Zoning (Planning) Commission

Minutes of Meeting Held on Monday March 5, 2018

At 5:30 P.M.

At the Sterling Fire Hall Meeting Room

Members Present:

Roger Huls

Joe Pella

Ralph Wusk

Ashley Moss

Jordan Pavey

Meeting Called to Order at 5:32 PM

Members Present: Roger Huls, Jordan Pavey, Ralph Wusk, Joe Pella, and Ashley Moss.

Others Present: Leroy

Open Meetings Act Posted on the wall.

Pledge of Allegiance led by Ashley Moss.

Reading of last meeting minutes by Jordan Pavey. Ashley motions to approve the last meeting minutes with change of Roger’s last name as a typo. Seconded by Joe Pella. Vote. All yeas. Motion Carried.

Chairman Peterson requests that the Zoning Board sets a permanent date every month that the meeting is held to make things easier and more consistent. We do have an alternate board member now, Kirsten McAuliffe, so if someone is not able to make it she could fill in. Ashley Moss motions to have our meeting the first Wednesday of every month at 7 P.M. Seconded by Ralph Wusk. Vote. All yeas. Motion Carried.

Roger Huls and Chairman Peterson went to a flood plain meeting last month and learned some new information on the rules and regulations. If someone wants to put up a building in a flood plain and a fill in is needed you have to have an engineer study done to make sure it is not going to put someone else into a flood plain. Ashley Moss asked if someone were to get an engineer study and a flood were to come through who would take fault the engineer company, the town, or the owner? This needs to be looked into. There should be a way for someone to sign off on a flood plain area and states that they still want to build there but it takes all responsibility from the Village Board if the property were destroyed by a flood and is solely the responsibility of the property owner. This also needs to be brought up to someone with more education on the subject.

Roger Huls would like someone to go with him to the Village Board Meeting next week to listen to a visitor speaker about the comprehensive plan in our Zoning books. Our comprehensive section has not been updated in a while and we need to look into making a new comprehensive plan and what all needs to be done. Some information in the book is false and needs to be updated with the correct information. A study needs to be completed and it can cost up to $25,000 and can take a considerable amount of time to get this completed.

Meeting open to the public. No questions or concerns at this time.

Our next meeting will be on Wednesday April 4th at 7 P.M.

Jordan Motions to adjourn this meeting at 6:10 P.M. Seconded by Ashley Moss. Vote. All yeas. Motion Carried.

The next Zoning Board Meeting Date, Time, and Agenda will be posted at Village of Sterling Office, Village of Sterling Library, USPS of Sterling, NE, and at First National Bank of Nebraska.