

February 24, 2011

The regular monthly meeting of the Merrick County Joint Planning Commission was called to order by Chair Starostka at 7:08 p.m. Thursday February 24, 2011 in Hearing Room at the courthouse in Central City. Upon roll call, those attending were Beckstrom, Ogden, Starostka, Rutten, Joseph, Robinson, and Kyes. Absent members were Ohlman and Wiegert. Also present was Jen Myers, Planning Administrator. The meeting notice was published in both the Central City and Palmer Papers. Notice of this meeting was delivered to the Chairperson and members prior to the meeting. Open meeting notice procedures were presented by Starostka. Meeting minutes were available for review ten days prior to the meeting.

Meeting minutes from the December 21, 2010 meeting were presented. Joseph moved to approve the minutes, Robinson second. With roll call, motion carries 7-0.

Myers presented the small tract subdivision request for Nicholas Wissing in Section 31, Township 14, Range 8, Merrick County. Myers stated the Wissings are requesting the subdivision due to refinancing reasons. This will be the first small tract subdivision of the quarter. Robinson moved to approve the subdivision and recommend approval to the Merrick County Board of Supervisors. Rutten second the motion. With roll call, motion carries 7-0.

Myers presented the small tract subdivision request for Virgil and Nora Linder in Section 9, Township 14, Range 7 in Merrick County. Linders are requesting the subdivision for the purposes of selling off the home site. The subdivision meets all regulations. Ogden moved to approve the subdivision and recommend approval to the Merrick County Board of Supervisors. Beckstrom second the motion. With roll call, motion carries 7-0.

Myers presented the small tract subdivision request for Dorrine Luebbe in Section 26, Township 14, Range 7, Merrick County. Luebbe is selling the parcel for the bin and shed site. Myers stated that there had been a previous tract subdivided and this tract was just being added to it. Kyes moved to approve the subdivision and recommend approval to the Merrick County Board of Supervisors. Rutten second the motion. With roll call, motion carries 7-0.

Myers presented the small tract subdivision request for Michael Toukan in Section 2, Township 12, Range 7, Merrick County. Toukan is selling the south portion of this tract with the bin site. Myers stated this request meets all regulations. Beckstrom moved to approve the subdivision and recommend approval to the Merrick County Board of Supervisors. Ogden second the motion. With roll call, motion carries 7-0.

Myers informed the board that she has found a cost savings way to redo the regulations. She has found an Adobe program that will convert the type written regulations over by scanning them. She got a 30 day trial period. She stated she has all the books scanned is about done with the first book.

Myers also presented information for the 2011 NPZA conference in Grand Island. She informed the board if anyone was interested in attending to please let her know immediately as registrations are due by the middle of March.

No public comment was heard.

Starostka adjourned the meeting at 7:58 p.m.

Next meeting March 24, 2011.

April 28, 2011

The regular monthly meeting of the Merrick County Joint Planning Commission was called to order by Secretary and acting Chair Richard Ogden at 8:03 p.m. Thursday April 28, 2011 in Hearing Room at the courthouse in Central City. Upon roll call, those attending were Ogden, Robinson, Ohlman, Wiegert, and Kyes. Absent members were Beckstrom, Rutten, and Joseph. Also present was Jen Myers, Planning Administrator. The meeting notice was published in both the Central City and Palmer Papers. Notice of this meeting was delivered to the Chairperson and members prior to the meeting. Open meeting notice procedures were presented by Ogden. Meeting minutes were available for review ten days prior to the meeting.

Ohlman and Starostka are up for reappointment on the Planning Commission. Ohlman stated he would continue on the board. Robinson stated Starostka had informed him that she will continue in her board position also. Myers stated that she will have the Board of Supervisors reappoint them at the May 10, 2011 meeting.

According to Bi-laws, election of board officials is to be done in April. Starostka agreed to continue as Board Chair, per Robinson. Kyes motioned to re-elect Starostka as Board Chair. Wiegert second the motion. No other nominations were heard. With roll call, motion carries 5-0. Robinson motioned to re-elect Rutten as Vice Chair, Wiegert second the motion. No other nominations were heard. With roll call, motion carries 5-0. Wiegert makes motion to re-elect Ogden as Secretary. Ohlman seconds the motion. No other nominations were heard. With roll call, motion carries 5-0.

Meeting minutes from the February 24, 2011 meeting were presented. Ogden stated a change to the spelling of Lindner's name was wrong throughout the minutes. Wiegert moved to approve the minutes as recommended to change spelling of name. Kyes second the motion. With roll call, motion carries 5-0.

