



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday, January 7, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Tabled application by Jake Winterburn for a request to amend the text of the Saunders County Zoning Regulations #PZ-2012-2, Article 6 Schedules of District Regulations in Section 6.04 Residential Estates District (RE), 6.04.03 Conditional Uses add 8. private lakes, ponds and outdoor recreational facilities.
2. Application for a Conditional permit # 7522 by S.I.D. #8 Saunders County to raise road in 3 phases: 1) current designed road raise, Platte Shore Drive, lots T-1039-S-1001 2) alt 1, second phase, road raise Platte Shore Drive, lots S-1002-S-1011 3) alt 2, third phase, road raise, Platte Shore Drive lots S-1014-S-1024 I, located at Woodcliff in Section 1 -16-8. Zoning District is Lakeside Residential (L-R) (F-1).

Items of a routine nature for approval:

- A) Annual Reviews:
 - Dolezal Sand & Gravel-gravel pumping operation (13-17-5)
 - Leon Page-sell produce, buffalo, elk meats, etc...(32-13-6)
- B) Approval of last meeting minutes (with motion and roll call)
- C) Future meeting dates (2-4-2013, 3-4-2013 & 4-1-2013)
- D) Open discussion from the public
- E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Posted 12-21-2012 9:30 A.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday, February 4, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Tabled application by Jake Winterburn for a request to amend the text of the Saunders County Zoning Regulations #PZ-2012-2, Article 6 Schedules of District Regulations in Section 6.04 Residential Estates District (RE), 6.04.03 Conditional Uses add 8. private lakes, ponds and outdoor recreational facilities.
2. Application for a Conditional Permit # 7530 by Karen Wischmann to split off 5.01 acres for a building site located in Section 9-13-9 (Clear Creek Precinct). Zoning District is Agricultural (A-1).
3. Application SD#80 for a Replat by Arlan Trehearn of lot 2 of Olsen's Subdivision located in Section 16-16-8 (Pohocco Precinct). Zoning District is Agricultural (A-1).
4. Application for a Conditional Permit # 7531 by Albert B. Wycoff III of Bridge and Stream Engineering, Inc. for railroad bridge replacement at BNSF Railway mile post 25.8 on line segment 144 located in Section 1-16-8 (Leshara Precinct). Zoning District is Transitional Agricultural (TA-1) (F-1).
5. Application for a Conditional Permit # 7532 by Albert B. Wycoff III of Bridge and Stream Engineering, Inc. for railroad bridge replacement at BNSF Railway mile post 17.71 on line segment 144 located in Section 10-15-8 (Union Precinct). Zoning District is Transitional Agricultural (TA-1) (F-1).

Items of a routine nature for approval:

- A) Annual Reviews:
 - NEBCO, Inc.-gravel pumping operation (12 & 13 7 & 18-13-9 & 10)
 - William McClure - home based business, gun shop & marksmanship training range (36-14-9)
- B) Approval of last meeting minutes (with motion and roll call)
- C) Future meeting dates (3-4-2013, 4-1-2013 and 5-6-2013)
- D) Open discussion from the public
- E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Posted 1-18-2013 9:00 A.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday, February 4, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Tabled application by Jake Winterburn for a request to amend the text of the Saunders County Zoning Regulations #PZ-2012-2, Article 6 Schedules of District Regulations in Section 6.04 Residential Estates District (RE), 6.04.03 Conditional Uses add 8. private lakes, ponds and outdoor recreational facilities.
2. Application for a Conditional Permit # 7530 by Karen Wischmann to split off 5.01 acres for a building site located in Section 9-13-9 (Clear Creek Precinct). Zoning District is Agricultural (A-1).
3. Application SD#80 for a Replat by Arlan Trehearn of lot 2 of Olsen's Subdivision located in Section 16-16-8 (Pohocco Precinct). Zoning District is Agricultural (A-1).
4. Application for a Conditional Permit # 7531 by Albert B. Wycoff III of Bridge and Stream Engineering, Inc. for railroad bridge replacement at BNSF Railway mile post 25.8 on line segment 144 located in Section 1-16-8 (Leshara Precinct). Zoning District is Transitional Agricultural (TA-1) (F-1).
5. Application for a Conditional Permit # 7532 by Albert B. Wycoff III of Bridge and Stream Engineering, Inc. for railroad bridge replacement at BNSF Railway mile post 17.71 on line segment 144 located in Section 10-15-9 (Union Precinct). Zoning District is Transitional Agricultural (TA-1) (F-1).

