

**April 15, 2020**

The Keith County Board of Commissioners met for their regular meeting at the Courthouse in Ogallala. Chairman Krajewski asked those attending to join in a moment of silence in support of our armed services and first responders serving our country, followed by the pledge of allegiance to the flag. Krajewski acknowledged the Open Meeting Act was posted. Roll call was answered by Chairman Toney Krajewski and Commissioners Joan Ervin, Corey Crandall, Lane Anderson and Kim Elder. Also attending the meeting was County Clerk Sandra Olson. County Attorney Randy attended the meeting via Zoom. Ervin moved to approve the agenda, Anderson seconded the motion. Elder, Crandall, Anderson, Ervin and Krajewski voting aye; none voting nay; motion carried. Elder moved to approve the minutes of the previous meeting, Crandall seconded the motion. Anderson, Ervin, Crandall, Elder and Krajewski voting aye; none voting nay; motion carried. Crandall moved to approve the payment of claims, Ervin seconded the motion. Elder, Anderson, Ervin, Crandall and Krajewski voting aye; none voting nay; motion carried.

**General Fund**

Black Hills, Service, \$1,286.91; Gary Burke, Mental Health Board hearings, \$100.00; Dr. Matt Byrd, Mental Health Board hearings, \$111.50; Cash-Wa, Prisoner Board, supplies, Commissary, \$764.10; CenturyLink, Circuits, \$116.57; CHS Grainland, Fuel, \$2,018.22; Culligan, Water, \$26.00; Custom Cage, Cargo barrier, \$1,750.00; D&B Full Service, Towing, \$125.00; DAS State Acct-Central Finance, AS 400 hosting, \$30.88; Tina DeVoe, Mental Health Board hearings, \$100.00; ES&S, Services, \$658.13; Food Express, Commissary, provisions, \$1,981.64; Furnas County Sheriff, Services, \$6.00; Robert S. Harvoy, Services, \$275.00; Keith County District Court, Docket fee, \$36.00; Keith County News, Publishing, \$399.00; Lincoln County Detention Center, Housing for inmates, \$4,900.00; Becky McCracken, Transcripts, \$279.45; NE Health & Human Services, Lincoln Regional Center, \$20,522.00; NE Safety and Fire Equipment, Inspections, \$170.00; Pelster Law Office, Services, \$300.00; Pinnacle Bank, Charges, \$5,715.08; Quadient Leasing USA, Postage machine lease, \$609.64; Scotts Bluff County, Inmate housing, medical, \$14,749.93; Deb Silverman, Transcripts, \$65.00; Verizon, Broadband, \$40.01

**Road & Bridge Fund**

Ace Irrigation, Culverts, bands, \$2,858.62; Black Hills, Service, \$360.26; Croell, Gravel, \$9,666.98; Fraser Welding, Supplies, \$186.55; Humphreys Auto, Parts, supplies, \$418.05; Ideal Linen, Coveralls, \$182.62; John Deere Financial, Supplies, \$247.59; Keith County Clerk, Motor fuels use tax, \$1,546.00; Kelly's Trucking, Trucking, \$4,400.00; Paulsen Inc., Gravel, \$8,124.42; Peterson Machine Shop, Installing gates, \$1,198.00; S&D Trucking, Trucking, \$4,150.00; Simon, Gravel, \$9,869.43; 21st Century, Parts, \$2,012.72

**Highway Buyback Fund**

Martin Marietta, Chip rock, \$7,958.88

**CBSA Health Insurance Claim Fund**

KC CBSA/Health Insurance Fund, Health claims, \$5,793.83

**Emergency Phone 911 Fund**

CenturyLink, Service, \$167.26; Consolidated Telecom, Service, \$119.04

**Wireless 911 Services Fund**

CenturyLink, Service, \$878.13

The Board heard the reports of Head Jailer Travis Poncik, Sheriff Jeff Stevens, Highway Superintendent Tim Ryan, Human Resources Director Laurie Jones and County Inspector Rod Hopken.

