

WASHINGTON COUNTY PLANNING COMMISSION MINUTES

March 1, 2018

7:00 p.m.

Supervisors Room, County Courthouse, 1555 Colfax Street, Blair, Nebraska

“All Commission members receive staff reports approximately one week prior to the meeting”

MEMBERS PRESENT

Gary Lambrecht
Matt Mathiesen
Steve Neuverth
Wes Petznick
Terry Rasmussen
Lyle Schjodt

STAFF PRESENT

Ryan Sullivan
Teresa McBride
Lori Diefenbaugh

COMMISSION ACTION:

With regard to the February 1, 2018 minutes, the following action was taken:

MOTION: Neuverth
I move the minutes be approved as presented.

SECOND: Mathiesen

VOTE: Aye – Lambrecht, Mathiesen, Neuverth, Petznick, Rasmussen, Schjodt
Nay - none

MOTION CARRIED

With regard to the agenda, the following action was taken:

MOTION: Schjodt
I move the agenda be approved as presented.

SECOND: Petznick

VOTE: Aye – Lambrecht, Mathiesen, Neuverth, Petznick, Rasmussen, Schjodt
Nay – none

MOTION CARRIED

Chairman Lambrecht welcomed everyone and stated this meeting will be conducted in accordance with the Nebraska Open Meetings Act and a copy of that Act is posted on the door; and noted that copies of material the Commission has is also available on the counter in the back of the room.

OLD BUSINESS

Conditional Use Permit reviews: Approved Administratively per County Zoning Regulations Section 6.14 and 6.18.

Table with 2 columns: Name and Description. Includes entries like Hoegermeyer Farms (sludge), Neale Farms (sludge), Kriete Farms (sludge), Robert Peterson (corn milling biosolids), Randy Blomker (corn milling biosolids), Neale Farms (corn milling biosolids), Jeff Hoier (corn milling biosolids), Neale Farms (corn milling biosolids), John Tyson (corn milling biosolids), Camp Fontanelle (RV Park CUP), and Jeff and Maria Bledsoe (Unlit business sign CUP).

LOT SPLIT

1. Request by John Kobs

A request for a Lot Split under Article 2, Section 2.02 of the Subdivision Regulations for the SW1/4 NE1/4 in Section 36 Township 18 North-Range 11 East of the Sixth P.M. (General Location: Co. Rd 33, Blair, NE).

John Kobs was present and explained his request to remove the building site from the farmland. Schjodt asked if the farmland had access to the road. Kobs explained there was an easement on the property for the farmland.

Chairman Lambrecht opened the public hearing.
Chairman Lambrecht closed the public hearing.
Chairman Lambrecht asked for thoughts and actions from the Commission.

MOTION: Mathiesen
I make a motion to approve the Lot Split request as presented.

SECOND: Schjodt

VOTE: Aye – Lambrecht, Mathiesen, Neuverth, Petznick, Rasmussen, Schjodt

Nay – none

MOTION CARRIED

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REZONE

**2. Request by John Kobs**

A request to Rezone under Article 2, Section 2.02 of the Subdivision Regulations for the SW1/4 NE1/4 in Section 36 Township 18 North-Range 11 East of the Sixth P.M. (General Location: Co. Rd 33, Blair, NE). The rezone is from A-1 to A-LSR.

Chairman Lambrecht opened the public hearing.

Chairman Lambrecht closed the public hearing.

Chairman Lambrecht asked for thoughts and actions from the Commission.

MOTION: Petznick

I make a motion to approve the Rezone request from A-1 to A-LSR as presented.

SECOND: Rasmussen

VOTE: Aye – Lambrecht, Mathiesen, Neuverth, Petznick, Rasmussen, Schjodt

Nay – none

MOTION CARRIED

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LOT SPLIT

**3. Request by Erika Kirchman**

A request for a Lot Split under Article 2, Section 2.02 of the Subdivision Regulations for the SE1/4 SE1/4 in Section 23 Township 18 North-Range 9 East of the Sixth P.M. (General Location: Co. Rd. 9, Arlington, NE).

Erika Kirchman was present and explained her request to remove the building site from the farmland.

Chairman Lambrecht opened the public hearing.

Chairman Lambrecht closed the public hearing.

Chairman Lambrecht asked for thoughts and actions from the Commission.

MOTION: Petznick

I make a motion to approve the Lot Split request as presented.

SECOND: Mathiesen

VOTE: Aye – Lambrecht, Mathiesen, Neuverth, Petznick, Rasmussen, Schjodt

Nay – none

MOTION CARRIED

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REZONE

**4. Request by Ericka Kirchman**

A request to Rezone under Article 2, Section 2.02 of the Subdivision Regulations for the SE1/4 SE1/4 in Section 23 Township 18 North-Range 9 East of the Sixth P.M. (General Location: Co. Rd 33, Blair, NE). The rezone is from A-1 to A-LSR.

Chairman Lambrecht opened the public hearing.

Chairman Lambrecht closed the public hearing.

Chairman Lambrecht asked for thoughts and actions from the Commission.

MOTION: Mathiesen

I make a motion to approve the Rezone request from A-1 to A-LSR as presented.

SECOND: Schjodt

VOTE: Aye – Lambrecht, Mathiesen, Neuverth, Petznick, Rasmussen, Schjodt

Nay – none

MOTION CARRIED

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NEW BUSINESS

ITEMS FROM THE STAFF

ITEMS FROM THE MEMBERSHIP

ITEMS FROM THE PUBLIC

ADJOURNMENT

MOTION: Mathiesen  
I move to adjourn the meeting.

SECOND: Rasmussen

VOTE: Aye – Lambrecht, Mathiesen, Neuerth, Petznick, Rasmussen, Schjodt  
Nay – none

MOTION CARRIED

The meeting was adjourned at 7:15 pm.

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Gary Lambrecht, Chairman