Items of a routine nature for approval:

- A) Annual Reviews:
 - NEBCO, Inc.-gravel pumping operation (12 & 13 7 & 18-13-9 & 10)
 - William McClure - home based business, gun shop & marksmanship training range (36-14-9)
- B) Approval of last meeting minutes (with motion and roll call)
- C) Future meeting dates (3-4-2013, 4-1-2013 and 5-6-2013)
- D) Open discussion from the public
- E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Revised 1-22-2013 1:15 P.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday, March 4, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Application for a Conditional Permit # 7536 by Clarence Sukstorf to split off a minimum of 3 acres with a new house located in Section 22-16-7 (South Cedar Precinct). Zoning District is Agricultural (A-1).
2. Application SD#81 for a Replat by Lloyd Boone of lot 1 Estates Provence located in Section 35-15-9 (Union Precinct). Zoning District is Residential Estates (RE).
3. Application SD#82 for a Replat by Mark Johnson of lot 34 and 35 at Pawnee Meadows located in Section 3-16-8 (Pohocco Precinct). Zoning District is Residential Estates (RE).

Items of a routine nature for approval:

A) Annual Reviews:

-Trade Well Pallet-sawmill (13-17-5)

-Russ Oviatt - campground (25-15-9)

B) Approval of last meeting minutes (with motion and roll call)

C) Future meeting dates (4-1-2013, 5-6-2013 and 6-3-2013)

D) Open discussion from the public

E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Posted 2-15-2013 11:30 A.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday, April 1, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Application for a Conditional Permit # 7547 by Eric Beranek to split off a minimum of 3 acres to construct a new house located in Section 24-13-8 (Green Precinct). Zoning District is Agricultural (A-1).
2. Application for a Conditional Permit # 7548 by Western Sand & Gravel to operate a sand and gravel extraction operation site located in Section 31 & 32-14-10 (Marble Precinct). Zoning District is Agricultural (A-1) (F-1).

Items of a routine nature for approval:

- A) Annual Reviews:
 - Jeff Ferrin-compost lawn & garden debris (12-13-9)
 - Larry Dolezal – sand & gravel operation at Wolf Lakes (18-17-6)
 - Blue River Regulators- gun club-shooting range (31-14-5)
- B) Approval of last meeting minutes (with motion and roll call)
- C) Future meeting dates (5-6-2013, 6-3-2013 & 7-1-2013)
- D) Open discussion from the public
- E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Posted 3-14-2013 9:30 A.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday, May 6, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Tabled application for a Conditional Permit # 7548 by Western Sand & Gravel to operate a sand and gravel extraction operation site located in Section 31 & 32-14-10 (Marble Precinct). Zoning District is Agricultural (A-1) (F-1).
2. Application for a Conditional Permit # 7584 by Harlan Riecken to split off 3-acres to build a house located in Section 25-14-9 (Marble Precinct). Zoning District is Agricultural (A-1).
3. Application for a Replat #SD83 by Donald Hraban and Gordon Lowe of lots 52 & 53 of Wolf Lakes Estates 1st Addition in Section 16 & 21-17-6 (Morse Bluff Precinct). Zoning District is Residential Estates (RE)(F-1).

