

10:00

00103 ✓

NO 00103 ✓ Pages 2
 Doc Tax _____
 Fee \$ 16.00 P&M \$ 3.00
 Fees Pd \$ _____ Gen Fee \$ 13.00
 Check# _____
 Refund _____ Due# 16.00

THE STATE OF NEBRASKA } ss
 MADISON COUNTY

This instrument filed for record
 the 10 day of January 2023
 at 10:00 A.M. and recorded in
 Book 2023 Page 00103

Diane S. Rykberg Register of Deeds

By the City of Norfolk, 309 N. 5th Street, Norfolk, NE 68701

CONDITIONAL USE PERMIT
 RESOLUTION NO. 2022PC-13

WHEREAS, Northeast Community College hereinafter referred to as "APPLICANT", has filed an application for a Conditional Use Permit seeking a permit for a trade school on property addressed as 707 & 713 W. Norfolk Avenue, which is legally described as follows:

Lots 3, 4, 5 and 6 of Charles B Durlands Subdivision of Lots 1, 2, and 3, Block 1, Koenigstein's Third Addition to Norfolk, Madison County, Nebraska

AND

Lot 17, Block 1, Koenigstein's Third Addition to Norfolk, Madison County, Nebraska

AND

Lot 18 and the West Half (W1/2) of the vacated alley adjacent and East of said Lot 1, Block 1, Koenigstein's Third Addition, City of Norfolk, Madison County, Nebraska; and

WHEREAS, the property described above is presently included in Zoning District I-1, Light Industrial District; and

WHEREAS, the Planning Commission of the City of Norfolk, Nebraska has conducted a public hearing on December 6, 2022 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 Northeast Community College is hereby granted a Conditional Use Permit for a trade school on property subject to the following terms and conditions:

1. There shall be no outdoor storage;

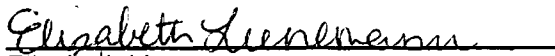
- 2. Noise dampening measures above the required building codes shall be utilized, if necessary;
- 3. The Conditional Use Permit shall be a personal privilege granted to the APPLICANT and shall not be subject to transfer;
- 4. Failure to observe and maintain the conditions and restrictions of the Conditional 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 20th day of December, 2022.

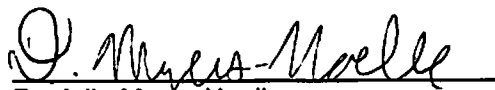
ATTEST:



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 20th day of December, 2022 by Dan Spray, Planning Commission Chair and Elizabeth Lienemann, Planning Commission Secretary of the City of Norfolk.



Notary Public Signature



Notary Public Printed

