

MINUTES OF PLANNING & ZONING COMMISSION
AUGUST 18, 2011
BUFFALO COUNTY COURTHOUSE
7:00 P.M.

Vice Chairperson Ken Erickson, in the absence of Chairperson Craig Wietjes, opened the meeting at 7:02 P.M. at the Board Room at the Buffalo County Courthouse in Kearney, NE with a quorum present on August 18, 2011. Present were: Karin Covalt, Ken Erickson, Marlin Heiden, Willie Keep, Gwen Stengel and Loye Wolfe. Absent: Leonard Skov, Paul Steinbrink, Sr. and Craig Wietjes. Also attending were Deputy County Attorney Andrew Hoffmeister, Deputy County Attorney Melodie Bellamy, Zoning Administrator LeAnn Klein and ten members of the public.

Erickson announced there was a copy of the open meetings act posted in the back of the room as required by law and we do abide by the open meetings act.

Agenda for such meeting was regularly posted and published as required by law and the agenda is available for anyone wanting one.

The public forum was opened at 7:03 P.M. Brent Schake was present and asked what the procedure was to educate people about zoning. He didn't know about zoning and he said the City of Kearney have periodical meetings through the Homebuilders Association to notify builders of any changes. The Commission thanked him for coming in. The public forum closed at 7:30 P.M.

Skov arrived at 7:10 P.M.

Vice Chairperson Erickson opened the discussion regarding veterinarian uses and setbacks in Industrial Districts that had been referred by the County Board of Supervisors.

Deputy County Attorney Hoffmeister led the discussion regarding veterinarian clinics in the AG and AGR districts in regard to permitted uses in AG and special uses in AGR.

After discussion, it was moved by Covalt, seconded by Heiden to set the date of September 15, 2011 at 7:00 P.M. for a public hearing on veterinarian uses in the Agricultural and Agricultural-Residential district.

Voting yes were Covalt, Heiden, Erickson, Keep, Skov, Stengel and Wolfe. Voting no: none. Absent: Steinbrink and Wietjes. Motion carried.

Deputy County Attorney Hoffmeister led the discussion on setbacks in Commercial and Industrial Districts.

After discussion, it was moved by Covalt, seconded by Heiden to set the date of September 15, 2011 at 7:00 P.M. for a public hearing on setbacks in the Commercial and Industrial Districts.

Voting yes were Covalt, Heiden, Erickson, Keep, Skov, Stengel and Wolfe. Voting no: none. Absent: Steinbrink and Wietjes. Motion carried.

Lonnie Dickson, Regional Planner with Hanna Keelan Associates, P.C., was present to discuss changes to the existing Buffalo County Comprehensive Plan. After much discussion, the Commission decided to have a work session to work on these changes on September 6, 2011 at 5:30 P.M. at the Buffalo County Courthouse.

Old Business: Moved by Wolfe, seconded by Skov to approve the minutes of the June 16, 2011 meeting with corrections as noted. Voting yes: Wolfe, Skov, Erickson, Heiden, Keep, Stengel and Wolfe. Voting no: none. Absent: Steinbrink and Wietjes. Motion passed.

The next meeting of the Planning & Zoning Commission will be a work session on September 6, 2011 at the Buffalo County Courthouse.

Moved by Covalt to adjourn at 9:46 P.M.