

**NOTICE OF MEETING
HOWARD COUNTY
PLANNING & ZONING COMMISSION**

NOTICE IS HEREBY GIVEN that a regular meeting of the Howard County Planning and Zoning Commission will be held at 8:00 p.m. on Wednesday, May 17, 2023, which meeting will be open to the public. An agenda for such meeting, kept continually current, is available for public inspection at the office of the Planning & Zoning Administration, 612 Indian Street, St. Paul, NE. and the Howard County website, www.howardcounty.ne.gov. Dated this 3rd day of May 2023.

Cherri Klinginsmith, Administrator
Howard County Planning & Zoning

May 17, 2023 Agenda

8:00 P.M. - Call to order – recognize Open Meeting Law – read the published notice of the meeting

Roll Call - Approval of minutes of the March 15, 2023 meeting.

Old Business:

Administrator/Board Comments: update on verbal complaints of County Feedlots

8:05PM –CUP to apply livestock waste thru a pivot application within buffer zone by Chris Mudd/Jensen –
Executive Session-Litigation-Possible Action

8:15 PM – Discussion & Possible Action – Dirt Road Development District Court Judgement

8:25 PM – Discussion & Possible Action – Accessory Dwelling Units

8:35 PM – Discussion & Possible Action – Zoning Regulations – Subdivisions 20 acres to 10 acres

8:45 PM – Discussion & Possible Action – Update Bylaws & Operating Procedures

**Howard County Planning & Zoning Minutes
May 17, 2023**

A meeting of the Howard County Planning & Zoning Commission was convened in Open and Public session on the 17th day of May 2023.

Chairman Terry Spilinek called the meeting to order at 8:00 P.M. and the Open Meeting Act was recognized. Administrator Klinginsmith read the Notice of Meeting. A proof of publication is filed at the Howard County Clerk's Office. Roll call showed 7 members present: Daryl Anderson, Jack Reimers, Kenneth Kozisek, Ron Kulwicki, Dave Sack, Jeff Christensen and Terry Spilinek. Absent members: Randy Kauk and Chris Kosmicki. Also present were Cherri Klinginsmith, Planning & Zoning Administrator, Jennifer Ostendorf, Planning and Zoning Secretary and Dave Schroeder, County Attorney. Members of the public were: Jordan Robinson, Brandt Bottelfson, Chris Martin, Jessica Robinson, Tylor Robinson, MaKayla Coufal, Nathan Timmons, Kathy Hirschman and Madison Hirschman.

The agenda and minutes were mailed to the board members prior to the meeting. A motion was made by Jack Reimers and seconded by Ken Kozisek to approve the minutes from the March 15, 2023 meeting. Motion carried by unanimous a voice vote.

Old Business: Administrator Klinginsmith informed the board that the recording of the NPZA meeting from March was emailed to them if they would like to review it.

Administrator/Board Comments: Administrator Klinginsmith updated the board members on verbal complaints in regards to some Howard County Feedlots. She notes there have been 3 verbal complaints and no written complaints since the last meeting. All of the issues have been corrected or in the process of being corrected. NDEE has been made aware of all the complaints and issues.

8:05PM –CUP to apply livestock waste thru a pivot application within buffer zone by Chris Mudd/Jensen – Administrator Klinginsmith presented for Chris Mudd and George Jensen. This is an application to apply manure through pivot within the buffer zone of the 2019-5 perpetual permit to apply waste through pivot. This application has been approved for the last 2 years with no complaints. With no testimony in favor or against the public meeting is closed. With no discussion among the board Dave Sack made a motion to approve the Conditional Use Permit to apply livestock waste through the pivot within the buffer zone for 3 years. Ken Kozisek seconded the motion. Motion was passed by a 7-0 roll call vote.

Executive Session-Litigation-Possible Action – Motion was made by Jack Reimers and seconded by Ron Kulwicki to go into executive session at 8:10PM to discuss litigation. Motion was passed with a 7-0 roll call vote. Those in Executive Session were: Daryl Anderson, Jack Reimers, Kenneth Kozisek, Ron Kulwicki, Dave Sack, Jeff Christensen, Terry Spilinek, Administrator Cherri Klinginsmith and County Attorney Dave Schroeder.

Motion was made by Jeff Christensen and seconded by Ron Kulwicki to come out of Executive Session at 8:25 PM. Motion was passed with a 7-0 roll call vote. No action was taken. Then Chairman Spilinek opened the next discussion item on agenda.

8:15 PM – Discussion & Possible Action – Dirt Road Development District Court Judgement – Administrator Klinginsmith told the public present that there will be no action taken on anything in regards to Dirt Road application or Hirschman feedlot. There will be an update at the next Planning and Zoning meeting. County Attorney Dave Schroeder left the meeting after this discussion.

8:25 PM – Discussion & Possible Action – Accessory Dwelling Units – Administrator Klinginsmith reviewed the paper in their packet with the board. She will make the changes discussed and bring back to the board at next meeting.

8:35 PM – Discussion & Possible Action – Zoning Regulations – Subdivisions 20 acres to 10 acres – Administrator Klinginsmith brought up to the board that the State Statue for minimum acres to now be considered a subdivision is 10 acres. Currently Howard County's regulations state that the minimum acres needed to not be considered a subdivision is 20 acres. Administrator Klinginsmith asked the board if they were ok with changing the regulations to match the State Statue since we have removed the non- farm and farming residences from the regulations. Jack Reimers stated that he thinks that the change needs to be done in a public hearing and asked Administrator Klinginsmith to add this as a public hearing to next agenda.

8:45 PM – Discussion & Possible Action – Update Bylaws & Operating Procedures – Administrator Klinginsmith had given some proposed changes to the Zoning Board Members to review in their packets and she reviewed those changes with the board. The first thing was replacing Howard County Planning Commission with Howard County Zoning Board. Lastly in Article IV Section 4 added working sessions without a quorum, do not require public participation, and no action will be taken, only information gathered to present to zoning board at the next official meeting. After discussion of these changes the board agrees to allow the changes.

With no further discussion Dave Sack made a motion to adjourn the meeting. Ron Kulwicki seconded the motion. Motion was passed with a unanimous voice vote. The next Howard County Planning and Zoning meeting is tentatively scheduled for June 21, 2023 at 8PM.

Jennifer Ostendorf
Planning & Zoning Secretary

