

Board of Supervisors  
Board of Equalization  
August 4, 2015  
Neligh, Nebraska

9:36 AM Public Hearing Andrew Starman for the addition to a house in Neiwohner set-backs. Roll Call: Bolling, Koinzan, Henery, Kerkman, Williby, Schindler, Schwager, all present. Char read notice. **NOTICE OF PUBLIC HEARING ANTELOPE COUNTY BOARD OF SUPERVISORS** Notice is hereby given that the Antelope County Board of Supervisors will hold a public hearing to review a conditional use permit submitted by Andrew Starman, located on the SW ¼ of 10-23-7 for the purpose of constructing an addition to an existing house. The hearing will be held Tuesday, August 4, 2015 at 9:30 am at the Antelope County Courthouse in Neligh, Nebraska. The application may be examined in the office of the Antelope County Clerk during normal business hours at any time prior to the public hearing. All interested parties may offer oral comments at the public hearings and/or may file written comments with the Antelope County Board of Supervisors provided such written comments are received by the Board prior to close of business July 30, 2015. Written comments may be mailed to: Antelope County Board of Supervisors, POBox 26, 501 M Street, Neligh, NE 68756. Chairman Schwager asked for comments from applicant if he was present. Andrew Starman: Addition to an existing brick home on the property. We are adding to the south of it. Supervisor Schwager affirms "you are just adding to it?" Mr. Starman affirms, "yes, just adding to it." Char Carpenter states the reason he has to appear before the board is because he is in Niewohner setbacks. Supervisor Schwager comments he understands that. Supervisor Schwager asks if that is it? Mr. Starman confirms "yes." Supervisor Schwager thanks Mr. Starman. Supervisor Schwager asks the Board of Supervisors if there are any questions, or comments? No one responds. Supervisor Schwager opens the comments to the public at 9:39 AM. Supervisor Schwager asks for people in favor to testify, and then asks for anyone opposed to testify. None heard. Supervisor Schwager asks the applicant to clarify any issues that might have come up, evidently, he does not have to as there are no issues that he can see. Supervisor Schwager asked for any other testimony then asked supervisors for questions. Supervisor Henery asked how did the Planning Commission vote on this, and is there a Impact Easement in place on this permit. Char answers yes there is an impact easement on file, and the Planning Commission voted six to nothing in favor to approve with no conditions. Motion by Schindler, seconded by Kerkman to close public part of the Hearing. Voting aye: Schindler, Kerkman, Koinzan, Bolling, Henery, Williby, and Schwager. Nays none. Motion passed. 9:40 AM Motion was made by Kerkman, seconded by Bolling to approve the permit, based on recommendations of the Planning and Zoning Board. Voting aye: Schindler, Kerkman, Koinzan, Bolling, Henery, Williby, and Schwager. Nays none. Motion carried. Andrew Starman, Conditional Use Permit, Addition to house, SW¼ 10-23-7. **FINDINGS:** YES 1. That the Zoning district in which the proposed use is to be located is Zoned AG-G (General Agricultural District). YES 2. That the proposed use that is the subject of this application is not a permitted use in such zoning district. YES 3. That the applicant has filed an application for conditional use. YES 4. That said application has been reviewed by the Antelope County Planning Commission. YES 5. That the Antelope County Planning Commission has held a public hearing as required by the Zoning Regulations. YES 6. That the Antelope County Planning Commission has recommended that the conditional use permit be granted. (If applicable-subject to certain conditions set forth in the recommendation). YES 7. That on August 4, 2015, a public hearing was held before this Board. YES 8. That Notice of hearing was published at least 10 (ten) days prior to the hearing, said date of publication being July 22, 2015. Said publication was in the Elgin Review, Neligh News & Leader, Orchard News and the Clearwater Record. YES 9. That the exhibits and comments introduced at the Planning Commission public hearing(s) are hereby incorporated into this record. That opportunity for additional evidence, comments and arguments was made. YES 10. That the proposed use is a conditional use, reasonably compatible with surrounding land uses with regards to traffic generation, noise, odors, dust, vibrations, and potential air, soil or water pollution or explosion or other hazards. YES 11. That this Board has considered the property, size and location of the requested improvement, the use of the improvement, location of access to public roadways, adequate access to water and sewage supply, parking considerations, nearby residences and other non-agricultural uses within one (1) mile of the property in question, water surface drainage and any issues regarding wetlands, as required by Zoning Regulation section 1002. YES 12. That said conditional use permit is compatible with the Antelope County Comprehensive Plan. 9:44 AM Motion was made by Schindler, seconded by Bolling to adjourn as Board of Equalization. Voting aye: Kerkman, Schindler, Williby, Henery, Bolling, Koinzan and Schwager. Nays none. Motion carried.

ANTELOPE COUNTY BOARD OF SUPERVISORS

By: \_\_\_\_\_  
Chairman of the Board, Jerald Schwager

Attest: \_\_\_\_\_  
County Clerk, Lisa Payne