Board reports were given and correspondence received. Anderson said he wanted it noted in the minutes that Veterans Service Officer Richard Colson had retired and the Board would like to thank Colson for his service.

Crandall discussed with the Board the different options provided by Five Nines. This agenda item will be placed on the June 10, 2020 agenda.

No executive session was held on the agenda item of Fine Nines – Item renewals & overview or agenda item COVID-19.

The Board discussed the Jail Needs Assessment presentations. Sheriff Jeff Stevens, Head Deputy Shawn Hebbert and Head Jailer Travis Poncik were also present. Anderson moved to hire Davis Design to do the Jail Needs Assessment, Ervin seconded the meeting. Crandall, Elder, Ervin, Anderson and Krajewski voting aye; none voting nay; motion carried. Elder will send out letters to all the firms who applied.

Zoning Administration for Keith County CJ Poltack appeared before the Board via Zoom with several zoning items. The first resolution was a request by Jerome and Julie Franks for a Final Plat of Franks Replat of Lots 39 & 40 Sandy Beach Subdivision, located in Section 15, Township 15 North, Range 39 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Elder moved to adopt this resolution, Crandall seconded the motion. This resolution will be filed in the Resolution Book as number 2020-17. The second resolution was a request by Edward and Lisa Moore, for a Conditional Use Permit (#20-04) for a Dwelling Unit: Vacation Rental located in TR D-3 & TR on E Lineback TRS, commonly known as 149 Tumbleweed, located in Section 17, Township 15 North, Range 39 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Lisa Moore spoke to the Board via Zoom and asked the Board to lift some of the restrictions placed on the property. Attorney Neil Williams stated that this property was rented through the 2020 season. Williams asked the Board consider two requests: Number one that Moore be able to operate as is with rentals already booked and two that the parking restrictions be lifted. Ervin moved to adopt the resolution with number of guests to be held at eight and two vehicle parking effective immediately, Anderson seconded the motion. Crandall, Elder, Anderson, Ervin and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-18. The third resolution was a request by Greg and Megan Steward, for a Conditional Use Permit (#20-05) for a Dwelling Unit: Vacation Rental located in Lot 1 Steward Adm Replat, commonly known as 18 Albees, located in Section 6, Township 15 North, Range 40 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Elder voiced his concern with the number of people allowed to be staying at the rental at one time. Poltack said that the Planning Commission had recommended no conditions on this property. Ervin moved to adopt this resolution with the inclusion of occupancy limited to eight and parking limited to two vehicles, Crandall seconded the motion. Anderson, Elder, Crandall, Ervin and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-19. The fourth resolution was for a request by Rebecca Martens, for a Conditional Use Permit (#20-06) for a Dwelling Unit: Vacation Rental located in Lot 6 Replat of Eagle Bay Townhouses, commonly known as 6 Eagle Bay, located in Section 26, Township 15 North, Range 40 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Ervin moved to adopt this resolution with the provisions of occupancy limited to eight and parking limited to two vehicles, Crandall seconded the motion. Elder, Anderson, Crandall, Elder and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-20. The fifth resolution was for a request by Amy Hill, dba Lake Mac Vacations, LLC, for a Conditional Use Permit (#20-07) for a Dwelling Unit: Vacation Rental located in Lot 1 Omaha Beach Mobile Home Park, located on 4 AAA 4<sup>th</sup> Subdivision, located in Section 2, Township 15 North, Range 41 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Ervin moved to adopt this resolution as presented with no conditions, Anderson seconded the motion. Crandall, Elder, Anderson, Ervin and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-21. The sixth resolution was for a request by Amy Hill, dba Lake Mac Vacations, LLC, for a Conditional Use Permit (#20-08) for a Dwelling Unit: Vacation Rental located in Lot 4 Omaha Beach Mobile Home Park, located on 4 AAA 4<sup>th</sup> Subdivision, located in Section 2, Township 15 North, Range 41 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Elder moved to adopt this resolution, Anderson seconded the motion. Ervin,