Myers presented the small tract subdivision request for Bernard and Mary Hostler in Section 30, Township 14, Range 6, Merrick County. Myers stated this request came before this board 2 years ago but no action was taken at that time. She stated per our regulations that a subdivision approval is only active for one year, so this board has to reconsider the same application since it has been 2 years. The subdivision still meets regulations. It will also be the first in the quarter. Robinson moved to approve the subdivision and recommend approval to the Merrick County Board of Supervisors. Ohlman second the motion. With roll call, motion carries 5-0.

Myers presented the small tract subdivision request for CDL Construction in Section 8, Township 15, Range 3, Merrick County. The subdivision meets regulations. It will also be the first in the quarter. Robinson moved to approve the subdivision and recommend approval to the Merrick County Board of Supervisors. Wiegert second the motion. With roll call, motion carries 5-0.

Myers presented the small tract subdivision request for Gary Lindgreen in Section 5, Township 14, Range 5, Merrick County. The subdivision meets regulations. It will also be the first in the quarter. Kyes moved to approve the subdivision and recommend approval to the Merrick County Board of Supervisors. Ohlman second the motion. With roll call, motion carries 5-0.

Myers informed the board about the Board of Supervisor's decision to write a letter of support for the TransCanada pipeline. She stated that she just wanted this board to be aware of this due to its dealings with the pipeline for the pumping station.

Myers gave a brief report on the NPZA conference in Grand Island in April.

No public comment was heard.

Ogden adjourned the meeting at 8:54 p.m.

Next meeting May 26, 2011.

May 26, 2011

The regular monthly meeting of the Merrick County Joint Planning Commission was called to order by Chair Starostka at 8:04 p.m. Thursday May 26, 2011 in Hearing Room at the courthouse in Central City. Upon roll call, those attending were Starostka, Ogden, Wiegert, Beckstrom, Rutten, Joseph, and Kyes. Absent members were Robinson and Ohlman. Also present was Jen Myers, Planning Administrator. The meeting notice was published in both the Central City and Palmer Papers. Notice of this meeting was delivered to the Chairperson and members prior to the meeting. Open meeting notice procedures were presented by Ogden. Meeting minutes were available for review ten days prior to the meeting.

Meeting minutes from the April 28, 2011 meeting were presented. Ogden moved to approve the minutes. Rutten second the motion. With roll call, motion carries 7-0.

Myers presented the small tract subdivision request for Larry Krance in Section 25, Township 14, Range 7, Merrick County. The subdivision meets regulations. It will also be the first in the quarter. Kyes moved to approve the subdivision and recommend approval to the Merrick County Board of Supervisors. Ogden second the motion. With roll call, motion carries 7-0.

Myers presented the Board with the first draft of Energy Regulations. After pointing out certain sections of the regulations that she wants the Board to make decisions about. She asked the Board to review them by the next meeting to present any changes at that time for consideration.

Myers informed the Board about needing to get 3 volunteers to represent Merrick County on the Interjurisdictional Planning Commission with Hall County. Myers stated this Board was established in 2005 and members were supposed to be appointed every year but this practice had not been done since then. Ogden and Wiegert volunteered with the Board agreeing Ohlman should be the 3rd with his real estate profession. Myers informed the Board that she would have the County Board of Supervisors officially appoint them for these positions the June meeting.

No public comment was heard.

Starostka adjourned the meeting at 8:54 p.m.

Next meeting June 23, 2011.

June 23, 2011

The regular monthly meeting of the Merrick County Joint Planning Commission was called to order by Chair Starostka at 8:05 p.m. Thursday June 23, 2011 in Hearing Room at the courthouse in Central City. Upon roll call, those attending were Starostka, Ogden, Wiegert, Robinson, Ohlman, and Kyes. Absent members were Joseph, Beckstrom, and Rutten. Also present was Jen Myers, Planning Administrator. The meeting notice was published in both the Central City and Palmer Papers. Notice of this meeting was delivered to the Chairperson and members prior to the meeting. Open meeting notice procedures were presented by Starostka. Meeting minutes were available for review ten days prior to the meeting.

Meeting minutes from the May 26, 2011 meeting were presented. Ogden moved to approve the minutes. Wiegert second the motion. With roll call, motion carries 6-0.

Myers presented the small tract subdivision request for Jack Sweet in Section 19, Township 15, Range 4, Merrick County. The subdivision meets regulations. It will also be the first in the quarter. Also presented was small tract subdivision for Julia Kortum in Section 8, Township 13, Range 5. This subdivision application includes 3 lots but will be in different quarters therefore, meeting regulations. The third small tract subdivision was for Richard Rice in Section 9, Township 12, Range 7. This tract also meets all regulations. Ohlman moved to approve the subdivision and recommend approval to the Merrick County Board of Supervisors. Ogden second the motion. With roll call, motion carries 6-0.

