

MINUTES

The regular meeting of the Dakota County Planning and Zoning Commission was called to order at 7:12 P.M. by Chairman Marlan Millard. Notice was made regarding the Open Meeting Act posted on the wall and the Pledge of allegiance was said by all.

Present were: Jim Jepsen, Tom Lynch, Marlan Millard, Harold Moes, and Martin Rohde Also present: and Planning and Zoning Administrator Arnold Mellick, County Commissioner Tony Gomez and see attached list. Absent; P&Z board members Deb Green, Neil Miller, Andy Olson, and Joe O'Neill.

Moved by Jim Jepsen, second by Marty Rohde to approve the minutes of the November 2010 meeting. Motion carried.

Chairman Marlan Millard declared the regular meeting closed and the Public Hearing open at 7:15 P.M for Section 600.3(7) Conditional Uses of the Planning and Zoning Regulations. Additional wording to be included in #7 to include rodeos

The Public Hearing closed at 7:18 P.M. and the regular meeting of the Planning and Zoning Commission reopened.

Motion made by Jim Jepsen, second by Marty Rohde to send the amendment change to the County Commissioners to add additional wording to be included in Section 600.3(7) Conditional Uses to include rodeos Roll call vote. Unanimous. Motion passed.

Next on the agenda was to discuss which board members wanted to attend the Nebraska Annual Planning and Zoning conference in Grand Island. Arnie said that if anyone wanted to go, to contact the Planning and Zoning office before February 15th.

Next on the agenda is Miscellaneous and Old Business. Arnie informed the board that Andy Olson resigned from the planning and zoning board and Marlan read his letter of resignation. Arnie also said that Jim Jepsen, Neil Miller and Marty Rohde were up for term limits and that if they wanted to stay on the board, they needed to turn in an application. Marlan told Tony that the Planning and Zoning Board would like to choose which new members would be on the board instead of the board of commissioners. Tony said that he would take his request to the county board of commissioners.

Marlan opened up the floor for public comment. Dennis Reinert mentioned that the Board of Commissioners has a county credit card for convention expenses.

Moved by Tom Lynch, second by Harold Moes, to adjourn. Motion carried
Meeting was duly adjourned at 7:28 P.M.
Respectfully submitted,
Jolene Gubbels

DAKOTA COUNTY PLANNING COMMISSION: January 18, 2011
PUBLIC HEARING

Public Hearing was called to order at 7:15 P.M in regards to Section 600.3.(7) Conditional Uses. Add additional wording to be included in #7 to include rodeos.

The issue was discussed by the Planning & Zoning Board to add rodeos after riding academies and before dude ranches. The Chairman then opened for public comment. Sally Reinert stated her approval of the change. Chairman Marlan Millard closed the public hearing at 7:18p.m.

MINUTES

The regular meeting of the Dakota County Planning and Zoning Commission was called to order at 7:00 P.M. by Chairman Marlan Millard. Notice was made regarding the Open Meeting Act posted on the wall and the Pledge of allegiance was said by all.

Present were: Deb Green, Jim Jepsen, Tom Lynch, Marlan Millard, Joe O'Neill, and Martin Rohde Also present: and Planning and Zoning Administrator Arnold Mellick, County Commissioner Tony Gomez and see attached list. Absent; P&Z board members; Neil Miller, Harold Moes, and Andy Olson.

Moved by Jim Jepsen, second by Marty Rohde to approve the minutes of the January 2011 meeting. Motion carried.

First on agenda is election of officers. This will have to be tabled for the next meeting.

Chairman Marlan Millard declared the regular meeting closed and the Public Hearing open at 7:02 P.M for review of the Conditional Use Permit Application submitted by Juan Alamillo to hold rodeos at 2474 S Avenue, Emerson, NE

The Public Hearing closed at 7:07 P.M. and the regular meeting of the Planning and Zoning Commission reopened.

Motion made by Joe O'Neill, second by Deb Green to recommend approval of application and send on to the County Commissioners for their approval. Roll call vote. Unanimous. Motion passed.

Next on the agenda was to discuss possibility of rezoning area for Robb Nelson's trucking business. Robb has put up a shed that will be used for farming and he wants to sell semi trucks also. His property is located along Hwy 12. It is currently zoned Ag. Hwy business in the regulations doesn't refer to selling trucks. Arnie said that he will consult with the county attorney about issuing a conditional use permit or the best possible way to handle this issue.

Next on the agenda is Miscellaneous and Old Business. Tony Gomez stated that he will be going to the planning and zoning conference in Grand Island and is looking forward to going. Marlan will also be attending. Marlan opened up the floor for public comment. No public comment.

Moved by Tom Lynch, second by Joe O'Neill, to adjourn. Motion carried

Meeting was duly adjourned at 7:30 P.M.