Crandall, Anderson, Elder and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-22. The seventh resolution was for a request by Amy Hill, dba Lake Mac Vacations, LLC, for a Conditional Use Permit (#20-09) for a Dwelling Unit: Vacation Rental located in Lot 14 Omaha Beach Mobile Home Park, located on 4 AAA 4<sup>th</sup> Subdivision, located in Section 2, Township 15 North, Range 41 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Anderson moved to adopt this resolution as submitted, Ervin seconded the motion. Crandall, Elder, Ervin, Anderson and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-23. The eighth resolution was for a request by Amy Hill, dba Lake Mac Vacations, LLC, for a Conditional Use Permit (#20-10) for a Dwelling Unit: Vacation Rental located in Lot 17 Omaha Beach Mobile Home Park, located on 4 AAA 4<sup>th</sup> Subdivision, located in Section 2, Township 15 North, Range 41 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Ervin moved to adopt this resolution as submitted, Anderson seconded the motion. Elder, Crandall, Anderson, Ervin and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-24. The ninth resolution was for a request by Amy Hill, dba Lake Mac Vacations, LLC, for a Conditional Use Permit (#20-11) for a Dwelling Unit: Vacation Rental located in Lot 20 Omaha Beach Mobile Home Park, located on 4 AAA 4<sup>th</sup> Subdivision, located in Section 2, Township 15 North, Range 41 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Anderson moved to adopt the resolution, Elder seconded the motion. Ervin, Crandall, Elder, Anderson and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-25. The tenth resolution was for a request by Amy Hill, dba Lake Mac Vacations, LLC, for a Conditional Use Permit (#20-12) for a Dwelling Unit: Vacation Rental located in Lot 27 Omaha Beach Mobile Home Park, located on 4 AAA 4<sup>th</sup> Subdivision, located in Section 2, Township 15 North, Range 41 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Elder moved to adopt this resolution with no conditions, Ervin seconded the motion. Crandall, Anderson, Ervin, Elder and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as 2020-26. The eleventh resolution was for a request by Jerry & Candace Snow, for a Conditional Use Permit (#20-13) for a Dwelling Unit: Vacation Rental located in Lots 20-21-22-23-24-25-26-27-28 of Sass's 1<sup>st</sup> Subdivision, commonly known as 521 Hwy 26 West, located in Section 17, Township 14 North, Range 39 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Ervin moved to adopt this resolution with the condition of no street parking, Crandall seconded the motion. Elder, Anderson, Crandall, Ervin and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-27. The twelfth resolution was for a request by Angelo and Bree Maestas, for a Conditional Use Permit (#20-14) for a Dwelling Unit: Vacation Rental located in TRS 28, 34 & 40 Yucca Heights Subdivision, commonly known as 34 Yucca Heights, located in Section 19, Township 15 North, Range 38 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Ervin moved to adopt the resolution with the condition of no street parking in the subdivision, Elder seconded the motion. Crandall, Anderson, Elder, Ervin and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-28. The thirteenth resolution was for a request by Carlos and Lisa Lujan, for a Conditional Use Permit (#20-15) for a Dwelling Unit: Vacation Rental located in N 80' of E 90' of Lot 5 Blk 2 Berry's Subdivision, commonly known as 25 Berrys, located in Section 17, Township 15 North, Range 39 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Ervin moved to adopt this resolution with the conditions of a limit of two parking spaces and no street parking, Anderson seconded the motion. Elder, Crandall, Anderson, Ervin and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-29. The fourteenth resolution was for a request by Lisa Lujan, for a Conditional Use Permit (#20-16) for a Dwelling Unit: Vacation Rental located in Lot 6 Blk 2 Berry's Subdivision, commonly known as 26 Berry's, located in Section 17, Township 15 North, Range 39 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. Elder moved to adopt this resolution

with the conditions of no street parking and a limit of two parking spaces, Crandall seconded the motion. Anderson, Ervin, Crandall, Elder and Krajewski voting aye; none voting nay; motion carried. This resolution will be filed in the Resolution Book as number 2020-30.