Items of a routine nature for approval:

A) Annual Reviews:

- Wahoo Sanitation-operation of a transfer station (2-14-7)
- Wahoo Sanitation – compost lawn debris at transfer station (2-14-7)
- Pat Poehling- operation of an ATV riding area- original permit # 7390 (1-16-8)
- Pat Poehling- operation of an ATV riding area-original permit # 7416 (1-16-8)

B) Approval of last meeting minutes (with motion and roll call)

C) Future meeting dates (6-3-2013, 7-1-2013 & 8-5-2013)

D) Open discussion from the public

E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Posted 4-19-2013 11:00 A.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday, June 3, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Application for a Replat #SD84 by James & Catherine Lundberg and Jon & Addie Devish of lots 34 & 35 of Estates Provence located in Section 35-15-9 (Union Precinct). Zoning District is Residential Estates (RE).
2. Application for a Conditional Permit # 7598 by Eric Hazuka to retain approximately 7.2 acres for a building site located in Section 28-15-6 (Mariposa Precinct). Zoning District is Agricultural (A-1).

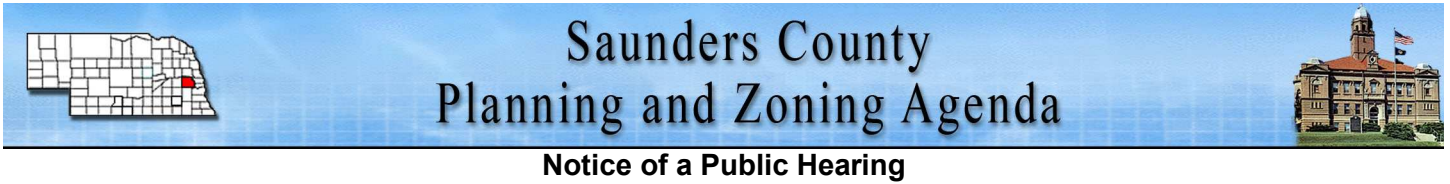
Items of a routine nature for approval:

- A) Annual Reviews:
 - Larry Dolezal-gravel dredging operation (18-17-6)
 - Larry DaueI- operation of a dog kennel (10-15-6)
- B) Approval of last meeting minutes (with motion and roll call)
- C) Future meeting dates (7-1-2013, 8-5-2013 & 9-9-2013)
- D) Open discussion from the public
- E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Posted 5-17-2013 11:30 A.M.

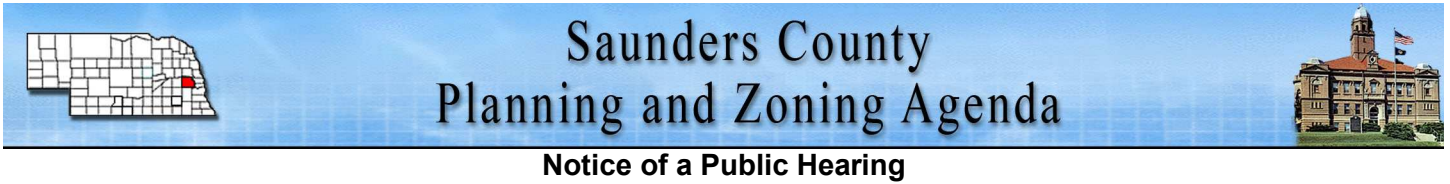


***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the east side of the door as they enter the Board Room.

Notice is hereby given that a public hearing will be held to consider a request for a variance by David & Debra Mahoney (BOA # 168) for placement of a shed that will encroach the front yard setbacks located at lot #8, Wolf Lakes in Section 16, 21 & 22-17-6 (Morse Bluff Precinct). Zoning District is Residential Estates (RE). The meeting is open to the public for comment and will be held in the old District Courtroom on the 3rd floor at the Courthouse, Wahoo, Nebraska, on **Monday, June 3, 2013 at 7:00 P.M.**

SECRETARY, SAUNDERS COUNTY BOARD OF ADJUSTMENT

Posted 5-17-2013 9:30 A.M.



