



Howard Planning and Zoning Minutes



**MINUTES
HOWARD COUNTY
VARIANCE BOARD OF ADJUSTMENTS
January 15, 2020**

A meeting of the Howard County Variance Board of Adjustments was convened in open and public session on the 15th day of January 2020 in the Assembly room of the Howard County Courthouse, St. Paul, Nebraska.

Chairman Mike Nelson called the meeting to order at 6:30 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 in the Howard County Clerk's Office.

Roll call showed 5 members present: Terry Spilinek, Janet Thomsen, Chad Donscheski, Mile Nelson and Gary Craig. Glen Killion was absent. Also present was Cherri Klinginsmith, Howard County Zoning Administrator and Nancy Usasz, Secretary. Members of the Public included Rochelle Stepanek and Phyllis Stepanek.

The agenda and minutes were emailed and mailed to the Variance Board of Adjustment members prior to the meeting. A motion was made by Terry Spilinek and seconded by Janet Thomsen to approve the minutes of the January 16, 2019 meeting. The motion carried on unanimous voice vote.

Administrator Klinginsmith informed the board that Glen Killion has agreed to be the alternate on the Variance Board of Adjustments. Due to a scheduling conflict meetings will start at 7:00 PM from November through February and 7:30 PM from March through October during Daylight Savings Time. Klinginsmith also informed the board of the NPZA conference March 4-6, 2020 in Kearney.

At 6:35 p.m. the election of officers was discussed. Terry Spilinek made a motion to elect **Mike Nelson as Chairman** and Chad Donscheski seconded the motion. The motion carried on unanimous voice vote. Terry Spilinek made a motion to elect **Janet Thomsen as Vice-Chairman**, Mike Nelson seconded the motion. Motion carried unanimous voice vote. Terry Spilinek made a motion to elect **Gary Craig as Secretary**, Chad Donscheski seconded the motion. The motion carried unanimous voice vote.

Mike Nelson was appointed for another three year term. Glen Killion was accepted on to the board for a three year term.

At 6:40 PM a Public Hearing was opened for a setback request in the NE ¼ Section 35, Township 16 Range 10W. Phyllis and Rochelle Stepanek were in attendance to represent this request. Stepanek stated that they would like to build an awning in the front of the house but it does not meet the setback by 6 feet. Currently there is a concrete slab that is 8' x 22' and the awning would be no larger than the current concrete. Chairman Mike Nelson asked for testimony in favor or opposition. Ron Kulwicki stated that he did not see any problem with it. The road is not well traveled and it is flat. So there would be no sight issues. With no further testimony the public hearing was closed. Discussion was had by the board. After a short discussion Janet Thomsen made a motion to approve this setback request and Chad Donscheski seconded the motion. Motion carried 5-0 Roll Call Vote. Finding of Fact was completed and is attached.

With no further business the meeting was adjourned.

Nancy Usasz, Secretary