With no further business to come before the Board the meeting was adjourned. The Board will meet again Wednesday, April 22, 2020 at 8:00 a.m. at the Courthouse in Ogallala.

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Chairman  
Toney Krajewski

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County Clerk  
Sandra K. Olson

Agenda: Kept current in the office of the County Clerk. \*Time of specific agenda items will run continuously thru the meeting and may occur earlier or later than estimated.

### **Unfinished Business**

Executive session - COVID-19.

COVID-19.

### **New Business**

Discussion/decision where to go with county property at 1501 West 5<sup>th</sup> Street, Ogallala, NE.

8:30 a.m. – Mental health insurance benefit.

9:00 a.m. - Zoning Administration for Keith County. Zoning items: 1. Request by Anthony Palmieri, for a Conditional Use Permit (#20-17) for a Dwelling Unit: Vacation Rental located in Lot 116 Albee's 3rd Subdivision, commonly known as 116 Albee's 3, located in Section 1, Township 15 North, Range 41 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. 2. Request by Jesse Carr, DBA CRJ Properties, LLC., for a Conditional Use Permit (#20-18) for a Dwelling Unit: Vacation Rental located in UNIT-15 LOT 1 BAYSIDE COUNTRY ESTATES REPLAT NO. 2, commonly known as 215 Bayside Country Estates, located in Section 22, Township 15 North, Range 40 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. 3. Request by John Forsling and Jana Allman Forsling, for a Conditional Use Permit (#20-19) for a Dwelling Unit: Vacation Rental located in Lots 16-21 Lineback's 6th Subdivision, commonly known as 150 Anna Court, located in Section 17, Township 15 North, Range 39 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. 4. Request by Keith and Carey Thoene and Chris White, for a Conditional Use Permit (#20-20) for a Dwelling Unit: Vacation Rental located in Lot 5 Eagle Canyon East 3 Subdivision, commonly known as 5 Eagle Canyon East 3, located in Section 12, Township 15 North, Range 40 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. 5. Request by Larry Gilleland, for a Conditional Use Permit (#20-21) for a Dwelling Unit: Vacation Rental located in Lot 115 Albee's 3<sup>rd</sup> Subdivision, commonly known as 115 Albee's 3, located in Section 1, Township 15 North, Range 41 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. 6. Request by Jeffery White, for a Conditional Use Permit (#20-27) for a Dwelling Unit: Vacation Rental located in TR in SW ¼ 25-15-40, commonly known as 150 Reed's Drive, located in Section 25, Township 15 North, Range 40 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. 7. Request by Marla Dugger, for a Conditional Use Permit (#20-28) for a Dwelling Unit: Vacation Rental located in Lot 1 Alsvary's Adm Replat, commonly known as 3 Albee's 2, located in Section 1, Township 15 North, Range 41 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. 8. Request by Lance Bohall, for a Conditional Use Permit (#20-29) for a Dwelling Unit: Vacation Rental located in Lot 2 Eagle Canyon Park Addition, commonly known as 1069 West Lakeview Road, located in Section 21, Township 15 North, Range 40 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. 9. Request by James Miles, Jr., for a Conditional Use Permit (#20-30) for a Dwelling Unit: Vacation Rental located in Lot 1 Miles Administrative Replat, commonly known as 17 Albee's 2, located in Section 1, Township 15 North, Range 41 West of the 6<sup>th</sup> P.M., Keith County, Nebraska. 10. Request by Craig A. & Marilyn K. Schmidt for an Administrative Replat of Lots 14, 26, and 27 of Lakeview Estates Subdivision, located in the SE ¼ of Section 15, Township 15N, Range 39W of the 6<sup>th</sup> P.M. Keith County, Nebraska.

