

No	04061 ✓	#Pages	2
Doc Tax \$ _____			
Fee \$	116. <sup>00</sup>	P&M \$	3.00
Fees Pd \$ _____		Gen Fee \$ 13.00	
Ck# _____			
Refund	_____	Due \$	116. <sup>00</sup>

THE STATE OF NEBRASKA } ss  
MADISON COUNTY

This instrument filed for record  
the 23 day of September 20 19  
at 10:30 A.M. and recorded in  
Book 2019 Page 04061

*Diana S Nytkodym* Register of Deeds

By the City of Norfolk, 309 N. 5<sup>th</sup> Street, Norfolk, NE 68701

CONDITIONAL USE PERMIT  
RESOLUTION NO. 2019PC-3

WHEREAS, Randy and Chris Matteo, hereinafter referred to as "APPLICANT", has filed an application for a Conditional Use Permit seeking a permit to construct and allow an oversize accessory building on property addressed as 2200 N. 49<sup>th</sup> St. and legally described as follows:

A tract of land lying wholly on the Southwest 1/4 of the Northwest 1/4 of Section 18, Township 24 North, Range 1 West of the 6th P.M., Madison County, Nebraska, more particularly described as follows: Commencing at the Northwest corner of the SW 1/4 of the NW 1/4 of said Section 18; thence South on section line on an assumed bearing of South 00°00' West, a distance of 780.0 feet; thence North 88°33' East a distance of 587.08 feet; thence North 02°16'15" West a distance of 780.0 feet; thence South 88°32'05" West a distance of 556.11 feet to the point of beginning; and

WHEREAS, the property described above is presently included in Zoning District A, Agricultural; and

WHEREAS, the Planning Commission of the City of Norfolk, Nebraska has conducted a public hearing on August 20, 2019 receiving input and data from the APPLICANT and the general public concerning the proposed Conditional Use Permit;

NOW THEREFORE, in consideration of the foregoing recitals, the Planning Commission of the City of Norfolk, Nebraska hereby adopts the following Resolution:

BE IT RESOLVED by the Planning Commission of the City of Norfolk, Nebraska that Randy and Chris Matteo are hereby granted a Conditional Use Permit to construct and allow an oversize accessory building subject to the following terms and conditions:


1. The total maximum permitted square footage (ground level) for detached accessory building(s) on the property described above shall be 5,100 SF which includes the proposed not to exceed 2,100 SF building;

2. The existing 252 SF accessory building shall be removed prior to construction of the proposed new 2,100 SF accessory building;
3. No commercial use shall be allowed and the accessory building shall be used for personal storage only;
4. Pursuant to the Norfolk City Code, this Conditional Use Permit shall run with the land;
5. Failure to observe and maintain the conditions and restrictions of the Conditional Use Permit shall be considered a violation of The Code of the City of Norfolk, Nebraska subject to penalty as provided herein and may be grounds for review including alteration or termination of the permit;
6. All procedures and standards outlined in Section 27-56 of the Norfolk City Code pertaining to Conditional Use Permits shall be observed and the Conditional Use Permit granted herein shall be subject to the provisions of the Norfolk City Code that provide for an appeal to be taken within 15 days of the decision of the Planning Commission, and;
7. There shall be compliance with any other applicable City, County, State, or Federal regulations that may apply.

PASSED AND APPROVED this 4th day of September, 2019.

ATTEST:

  
 \_\_\_\_\_  
 Dan Spray  
 Planning Commission Chair

  
 \_\_\_\_\_  
 Brianna Duerst  
 Planning Commission Secretary

Approved as to form: \_\_\_\_\_  
 City Attorney

The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of September, 2019 by Dan Spray, Planning Commission Chair and Brianna Duerst, Planning Commission Secretary of the City of Norfolk.

  
 \_\_\_\_\_  
 Notary Public Signature

Valerie K. Grimes  
 \_\_\_\_\_  
 Notary Public Printed