Respectfully submitted,

Jolene Gubbels

DAKOTA COUNTY PLANNING COMMISSION: March 15, 2011

PUBLIC HEARING

Public Hearing was called to order at 7:02 P.M in regards to a Conditional Use Permit Application from Juan Alamillo to hold rodeos at 2474 S Avenue, Emerson, NE.

The issue was discussed by the Planning & Zoning Board. They addressed concerns of parking and he said it would be all off the road. The Chairman then opened for public comment. No public comment

Chairman Marlan Millard closed the public hearing at 7:05p.m.

MINUTES

The regular meeting of the Dakota County Planning and Zoning Commission was called to order at 7:00 P.M. by Chairman Marlan Millard. Notice was made regarding the Open Meeting Act posted on the wall and the Pledge of allegiance was said by all.

Present were: Deb Green, Paul Ireland, Jim Jepsen, Dick McCabe, Marlan Millard, Harold Moes, Joe O'Neill, and Martin Rohde Also present: and Planning and Zoning Administrator Arnold Mellick, County Commissioner Tony Gomez and see attached list. Absent; P&Z board members; Tom Lynch.

Moved by Jim Jepsen, second by Marty Rohde to approve the minutes of the March 2011 meeting. Motion carried.

First on agenda is election of officers. Motion made by Jim Jepsen, second by Deb Green for Marlan Millard to remain as Chairman. Roll Call Vote. Unanimous. Motion Passed.

Motion made by Joe O'Neill, second by Jim Jepsen for Marty Rohde to remain as vice-chair. Roll Call Vote. Unanimous. Motion Passed.

Motion made by Jim Jepsen, second by Joe O'Neill for Tom Lynch to remain as secretary. Roll Call Vote. Unanimous. Motion Passed.

Chairman Marlan Millard declared the regular meeting closed and the Public Hearing open at 7:07 P.M for review of the Conditional Use Permit Application submitted by Robb Nelson for truck/trailer/equipment sales business located along Highway 12.

The Public Hearing closed at 7:13 P.M. and the regular meeting of the Planning and Zoning Commission reopened.

Motion made by Jim Jepsen, second by Marty Rohde to recommend approval of application and send on to the County Commissioners for their approval. Roll call vote. Unanimous. Motion passed.

Next on the agenda was to discuss fee for consanguinity permit. Board discussed this issue and decided to leave fee as is.

Next on the agenda is Miscellaneous and Old Business. Arnie mentioned that a resident wants to sell some ground to a business for grain storage and weigh scale by Hwy 110. The resident was wondering if he had to rezone this area from ag to business. The board suggested that Arnie meet with the county attorney to discuss this issue. Arnie asked the board if any of them would like to have the meeting information sent by email. They all preferred mail.

Marlan opened up the floor for public comment. Dennis Reinert asked if the motion to accept the conditional use permit was done in regards to it being renewed yearly. Arnie said yes.

Arnie went over new informational permits and building permits.

Moved by Joe O'Neill, second by Paul Ireland, to adjourn. Motion carried

Meeting was duly adjourned at 7:30 P.M.

Respectfully submitted,

Jolene Gubbels

The issue was discussed by the Planning & Zoning Board. Planning and Zoning Admin. Arnie Mellick stated that he addressed this issue with the county attorney Kim Watson and she agreed that applying for a conditional use permit was the correct procedure to follow in this instance. They addressed concerns of hazardous waste material. Arnie thought he would be following state regulations. The board stated that they would like to have it renewed yearly with the condition that he follows state regulations for getting rid of hazardous material. The Chairman then opened for public comment. Sally Reinert stated that if the county attorney felt this was the right procedure to follow, then it should be ok. Arnie also stated that when he went to the Northeast Nebraska Association of County Officials, he discussed this situation there, and other Planning and Zoning Administrators felt that a conditional use permit should be obtained and that is what they have done for residents in similar situations as this. Dennis Reinert asked where in the regulations under Ag did it state that this is permissible to have a Hwy service business. Arnie stated that the Ag regulations don't specifically address this, and that is why a conditional use permit is needed. In his discussion with the county attorney, Ms. Watson felt that a conditional use permit was needed since it would be too hard to tell what percentage of the shop would be for business and what percent would be used for farm use. Chairman Marlan Millard closed the public hearing at 7:13p.m.

MINUTES

The regular meeting of the Dakota County Planning and Zoning Commission was called to order at 7:00 P.M. by Chairman Marlan Millard. Notice was made regarding the Open Meeting Act posted on the wall and the Pledge of allegiance was said by all.

Present were: Deb Green, Paul Ireland, Jim Jepsen, Tom Lynch., Marlan Millard, Harold Moes, Joe O'Neill, and Martin Rohde Also present: County Commissioner Tony Gomez and Kristi Quinn/SIMPCO. Absent; P&Z board members; Dick McCabe, and Planning and Zoning Administrator Arnold Mellick

Moved by Harold Moes, second by Marty Rohde to approve the minutes of the April 2011 meeting. Motion carried.