Myers asked for any comments from the Board about the energy regulations. Items were discussed for final review by next meeting.

No public comment was heard.

Starostka adjourned the meeting at 8:35 p.m.

Next meeting July 28, 2011.

August 25, 2011

The regular monthly meeting of the Merrick County Joint Planning Commission was called to order by Chair Starostka at 8:03 p.m. Thursday August 25, 2011 in Hearing Room at the courthouse in Central City. Upon roll call, those attending were Starostka, Ogden, Wiegert, Robinson, Joseph, Beckstrom, Rutten, and Kyes. Absent member was Ohlman. Also present was Jen Myers, Planning Administrator. The meeting notice was published in both the Central City and Palmer Papers. Notice of this meeting was delivered to the Chairperson and members prior to the meeting. Open meeting notice procedures were presented by Starostka. Meeting minutes were available for review ten days prior to the meeting.

Meeting minutes from the June 23, 2011 meeting were presented. Ogden moved to approve the minutes. Kyes second the motion. With roll call, motion carries 8-0.

Myers presented the Ruge subdivision application request for SW $\frac{1}{4}$ in Section 10, Township 13, Range 8. Applicant is requesting subdivision to split off home and farm site for the purposes of sale. Myers said it meets all regulations. Joseph made the motion to recommend approval to the Merrick County Board of Supervisors. Ogden seconds the motion. With roll call, motion carries 8-0.

Myers presented the next subdivision application request by Evan Brandes for the N $\frac{1}{2}$ NE $\frac{1}{4}$ in Section 1, Township 14, Range 7W. The subdivision is a request which would allow for Mr. Brandes to sell the ground to his daughter and son in law to build a new house. Kyes made the motion to recommend approval to the Merrick County Board of Supervisors. Rutten seconds the motion. With roll call, motion carries 8-0.

Myers presented the final draft of the Energy Regulations. She stated she made all changes as recommended by the Board. Wiegert motions to recommend approval of the Energy Regulations to the Board of Supervisors. Joseph seconds the motion. With roll call, motion carries 8-0.

No public comment was heard.

Myers also informed the Board about the NACO Planning conference in Lexington on September 28 and 29th. She said she would email the Board members the brochure and if they were interested to let her know immediately.

Starostka adjourned the meeting at 8:20 p.m.

Next meeting September 21, 2011.

October 27, 2011

The regular monthly meeting of the Merrick County Joint Planning Commission was called to order by Chair Starostka at 8:08 p.m. Thursday October 27, 2011 in Hearing Room at the courthouse in Central City. Upon roll call, those attending were Starostka, Ogden, Wiegert, Beckstrom, Rutten, and Kyes. Absent member were Robinson, Joseph, and Ohlman. Also present was Jen Myers, Planning Administrator. The meeting notice was published in both the Central City and Palmer Papers. Notice of this meeting was delivered to the Chairperson and members prior to the meeting. Open meeting notice procedures were presented by Starostka. Meeting minutes were available for review ten days prior to the meeting.

Meeting minutes from the August 25, 2011 meeting were presented. Rutten moved to approve the minutes. Kyes second the motion. With roll call, motion carries 6-0.

Myers presented the Herman subdivision application request for W ½ NW ¼ Sweet's Subdivision in Section 1, Township 14, Range 5. Applicant is requesting subdivision to split off farm site for sale. Myers stated that this request is part the original Sweet subdivision, so administratively the request to subdivide it further was made. Beckstrom made the motion to recommend approval to the Merrick County Board of Supervisors. Wiegert seconds the motion. With roll call, motion carries 6-0.

Myers presented the next subdivision application request by Richard Wall for part of the NE ¼ in Section 18, Township 12, Range 8. Myers explained the situation of the tract being subdivided and the remaining acres in that quarter. Ogden made the motion to recommend approval to the Merrick County Board of Supervisors. Rutten seconds the motion. With roll call, motion carries 6-0.

Myers presented the final subdivision application request by Kurt Mesner for the N ½ NW ¼ Section 17, Township 14, Range 6. Applicant is requesting subdivision as result of the will of Kenneth Mesner. Myers explained that an application was previously submitted in 2005 to the Boards, but a deed was never filed. Therefore, the application this time is at the request of the estate so a new application needs to be considered. Kyes made the motion to recommend approval to the Merrick County Board of Supervisors. Beckstrom seconds the motion. With roll call, motion carries 6-0.

No public comment was heard.

Myers informed the Board of the NACO conference meeting December 15, 2011 in Kearney. She stated if anyone is interested in attending the Planning and Zoning affiliate day, she will get them a program.

Starostka adjourned the meeting at 8:26 p.m.

Due to Thanksgiving holiday, next meeting will be November 17, 2011.

