

MINUTES OF THE
KEARNEY COUNTY PLANNING COMMISSION
October 13th, 2015

A meeting of the Kearney County Planning Commission was called to order by Chairman John Kuehn in the Assembly room of the Courthouse in Minden, Nebraska Kearney County at 8:00 pm on October 13th, 2015.

Roll Call: John Kuehn, Boyd Jacobsen, Patty Lundeen, Dawn Thompson, Malcom Dornhoff, Scott Torske, Terry Buettner, and Jody Casper

Members absent: Tom Anderson

Also present was Kearney County Zoning Administrator Joseph Anderson and Kearney County Attorney Melodie Bellamy

All proceedings hereafter shown were taken while the meeting was open to the attendance of the public.

Chairman John Kuehn called for a motion to open public hearing to hear comments on special use permit filled by Joel Kuehn of Kuehn Seeds LLC of Heartwell NE. Terry Buettner made a motion to open public hearing at 8:05 pm Patty Lundeen seconded this motion

Aye: John Kuehn, Boyd Jacobsen, Patty Lundeen, Dawn Thompson, Malcom Dornhoff, Scott Torske, Terry Buettner, and Jody Casper

Nay: None

Members Absent: Tom Anderson

Chairman John Kuehn stepped away from the table and became a member of the public due to family being the applicant for the special use permit. Vice Chairman Boyd Jacobsen took over to run the public hearing

Boyd Jacobsen asked Joel Kuehn of Kuehn Seeds LLC to present his project to the Planning Commission he explained that they are moving their seed corn business from their place of residence about ½ mile north of this location to this location. They are putting up a 75' x 100' building with 4 bulk seed bins on the south side of the building. They do not plan on taking out any more trees than what they already have to make a driveway into the property.

Board members asked about security on this property since no one is going to live there. Joel stated that they will have cameras and a security system installed.

Zoning Administrator stated that the Highway Superintendent wanted to make sure that there was plenty of parking so there would not be any vehicles parked on the right-of-way.

Zoning Administrator presented a report explaining his thoughts and concerns for the project. Overall this was a fitting location for this type of business and with this being a non-crop area if it was not taken any crop land out of production and this is not an ideal location for any residential use due to the close proximity to the highway. And the only concerns that were at this time were the increase of traffic during certain times of year.

Vice Chairman Boyd Jacobsen asked if there was anyone else that had any more questions or comments for the board. And with no other questions or comments Boyd Jacobsen called for a motion to close the public hearing. Terry Buettner made a motion to close the public hearing at 8:10 pm Dawn Thompson seconded.

Aye: Boyd Jacobsen, Patty Lundeen, Dawn Thompson, Malcom Dornhoff, Scott Torske, Terry Buettner, and Jody Casper

Nay: None

Abstain: John Kuehn

Members Absent: Tom Anderson

Vice-Chairman Boyd Jacobsen asked if there was any more discussion on this issue. Terry Buettner made a motion or recommend approval of the special use permit. Scott Torske seconded this motion.

Aye: Boyd Jacobsen, Patty Lundeen, Dawn Thompson, Malcom Dornhoff, Scott Torske, Terry Buettner, and Jody Casper

Nay: None

Abstain: John Kuehn

Members Absent: Tom Anderson

John Kuehn stepped back to the table to be Chairman of the Joint Planning Commission

Zoning Administrator presented the board with the updated Comprehensive plan and subdivision regulations and asked the board if they are ready to have a public hearing to approve the updates. Board members discussed this and all felt that they are ready to proceed with the public hearing at the next board meeting.

Chairman John Kuehn stated that the next board meeting in November that the Joint Planning Commission will hold a public hearing on the updates to the Comprehensive Plan and Subdivision regulations.

Chairman John Kuehn asked if there was anything else that the board would like to discuss. With no other business Terry Buettner made a motion to adjourn seconded by Malcom Dornhoff

Aye: John Kuehn, Boyd Jacobsen, Patty Lundeen, Dawn Thompson, Malcom Dornhoff, Scott Torske, Terry Buettner, and Jody Casper

Nay: None

Members Absent: Tom Anderson

Meeting adjourned at 8:30 pm