

# Saline Planning and Zoning Minutes



## SALINE COUNTY PLANNING & ZONING MEETING JUNE 21, 2022

The Saline County Planning & Zoning Board Meeting was called to order at 7:00 p.m. on June 21, 2022 by Chairman Johnny Barta. He stated that the Open Meeting Act applied to this meeting and the Act is posted on the East wall of the Assembly Room of the Saline County Courthouse in Wilber, Nebraska. Chairman Barta asked Lyle Weber, Planning & Zoning Administrator to call the roll: Present were Johnny Barta, Jeff Koll, Gerald Brown, Mary Jo Weber, Joel Weber, Ron Fink and Keith Muller. Absent were Mark Due and Wayne Havlat.

Also present representing the commissioners was Marvin Kohout.

Minutes of the March 15, 2022 meeting were read by Keith Muller. No corrections voiced and so moved by Jeff Koll to accept the minutes as read, seconded by Ron Fink, to approve. Roll Call voting yes were: Muller, MJ Weber, Brown, Fink, Barta, Koll and J Weber. Minutes approved and submitted to be filed.

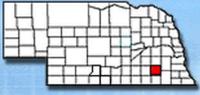
Citizens Forum: Mr. Gary Veprovsky wished to address the P&Z Board at this meeting. He talked about the agenda item of changing wording in the Zoning Regulations pertaining to easements and setback requirements. He stated that he was asked to bring this to the P&Z by another person about a house being built inside the ½ mile limit by a participating windfarm member. He also requested an that an item concerning the shutting off of the windmills when farmers are doing field work as a safety issue. He believes it can be done, because he sees the workers do this as they go out to drive around and inspect the windmills.

Action Item 1: Move to approve minor subdivision application of Hugh and Linda Clarke, to divide out 3.339 acres of S ½ of NW ¼, Sec:17, Town:6, Rng:3E, separating existing house and acreage from the farm production land. Well and septic system are on the acreage.

Motion by Joel Weber, to approve, Second by MJ Weber. No further discussion, roll call by Lyle Weber. Voting Yes were: Fink, Brown, Koll, MJ Weber, Muller, J Weber, Barta. Motion approved 7-0.

Action Item 2: There was discussion on the item worded: Changing wording in Zoning Regulations who needs easements and following setback requirements. Deputy County Attorney, Mr. Steven J. Reisdorff, was present to answer questions and concerns. Discussion by Koll, was about attaching/requiring an easement from the parties involved to any new building within the setback distances near a windmill. Barta and Fink raised questions about options. There was comment about protections on setback distances. Mr. Reisdorff stated that the board should not get into regulating a person's personal property as they have the right to do what they wish with their property, as long as it is within [local](#), state and federal rules. [Explaining that \(Section 615\), Page 94 establishes setbacks for new residential structures and \(Section 619\), page 64 applies to construction of utility grid towers.](#) Lyle Weber made a comment on how he dealt with issues of houses built near feedlots. No action was taken.

Chairman Barta handed out a sheet to all members present referencing expectations of members of the Planning and Zoning Board. No discussion at this time.



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Commissioner Kohout first reported that the county is working on allocating grant funds of 2.7 million dollars to be spent in the next several years. Discussion by the commissioners has been with the sheriff's office and county fire departments about their needs. The focus is on the transfer of communications to digital from analog and updating the required systems. There is also a need to upgrade/replace air conditioning units at the Sheriff's office and the courthouse. Currently, the commissioners are looking at maintaining the levy at its current level, but there are concerns due to the legislature changing the inheritance tax laws. This may require increases in property taxed in the future. When asked about Internet tower service, Lyle Weber stated that driveway permits for the two towers were approved today. The energy grant with four other counties (Gage, Jefferson, Saline, Seward and Thayer), Norris Public Power District and Nebraska Public Power is moving forward to improve broadband internet in the counties. The preliminary work on grants is being completed so it is ready to file when the monies get approved.

Chairman Barta made a few comments about a speaker and a presentation he had recently attended.

No other business, Barta asked for motion to close, made by Fink, second by Brown. All in favor by voice vote. Barta adjourned at 8:15 p.m.

Respectfully Re-Submitted As Amended,

Keith Muller, Secretary