

Howard Planning and Zoning Minutes



MINUTES HOWARD COUNTY PLANNING & ZONING June 16, 2021

A meeting of the Howard County Planning & Zoning Commission was convened in Open and Public session on the 16th day of June, 2021.

Chairman Terry Spilinek called the meeting to order at 8:00PM and the Open Meeting Act was recognized. Administrator Cherri 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: Chris Kosmicki, Kenneth Kozisek, Ron Kulwicki, Jack Reimers, and Terry Spilinek. Absent members: Daryl Anderson, Jeff Christensen, Randy Kauk, and Dave Sack. Also, present were Cherri Klinginsmith Planning & Zoning Administrator and Jennifer Ostendorf Planning & Zoning Secretary. Members of the public present were: Larry and Darlene Bahensky, Brent Kunze, Ken Kunze, Lawrence and Angeline Klein, Michael Mathews, Cris Bragg, Keith and Jodi Espeland, Bill Peters, Jeff McCellen, Ann Canna, Deanna Kuszak, Lavern Wulf, Kris Schmitz, Craig Kuszak, Steve Hornady, Scott Javins, and Gale Larsen.

The agenda and minutes were mailed to the board members prior to the meeting. A motion was made by Chris Kosmicki and seconded by Ron Kulwicki to approve the minutes of the May 19, 2021 meeting. The motion was carried on a unanimous voice vote.

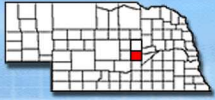
Administrator Report: Administrator Klinginsmith reminded the board of the Livestock tour on June 17th in Polk County if anyone would like to join her in going. Administrator Klinginsmith and Board member Kenneth Kozisek are planning on attending.

At 8:05PM a Public Hearing was opened for vacating Subdivision (Lynch Acres SW ¼ 15-14-11) in Howard County.

Administrator Klinginsmith represented the parties with the request. Mike and Ashley Lynch currently live here on 3 acres. They would like to vacate this lot with intent to add more land to their lot and make a Single Lot Subdivision with more land. There was no testimony in favor or in opposition. With no further discussion a motion was made by Kenneth Kozisek and seconded by Ron Kulwicki to approve vacating Subdivision Lynch Acres SW ¼ 15-14-11. Motion carried by 5-0 Roll Call Vote.

At 8:10PM a Public Hearing was opened for Single Lot Subdivision (Lynch Acres Second Subdivision, SW ¼ 15-14-11 in Howard County. Administrator Klinginsmith represented the parties with this request. Mike and Ashley Lynch are wanting to subdivide off 18.15 +/- acres where their house is located. There was no testimony in favor or in opposition. With no further discussion a motion was made by Chris Kosmicki and seconded by Jack Reimers to approve Single Lot Subdivision Lynch Acres Second Subdivision SW ¼ 15-14-11. Motion carried by 5-0 Roll Call Vote.

At 8:20 a Public Hearing for a C.U.P. Hornady Testing and Training Shooting Range by Hornady Manufacturing Inc., Steve Hornady s ½ of S ½ Section 30-15-9. Steve Hornady and Scott Javins were present to present and answer any questions that arose. When asked how often this facility would be used it was said 3-4 days per month during day time hours. There will be no night shooting. This facility will be for private use only. No public allowed. There were many other discussion areas such as would property be rezoned, if so, what would the tax base be? Would this facility have any increase in revenue for the county? What will the noise level be? Will lead from the ammunition cause problems? What will that clean up look like to prevent problems? After much discussion Chris Kosmicki moved and Ron Kulwicki seconded the motion to table the C.U.P. Hornady Testing and Training Shooting Range by Hornady Manufacturing Inc., Steve Hornady s ½ of S ½ Section 30-15-9 to a future date. Motion carried 5-0 Roll Call Vote.



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At 8:35 PM a Public Hearing was opened for a Single Lot Subdivision by Fred & Kay Meyer (Bar S Bar Subdivision) S ¼ NW ¼ excluding 1 acre, 2 acre, and .29-acre tracts is Section 5-14-10. Administrator Klinginsmith represented the parties with the request. Fred and Kay Meyer are requesting to subdivide off 9.07+/- acres. They plan on selling this parcel. There was no testimony in favor or in opposition. With no further discussion a motion was made by Jack Reimers and seconded by Kenneth Kozisek to approve a Single Lot Subdivision by Fred & Kay Meyer (Bar S Bar Subdivision) S ¼ NW ¼ excluding 1 acre, 2 acre, and .29-acre tracts is Section 5-14-10. Motion carried 5-0 by a Roll Call Vote. A Finding Of was completed and is attached.

At 8:45 PM a Public Hearing for a Single Lot Subdivision by Larry and Darlene Bahensky (Jansen Shores Subdivision) W ½ NW ¼ Section 21-15-10. Larry and Darlene Bahensky were present to represent their request. They would like to subdivide 14.23+/- acres. There was no testimony in favor or in opposition. With no further discussion a motion was made by Chris Kosmicki and seconded by Ron Kulwicki to approve a Single Lot Subdivision by Larry and Darlene Bahensky (Jansen Shores Subdivision) W ½ NW ¼ Section 21-15-10. Motion carried 5-0 by a Roll Call Vote. A Finding of Fact was completed and attached.

The last item of business: Request to build a personal garage in I-2 (Heavy Industrial District) SW ¼ NW ¼ Section 27-15-10. Administrator Klinginsmith asked the board to confirm that if building a personal garage in I-2 is permitted and if something happened to the house that is currently there if resident would be able to rebuild? After reviewing the regulations together, they decided that it is not allowed unless the garage is used for commercial or business purposes. If the house is destroyed and damaged by less than 50%, then the house could be rebuilt to the same size, cannot be enlarged.

Zoning Board commented that they would like to have the County Attorney present at the zoning meetings, there were times during the zoning meeting they had legal questions to be answered, however without legal counsel present they could not answer the questions. It was asked that Administrator Klinginsmith put this item on the County Commissioners next meeting for the zoning board to discuss with them.

Jack Reimers moved to adjourn the meeting and Ron Kulwicki seconded the motion. Motion passed by a unanimous voice vote.

Jennifer Ostendorf
Planning & Zoning Secretary