

No. 06275 ✓	#Pages 2
Doc Tax \$ _____	
Fee \$ 16.00	P&M \$ 3.00
Fees Pd\$ _____	Gen Fee \$ 13.00
Ck# _____	
Refund _____	Due 16.00

THE STATE OF NEBRASKA } ss  
MADISON COUNTY

This instrument filed for record  
the 9 day of December 20 20  
at 12:45 P.M. and recorded in  
Book 2020 Page 06275

*Diane S Tykodym* Register of Deeds

by

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

**CONDITIONAL USE PERMIT  
RESOLUTION NO. 2020PC-14**

WHEREAS, Mark P. and Susan A. Cooper, husband and wife, hereinafter referred to as "APPLICANT", have filed an application for a Conditional Use Permit seeking a permit to construct and allow an oversize accessory building on property addressed as 607 E. South Airport Road which is legally described as follows:

The East Quarter Southeast Quarter Southwest Quarter (E1/4 SE1/4 SW1/4) of Section 11, Township 23 North, Range 1, West of the 6th P.M., Madison County, Nebraska, excepting therefrom the following described tract of land, to-wit: Commencing at the Southeast corner of E1/4 SE1/4 SW1/4 of said Section 11; thence 417 ½ feet North on the East line of the above described 10 Acre Tract; thence due West 156 ½ feet; thence due South 417 ½ feet, thence due East 156 ½ feet to the place beginning; and

WHEREAS, the property described above is presently included in Zoning District R-R, Rural Residential District; and

WHEREAS, the Planning Commission of the City of Norfolk, Nebraska has conducted a public hearing on November 3, 2020 receiving input and data from the APPLICANT and the general public concerning the 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 Mark P. and Susan A. Cooper are hereby granted a Conditional Use Permit to construct and allow an oversize accessory building subject to the following terms and conditions:

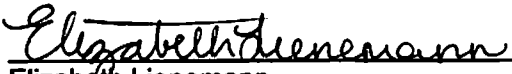
1. The total maximum permitted square footage (ground level) for detached accessory building(s) on the property described above shall be 11,000 SF which includes the proposed not to exceed 7,500 SF building;
2. No commercial use shall be allowed and the accessory building shall be used for personal storage only;

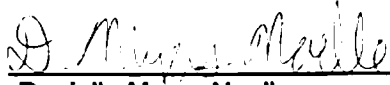
- 3. Pursuant to the Norfolk City Code, this Conditional Use Permit shall run with the land;
- 4. Failure to observe and maintain the conditions and restrictions of the Conditional Use Permit shall be considered a violation of The Code of the City of Norfolk, Nebraska subject to penalty as provided herein and may be grounds for review including alteration or termination of the permit;
- 5. 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;
- 6. There shall be compliance with any other applicable City, County, State, or Federal regulations that may apply.

PASSED AND APPROVED this 17<sup>th</sup> day of November, 2020.

ATTEST:

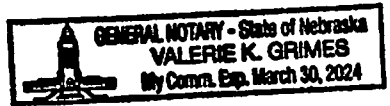
  
 \_\_\_\_\_  
 Dan Spray  
 Planning Commission Chair

  
 \_\_\_\_\_  
 Elizabeth Lienemann  
 Planning Commission Secretary

Approved as to form:   
 \_\_\_\_\_  
 Danielle Myers-Noelle  
 City Attorney

The foregoing instrument was acknowledged before me this 17<sup>th</sup> day of November, 2020 by Dan Spray, Planning Commission Chair and Elizabeth Lienemann, Planning Commission Secretary of the City of Norfolk.

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



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