***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the east side of the door as they enter the Board Room.

Notice is hereby given that a public hearing will be held to consider a request for a variance by Rodney Williams (BOA # 169) for a house addition that is greater than 50% the original house which sets 75' from the centerline of the road located in Section 14-13-8 (Green Precinct). Zoning District is Agricultural (A-1). The meeting is open to the public for comment and will be held in the old District Courtroom on the 3rd floor at the Courthouse, Wahoo, Nebraska, on **Monday, July 1, 2013 at 7:00 P.M.**

SECRETARY, SAUNDERS COUNTY BOARD OF ADJUSTMENT

Posted 6-14-2013 11:30 A.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday, July 1, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Application for a Conditional Permit # 7610 by Elizabeth Neal to operate a greenhouse plant nursery and garden center located in Section 4-13-7 (Richland Precinct). Zoning District is Transitional Agricultural (TA-1).

Items of a routine nature for approval:

A) Annual Reviews:

-Barry Marts-operation of a commercial feedlot (14-14-5)

-Patrick Poehling - operation of an ATV riding area- original permit # 7390 (1-16-8) & operation of an ATV riding area-original permit # 7416 (1-16-8) tabled from May meeting

B) Approval of last meeting minutes (with motion and roll call)

C) Future meeting dates (8-5-2013, 9-9-2013 & 10-7-2013)

D) Open discussion from the public

E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Posted 6-14-2013 11:30 A.M.



Saunders County Planning and Zoning Agenda



Notice of a Public Hearing

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the east side of the door as they enter the Board Room.

Notice is hereby given that a public hearing will be held to consider a request for a variance by Curtis & Lorie Beeson (BOA #170) for construction of a garage that located at Woodcliff in Section 1 & 2-16-8. Zoning District is Lakeside Residential (R-L) (F-1). The meeting is open to the public for comment and will be held in the old District Courtroom on the 3rd floor at the Courthouse, Wahoo, Nebraska, on **Monday, August 5, 2013 at 6:30 P.M.**

Notice is hereby given that a public hearing will be held to consider a request for a variance by Michael & Pamela Swanson (BOA #171) for a house addition that is greater than 50% the original house which sets 70' from the centerline of the road located in Section 29-16-6 (Douglas Precinct). Zoning District is Agricultural (A-1). The meeting is open to the public for comment and will be held in the old District Courtroom on the 3rd floor at the Courthouse, Wahoo, Nebraska, on **Monday, August 5, 2013 at 7:00 P.M.**

SECRETARY, SAUNDERS COUNTY BOARD OF ADJUSTMENT

Posted 7/19/2013 9:00 A.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday August 5, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Revise the tabled application for the annual review of original permit # 7416 by Patrick Poehling for operation of an ATV riding area in Section 1-16-8. The area in conflict is the land between Platte Shore Drive and the Platte River bank near the Woodcliff development. Zoning District is Lakeside Residential (R-L) (F-1).

Items of a routine nature for approval:

- A) Annual Reviews: none
- B) Approval of last meeting minutes (with motion and roll call)
- C) Future meeting dates (9-9-2013, 10-7-2013 and 11-4-2013)
- D) Open discussion from the public
- E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Posted 7-19-2013 9:00 A.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday September 9, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Application for a Conditional Permit #7645 by Karen McDowell to have up to (2) horses on her property located on lot 3 Buffalo Knolls in Section 8-16-8 (Pohocco Precinct). Zoning District is Residential Estates (RE).

Items of a routine nature for approval:

- A) Annual Reviews:
 - Mike Heldt for operation of an outdoor concert (7-14-10)
 - Douglas Washburn for operation of a commercial dog kennel (28-13-9)
 - White Sands Raceway for operation of an outdoor motor sports complex (12-13-9)
- B) Approval of last meeting minutes (with motion and roll call)
- C) Future meeting dates (10-7-2013, 11-4-2013 & 12-2-2013)
- D) Open discussion from the public
- E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Posted 8-23-2013 9:00 A.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday October 7, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Application for a Replat SD#85 by Curtis Beeson of lot T-26 located at Woodcliff in Section 1&2-16-8 (Leshara Precinct). Zoning District is Lakeside Residential (L-R)(F-1).
2. Application for a Replat SD#86 by John Devish of lots 34 & 35 located at Estates Provence in Section 8-16-8 (Union Precinct). Zoning District is Residential Estates (RE).

