



# Nance County Planning and Zoning Agenda



## NANCE COUNTY PLANNING & ZONING COMMISSION

Chuck Delancey  
Pat Connelly  
Brett Houtby

John Cieloha  
Galen Frenzen  
Delmer Wondercheck

Lynn Belitz  
Dennis McCoig  
Roy Guisinger

### Meeting Agenda Tuesday, February 18, 2014 6:00 p.m.

1. Call meeting to order and acknowledge posted Open Meetings Act
2. Roll call
3. Approval of Minutes from October 21, 2013 meeting
4. Public Hearing - Ken Shotkoski CUP

Ken Shotkoski is seeking a Conditional Use Permit to spread manure from Merrick County on land in Nance County at S½ 28-16-7 in Loup Ferry Township and at SE ¼ 15-16-5 and S ½ 14-16-5 in East Newman Township.

5. Old business
  - a. Pipeline Regulations - discuss Baldrige's recommendation
  - b. "Livestock Friendly County" designation - discuss Baldrige's research
6. New business
  - a. Setback regulations and fines for non-compliance
  - b. Compliance checks process
  - c. Fines for people who don't get permits in advance of construction
  - d. Potential legislation requiring contractors to see zoning permits
  - e. Difference between spreading manure south of the Loup River and having LFOs south of the river
  - f. Zoning reminder on tax statements in addition to notices of valuation
7. Administrative business
  - a. Need Houtby's email addresses
  - b. Re-appointments (Belitz, Houtby McCoig) and Election of Officers
8. Schedule next meeting: as needed
9. Adjourn



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### Meeting Agenda Monday, April 21, 2014 7:00 p.m.

1. Call meeting to order and acknowledge posted Open Meetings Act
2. Roll call
3. Approval of Minutes from February 18, 2014 meeting
4. Public Hearing: Application for a Conditional Use Permit by John and Patricia Valasek to increase the number of cattle at their feeding operation in Nance County at NE ¼ 33-16-8 in Cottonwood Township.
5. Old business
  - a. Update on house setback violation
  - b. Livestock Friendly County redux
6. New business
  - a. Pipeline consultation zones
  - b. Difference between spreading manure south of the Loup River and having LFOs south of the river?
  - c. Increase AUs to an amount above 300 before being designated an LFO?
  - d. Why have CUPs for manure hauled in from outside Nance County?
7. Administrative business
8. Schedule next meeting: as needed
9. Adjourn



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### **Meeting Agenda Monday, May 19, 2014 7:00 p.m.**

1. Call meeting to order and acknowledge posted Open Meetings Act
2. Roll call
3. Approval of Minutes from April 21, 2014 meeting
4. Public Hearing: Testimony regarding a complaint about Rod Wetovick's application of compost at NE ¼ 18-17-5 in Council Creek Township, Nance County.
5. Other
6. Schedule next meeting: as needed
7. Adjourn



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### Meeting Agenda Monday, June 16, 2014 7:00 p.m.

1. Call meeting to order and acknowledge posted Open Meetings Act
2. Roll call
3. Approval of Minutes from May 19, 2014 meeting
4. Public Hearings:
  - a. Application by Monte Walker for a CUP to create 12 camp sites with electric hookups at NE¼ 25-17-4 in Genoa Township, Nance County.
  - b. Review of Bob Voichoskie's CUP for Soil Builder I and II at N½ 10-16-5 in East Newman Township, Nance County, by request of Ken Prososki.
  - c. Review of Rod Wetovick's CUP for Soil Builder I and II at N½ 12-15-7 in West Newman Township, Nance County, by request of John Santin.
  - d. Determination on action to take regarding last month's review of Rod Wetovick's CUP for Soil Builder I and II at NE¼ 18-17-5 in Council Creek Township, originally by request of Bill Loseke.
5. Other
6. Schedule next meeting: as needed
7. Adjourn



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### Meeting Agenda Monday, July 21, 2014 7:00 p.m.

1. Call meeting to order and acknowledge posted Open Meetings Act
2. Roll call
3. Approval of Minutes from June 16, 2014 meeting
4. Public Hearings:
  - a. Lincoln Williams' application for a Conditional Use Permit to convert a barn into a private hunting lodge / club at SE ¼ 1-15-6 in West Newman Township, Nance County.
  - b. Review of Rod Wetovick's CUP for Soil Builder I and II at NE ¼ 1-16-6 in Fullerton Township, Nance County, by request of Ken Proski on behalf of Pawnee Hills Golf Club.
  - c. Determination on action to take regarding previous hearing on Rod Wetovick's CUP for Soil Builder I and II at N½ 12-15-7 in West Newman Township, Nance County, by request of John Santin.
  - d. Determination on action to take regarding previous hearings on Rod Wetovick's CUP for Soil Builder I and II at NE¼ 18-17-5 in Council Creek Township, Nance County, by request of Bill Loseke.
5. Other
6. Schedule next meeting: as needed
7. Adjourn



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### Meeting Agenda Monday, August 18, 2014 7:00 p.m.

1. Call meeting to order and acknowledge posted Open Meetings Act
2. Roll call
3. Minutes
  - a. Amendment to June 16, 2014 minutes, plus signature needed
  - b. Approval of Minutes from July 21, 2014 meeting
4. Old Business
  - a. Final determination on recommendation to Board of Supervisors regarding Rod Wetovick's three CUPs for Soil Builder I & II
  - b. How to address existing CUPs for Soil Builder I & II when no complaints have been received
5. New Business
  - a. FSA petition
  - b. Regulate noise from airboats?
  - c. Unconfirmed agenda item: Approve KXL permits before state/federal permits are confirmed?
6. Other
7. Schedule next meeting: as needed
8. Adjourn





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### Meeting Agenda Monday, December 15, 2014 6:00 p.m.

1. Call meeting to order and acknowledge posted Open Meetings Act
2. Roll call
3. Approved minutes from the August 18, 2014 meeting
4. Public Hearing

Application for a Conditional Use Permit by JSMM Farms to stockpile and apply manure from Boone County to parts of sections 2-16-8, 1-16-8, 6-16-7, and 13-16-8 in Cottonwood Township, Nance County

(Note: Public notices erroneously stated that the manure was from Merrick County)

5. Old Business
  - a. Report on Supervisors' decision regarding Soil Builder CUPs
  - b. Report on research re. regulating noise from airboats
  - c. Report on zoning inserts in tax statements
  - d. Update on Preferred Sands' compliance with visual/aural barrier regulation
6. New Business
7. Other
8. Schedule next meeting: as needed
9. Adjourn