First on agenda is to review Nebraska Department of Aeronautics zoning regulations that they are requesting Dakota County add to its Comprehensive Plan and zoning regulations for airport's hazard area and list any changes the P&Z board would recommend. Kristi Quinn from SIMPCO talked about the regulations with the board and recommended they have the county attorney look it over and give her recommendations to the Nebraska Department of Aeronautics.

Next on the agenda was to discuss Mark Albenesius plans to enlarge pond in Dakota Flats. They tabled the issue for the next meeting.

Next on the agenda is Miscellaneous and Old Business.

Marlan opened up the floor for public comment. No Public to comment

Moved by Jim Jepsen, second by Paul Ireland, to adjourn. Motion carried

Meeting was duly adjourned at 7:20 P.M.

Respectfully submitted,

Jolene Gubbels

MINUTES

The regular meeting of the Dakota County Planning and Zoning Commission was called to order at 7:00 P.M. by Vice -chairman Marty Rohde. Notice was made regarding the Open Meeting Act posted on the wall and the Pledge of allegiance was said by all.

Present were: Paul Ireland, Jim Jepsen, Tom Lynch, Dick McCabe, Harold Moes, Joe O'Neill, and Martin Rohde Also present: Planning and Zoning Administrator Arnold Mellick, County Commissioner Tony Gomez and see attached sheet. Absent; P&Z board members; Deb Green, and Marlan Millard.

Moved by Jim Jepsen, second by Joe O'Neill to approve the minutes of the July 2011 meeting. Motion carried.

First on agenda is to discuss Mark Albenesius's plans to enlarge a pond in Dakota Flats. Don and Sherry Prenger were available to discuss plans to enlarge retention pond from approximately 3 acres to approximately 11 acres. Discussion was informational only for the planning and zoning board. All residents in the area have been informed of the proposed plans.

Next on the agenda was the Nebraska Department of Aeronautics zoning regulations that they are requesting Dakota County add to its Comprehensive Plan and zoning regulations for airport's hazard area. The P&Z board requested for the county attorney to review it. The County attorney thought it would be a good idea to adopt it in our Comprehensive Plan. Harold Moes made a motion, second by Dick McCabe to make a recommendation to the Board of Commissioners to add the zoning regulations for airport hazard area to the county's Comprehensive Plan. Roll Call vote unanimous. Motion carried.

Next on the agenda is Miscellaneous and Old Business.
Marty opened up the floor for public comment. No Public to comment

Moved by Joe O'Neill, second by Paul Ireland, to adjourn. Motion carried
Meeting was duly adjourned at 7:25 P.M.
Respectfully submitted,

Jolene Gubbels

MINUTES

The regular meeting of the Dakota County Planning and Zoning Commission was called to order at 7:00 P.M. by Chairman Marlan Millard. Notice was made regarding the Open Meeting Act posted on the wall and the Pledge of allegiance was said by all.

Present were, Paul Ireland, Jim Jepsen, Tom Lynch., Dick McCabe, Marlan Millard, Harold Moes, Joe O'Neill, and Martin Rohde Also present: and Planning and Zoning Administrator Arnold Mellick, County Commissioner Tony Gomez . Absent; P&Z board members; Deb Green

Moved by Jim Jepsen, second by Paul Ireland to approve the minutes of the September 2011 meeting. Motion carried.

Chairman Marlan Millard declared the regular meeting closed and the Public Hearing open at 7:05 P.M to review resolution to adopt new FEMA flood plain maps and give recommendation for or against to the Board of Commissioners

The Public Hearing closed at 7:22 P.M. and the regular meeting of the Planning and Zoning Commission reopened.

Motion made by Harold Moes, second by Marty Rohde to recommend the Board of Commissioners to pass a resolution to adopt the new FEMA flood plain maps. Roll call vote. Unanimous. Motion passed.

Next on the agenda is Miscellaneous and Old Business. Arnie reviewed the new building permits and informational statements since the last meeting.

Chairman Marlan Millard opened up the floor for public comment. No public; no comment.

Moved by Jim Jepsen, second by Harold Moes, to adjourn. Motion carried

Meeting was duly adjourned at 7:29 P.M.

Respectfully submitted,

Jolene Gubbels

DAKOTA COUNTY PLANNING COMMISSION: November 15, 2011

PUBLIC HEARING

Public Hearing was called to order at 7:05 P.M to review resolution to adopt new FEMA flood plain maps. After discussion, the Planning and Zoning Board reviewed the resolution.

Chairman Marlan Millard closed the public hearing at 7:22p.m.