Items of a routine nature for approval:

- A) Annual Reviews:
 - Environmental Land Management-application of paunch material generated by Hormel Foods onto the ground owned by Todd Fick (22 & 33-13-8)
- B) Approval of last meeting minutes (with motion and roll call)
- C) Future meeting dates (11-4-2013, 12-2-2013 and 1-6-2014)
- D) Open discussion from the public
- E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Posted 9-20-2013 9:30 A.M.



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday October 7, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Application for a Conditional Permit # 7662 by Martin Barry to split off a minimum of 3 acres located in Section 31-14-7 (Stocking Precinct). Zoning District is Agricultural (A-1).
2. Application for a Replat SD#85 by Curtis Beeson of lot T-26 located at Woodcliff in Section 1&2-16-8 (Leshara Precinct). Zoning District is Lakeside Residential (L-R)(F-1).
3. Application for a Replat SD#86 by John Devish of lots 34 & 35 located at Estates Provence in Section 8-16-8 (Union Precinct). Zoning District is Residential Estates (RE).

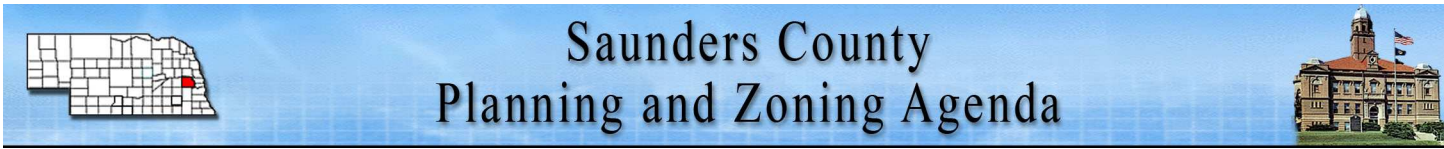
Items of a routine nature for approval:

- A) Annual Reviews:
 - Environmental Land Management-application of paunch material generated by Hormel Foods onto the ground owned by Todd Fick (22 & 33-13-8)
- B) Approval of last meeting minutes (with motion and roll call)
- C) Future meeting dates (11-4-2013, 12-2-2013 and 1-6-2014)
- D) Open discussion from the public
- E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

Revised 9-20-2013 10:45 A.M.



No Planning Commission Meeting for November 2013



Saunders County Planning and Zoning Agenda



Notice of Public Hearing

Notice is hereby given that the Saunders County Planning Commission will meet on Monday December 2, 2013 at 7:30 P.M. in the old District Courtroom on 3rd floor in the Saunders County Courthouse, Wahoo, Nebraska. The meeting is open to the public for comment.

***Statement from Chairman informing the public that the poster regarding the Open Meetings Act is posted on the west side of the door as they enter the Board Room.

Agenda

Discussion and consideration of possible action on the following:

1. Application for a Conditional Permit # 7706 by Jerry Newsham to split off approximately 8 acres located in Section 32-13-8 (Green Precinct). Zoning District is Agricultural (A-1).

Items of a routine nature for approval:

- A) Annual Reviews:
 - Brian Reid-facility to store and sell liquid & dry fertilizer chemicals, seed and custom applications (4-13-9)
 - LPSNRD-continue installation of 4 6 x 4 tall box culverts at Co Rd A, Construct 1,000 ft earth levee with erodible section, construct 35 ft embankment adjacent to BNSF Railway, install 24" diameter pipe & channel excavation (30 & 31-13-10)
 - Kaspar Tree Farm- tree farm & nursery (34-16-8)
- B) Approval of last meeting minutes (with motion and roll call)
- C) Future meeting dates (1-6-2014, 2-3-2014 and 3-3-2014)
- D) Open discussion from the public
- E) Adjournment

An agenda for such meeting kept continuously current is available for review at the Planning & Zoning Office.

George Borreson
Zoning Administrator
Saunders County

posted 11-15-2013 9:30 A.M.