

# Boone County Planning and Zoning Minutes



## BOONE COUNTY PLANNING & ZONING COMMISSION RECORD OF MINUTES OF MEETING

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**DATE: FEBRUARY 27, 2017**

### **1 – CALL TO ORDER**

The County Commissioners reconvened the 9:00 a.m. meeting at 7:00 p.m. with roll call. Present: Maricle and Luettel. Absent: Rasmussen.

The February monthly meeting of the Boone County Planning and Zoning Commission was called to order by Chairman Paul Groeteke in the Multipurpose Room in the Boone County Courthouse located at Albion Nebraska, Monday, February 27, 2017 at 7:04 p.m. Chairman Groeteke noted that a copy the Open Meetings Act posted and copies are available for the public. The agenda for this meeting was given in advance to all members of the Commission. Notices for this meeting and public hearings were given in advance by publication. All proceedings hereafter shown were taken while the convened meeting was open to the public.

### **2 – ROLL CALL**

The following quorum of Commission members were present and answered roll call: Present: Jensen, Frey, Baum, Stephens, Mogensen, Groeteke, Stuhr. Absent: Towey, Wagner.

Boone County Zoning Consultant, Keith Marvin was in attendance.

### **3 – APPROVAL/DISAPPROVAL OF THE MINUTES**

Chair Groeteke asked for a motion to approve or disapprove the minutes from the January 30, 2017 Planning and Zoning Board meeting. Motion to approve the minutes given by Stephens, second given by Mogensen. Vote: Ayes: Frey, Baum, Mogensen, Groeteke, Stuhr, Jensen, Stephens. Nays: None. Absent: Wagner, Towey. Abstain: None.

### **4 – Discuss zoning regulations regarding all agricultural zones, cont.**

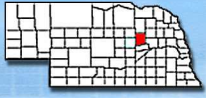
Chair Groeteke noted the Commissioners approved the Moratorium to stop small parcel splits on the A-1 and A-2 districts. Frey noted the moratorium should state only the Ag-1 district and continue with the splits of the A-2 district. Ziembra will have this moratorium corrected to state the Ag-1 district. Continued discussion on various aspects of the well-head protection area and septic systems located in the A-2 areas throughout the county. Various ideas were given and discussed regarding density, setback distance, floodplains, taxes and roads. Discussed potential growth areas of the villages and towns in Boone County and also discussed having the towns/village councils give their ideas and concerns regarding any change in the specific jurisdiction they oversee and state the direction of preferred growth for their towns/villages.

### **5-Open Discussion:**

Ross Knott addressed the Board to consider a housing unit in the Petersburg area and have this type of area out in the agricultural area to help with the relationship between livestock and residential areas.

### **6-Correspondence/Zoning Administrator Report:**

Ziembra passed out the report; the Board reviewed it.



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### **8- SCHEDULE NEXT MEETING:**

Chairman Groeteke announced the next monthly meeting of the Commission will be Monday March 27, 2017 at 7:30 p.m. This meeting will be held in the Multipurpose Room located in the Boone County Courthouse, Albion Nebraska.

### **9 – ADJOURN:**

A motion to adjourn made by Frey, second by Stephens at 9:00 p.m Vote: Ayes: Mogensen, Stephens, Frey, Groeteke, Stuhr, Jensen. Nays: None. Absent: Baum (left meeting early), Towey, Wagner. Abstain: None.

**SUBMITTED:** \_\_\_\_\_ **COMMISSION SECRETARY**

**AFFIRMED BY:** \_\_\_\_\_ **COMMISSION CHAIRPERSON**