

Agenda of the
THOMAS COUNTY PLANNING COMMISSION
Public Hearing & Regular Meeting
May 7, 2015 – 7:30 p.m.
Commissioners Meeting Room
Thomas County Courthouse – Thedford, Nebraska

Regular Meeting

1. Call to Order
2. Roll Call/Excused Absences
3. Nebraska Open Meetings Act Statement
This meeting of the Thomas County Planning Commission has been properly advertised and is being conducted under the guidelines of the Nebraska Open Meetings Act. A copy of the open meetings Act is posted on the north wall of the Commissioners meeting room. Copies of the Open Meetings Act statutes are also available to anyone attending this meeting and are also on file in the County Clerk's office.
4. Statement of publication for the May 7, 2015 regular meeting and public hearing – published April 30, 2015 in the Thomas County Herald
5. Adoption of May 7, 2015 agenda
6. Statement of Publication of October 23, 2014 meeting minutes published October 30, 2014-Thomas County Herald
7. Approval of October 23, 2014 regular meeting minutes

Chairman – Recess regular meeting

Public Hearing

Amendment to Zoning Regulations:

- 5.44 Commercial District
Add to Permitted Special Uses:
7. Mobile Home Parks

Change setback requirements for:
6.4 Livestock Confinement Facilities/Operations
1. Distance Requirements:

	<u>FACILITY A</u>	<u>FACILITY B</u>	<u>FACILITY C</u>	<u>FACILITY D</u>	<u>FACILITY E</u>
Total Animal Units Allowed	1 to 300	301 to 1,500	1,501 to 5,000	5,001 to 10,000	10,000+

(Section 3.45)

Minimum

Distance

Required

0 mile

2 miles

3 miles

4 miles

5 miles

Public Comments/Concerns

Close Public Hearing

Chairman – Reconvene Regular Meeting

8. Discussion/Action regarding Zoning Amendment to 5.44 Commercial District
9. Discussion/Action regarding 6.4 Livestock Confinement Facilities/Operations
10. Discussion/Action regarding recommendation to Thomas County Board of Commissioners for reappointment of members with terms expiring in 2015
 - George Mintle
 - Carolyn Warren
 - Wayne Rodocker
11. Discussion/Action regarding election of officers
12. Review/Revise Thomas County Comprehensive Plan
13. Review/Revise Thomas County Zoning Regulations
14. Public Comment
15. Adjourn

Agenda of the
THOMAS COUNTY PLANNING COMMISSION
Public Hearing & Regular Meeting
July 20, 2015 – 7:30 p.m.
Commissioners Meeting Room
Thomas County Courthouse – Thedford, Nebraska

Regular Meeting

1. Call to Order
2. Roll Call/Excused Absences
3. Nebraska Open Meetings Act Statement
This meeting of the Thomas County Planning Commission has been properly advertised and is being conducted under the guidelines of the Nebraska Open Meetings Act. A copy of the open meetings Act is posted on the north wall of the Commissioners meeting room. Copies of the Open Meetings Act statutes are also available to anyone attending this meeting and are also on file in the County Clerk's office.
4. Statement of publication for the July 20, 2015 regular meeting and public hearing – published July 9, 2015 in the Thomas County Herald
5. Adoption of July 20, 2015 agenda
6. Statement of Publication of June 18, 2015 meeting minutes published June 25, 2015-Thomas County Herald
7. Approval of June 18, 2015 regular meeting minutes

Chairman – Recess regular meeting

Public Hearing

6.4 LIVESTOCK CONFINEMENT FACILITIES/OPERATIONS

1. Animal Units allowed per facility:

	<u>FACILITY B</u>	<u>FACILITY C</u>
Total Animal Units Allowed (Section 3.45)	301 to 2,500	2,501 to 5,000
Minimum Distance Required	2 miles	3 miles

Public Comments/Concerns

Close Public Hearing

Chairman – Reconvene Regular Meeting

CONTINUED ON OTHER SIDE

8. Discussion/Action regarding change to Animal Units allowed in Facility B & Facility C
9. Discussion/Action regarding distance requirements for confinement facilities for same owners
10. Review/Revise Thomas County Comprehensive Plan
11. Review/Revise Thomas County Zoning Regulations
12. Public Comment
13. Adjourn