

WASHINGTON COUNTY PLANNING COMMISSION MINUTES

February 6, 2020

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
Kevin Hartzell
Lyle Schjodt
Doug Wolfe
Mike Anderson

STAFF PRESENT

Chris Shewchuk
Teresa McBride
Lori Diefenbaugh

COMMISSION ACTION:

Chairman Lambrecht called the meeting to order at 7:00 p.m.

Roll call by Chris Shewchuk, WCPZA. All members were present.

With regard to the January 2, 2020 minutes, the following action was taken:

MOTION: Mathiesen
I move the minutes be approved.
SECOND: Anderson
VOTE: Aye – Lambrecht, Mathiesen, Neuverth, Hartzell, Schjodt, Wolfe, Anderson
Nay - none

MOTION CARRIED

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

MOTION: Anderson
I move the agenda be approved as presented.
SECOND: Wolfe
VOTE: Aye – Lambrecht, Mathiesen, Neuverth, Hartzell, Schjodt, Wolfe, Anderson
Nay –

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 wall.

OLD BUSINESS

None

PUBLIC HEARING

1. CUP Modification

Tom Andersen requests a CUP modification to construct an accessory building for offices on property zoned A-2 in accordance with Article 6 of the Zoning Regulations and the Land Use Matrix. A current CUP exists for a water well drilling service. The property is Tax Lot 33 in Section 16 Township 19 North-Range 11 East of the 6th PM. (General Location is Co Rd 10 and State Hwy 75, Blair NE)

Applicant is requesting to go from a 10 year review to a 25 year review CUP

Shewchuk explained that the packet stated the building was on the North side of the structure. It will actually be to the West.

Brad Andersen spoke on behalf of Tom Andersen of Tom’s Well Service. They are requesting an additional building for an office, bathroom and break room. The 40’ x 30’ building will be detached from the existing building and will be 91’ from the center of US Hwy 75. At this time they have six employees. The land is 10 acres.

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

Neuverth and Schjodt raised the topic of Commercial and Industrial activity and where, and if, it may be allowed in the future.

MOTION: Schjodt
I make a motion to approve the CUP modification as requested.

SECOND: Anderson
VOTE: Aye – Lambrecht, Mathiesen, Neuverth, Hartzell, Schjodt, Wolfe, Anderson

Nay – none

MOTION CARRIED

NEW BUSINESS

ITEMS FROM THE STAFF

ITEMS FROM THE MEMBERSHIP

Lambrecht welcomed the new Administrator. He also gave an update on the presentation to the BOS of the new comprehensive plan and regulations. He also gave a brief history of the revision and the time and work that has gone into getting the regulations to this point. Steve Dethlefs also spoke on the new regulations and how they will benefit everyone. Chris Shewchuk gave a brief introduction.

ITEMS FROM THE PUBLIC

ADJOURNMENT

MOTION: Neuverth
I move to adjourn the meeting.
SECOND: Mathiesen
VOTE: Aye – Lambrecht, Mathiesen, Neuverth, Hartzell, Schjodt, Wolfe, Anderson
Nay – none

MOTION CARRIED

The meeting was adjourned at 7:32.

Gary Lambrecht, Chairman