room of the Howard County Courthouse, St. Paul, Nebraska.

Chairman Terry Spilinek called the meeting to order at 8:05 p.m. The Open Meeting Act is posted in the rear of the room. Administrator Klinginsmith read the Notice of Meeting. A proof of publication is filed at the Howard County Clerk's office.

Roll call showed 5 members present: Daryl Anderson, Ken Kozisek, Randy Kauk, Jack Reimers, and Terry Spilinek. Those absent were: Dave Sack, Chris Kosmicki, Jeff Christensen, and Ron Kulwicki. Also present were Cherri Klinginsmith, Planning & Zoning Administrator, Molly Tebo, Zoning Secretary, and members of the public including: Lonnie Dickson, Marty Petersen, and Alan Lewandowski.

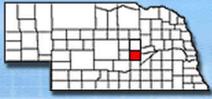
The Agenda and Minutes were e-mailed to the Board Members prior to the meeting. A motion was made by Randy Kauk and seconded by Ken Kozisek to approve the minutes of the April 15, 2015 meeting. The motion carried on unanimous voice vote.

Administrator Klinginsmith informed the board she has updated the "Who Needs a Building/Zoning Permit in Howard County" flyer. It will be included as an insert to the tax notices that are mailed to all residents of Howard County in November. Cherri also informed the board that the Commissioners want her to send a letter to all property owners that have built new houses when an existing house is still on the property to make sure the old house has been torn down.

At 8:12 p.m. the public hearing regarding a single lot subdivision application by Martin and Cynthia Petersen consisting of 10 +/- acres and will be named Lineshack Hill Subdivision located in the NE ¼ of Section 15-16-12 was opened. Cherri Klinginsmith read the Notice of Hearing. She stated this will be the first non-farming residence in the quarter. There was no testimony for or against the application. A motion was made by Daryl Anderson to approve the subdivision and seconded by Jack Reimers. The motion carried on unanimous voice vote 5-0. A Finding of Fact was completed (copy attached).

At 8:20 p.m. the public hearing regarding the adoption of the Howard County and Villages of Boelus, Cotesfield, Cushing, Dannebrog, Elba and Farwell Comprehensive Plan and the Howard County and Villages of Cotesfield, Cushing, Dannebrog, Elba, and Farwell Zoning Regulations and official zoning maps was opened. Cherri Klinginsmith read the Notice of Hearing. Lonnie Dickson from Hanna:Keelan stated the new Comprehensive Plan and Zoning Regulations were provided to our office. He stated the substantive changes were the addition of the Villages and the inclusion of the energy element. Administrator Klinginsmith reminded Lonnie that the floodplain map needs to be updated to include the changes that were made along the Big Slough area due to FEMA updating the floodplain area in July 2014. Alan Lewandowski from the Village of Farwell testified he was for the new comprehensive plan, zoning regulations, and the map of their Village. There was no testimony opposed.

Jack Reimers made a motion to approve the adoption of the Howard County and Villages of Boelus, Cotesfield, Cushing, Dannebrog, Elba and Farwell Comprehensive Plan and Zoning Regulations. Boelus is excluded from



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the zoning regulations. The motion also includes the approval of the county future land use map, Village zoning map, and the adoption of Section 1, Item 6 of the Rules and Regulations. Ken Kozisek seconded the motion. The motion carried on unanimous voice vote 5-0. A Finding of Fact was completed (copy attached).

At 9:05 p.m., a motion was made by Jack Reimers and seconded by Randy Kauk to adjourn. The motion carried by unanimous voice vote. Administrator Klinginsmith noted there are no items on the agenda for the June meeting; therefore the next meeting may be July 15, 2015.

Molly Tebo, Secretary