

STATE OF NEBRASKA)
COUNTY OF STANTON) SS # 2025-00026
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11:30 A M In Volume 105 of
Instrumental at page 65
Wanda Heermann Clerk
Ris Linger Deputy
Fees \$ 22.00 Pd. Chg Page Count 3

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

CONDITIONAL USE PERMIT
RESOLUTION NO. 2024PC-8

WHEREAS, Travis and Angela Baumann, husband and wife, hereinafter referred to as "APPLICANT", has filed an application for a Conditional Use Permit seeking a permit to allow an oversized accessory building on property addressed as 55949 843rd Road and legally described as follows:

Lots 4 and 5, Zastrow's Subdivision, Stanton County, Nebraska.

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 December 3, 2024 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 Travis and Angela Baumann are hereby granted a Conditional Use Permit to construct and allow an oversized accessory building subject to the following terms and conditions:

1. The total maximum permitted square footage (ground level) for detached accessory buildings on the property described above shall be 5,400 SF which includes the existing 3,000 SF building with the proposed 2,400 SF addition to the existing building, as shown on the attached site plan;
2. No commercial use shall be allowed and the accessory building shall be used for personal storage only;
3. There shall be no storage of hazardous materials;

4. There shall be relief from the architectural compatibility requirement provided in Section 27-287(7) of the Norfolk City Code;
5. Pursuant to the Norfolk City Code, this Conditional Use Permit shall run with the land;
6. 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;
7. 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;
8. There shall be compliance with floodplain regulations and any other applicable City, County, State, or Federal regulations that may apply.

PASSED AND APPROVED this 17th day of December, 2024.

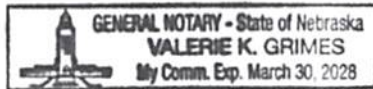
ATTEST:

Brianna Duerst
Brianna Duerst, Planning Commission Secretary

Dirk Waite
Dirk Waite, Planning Commission Chair

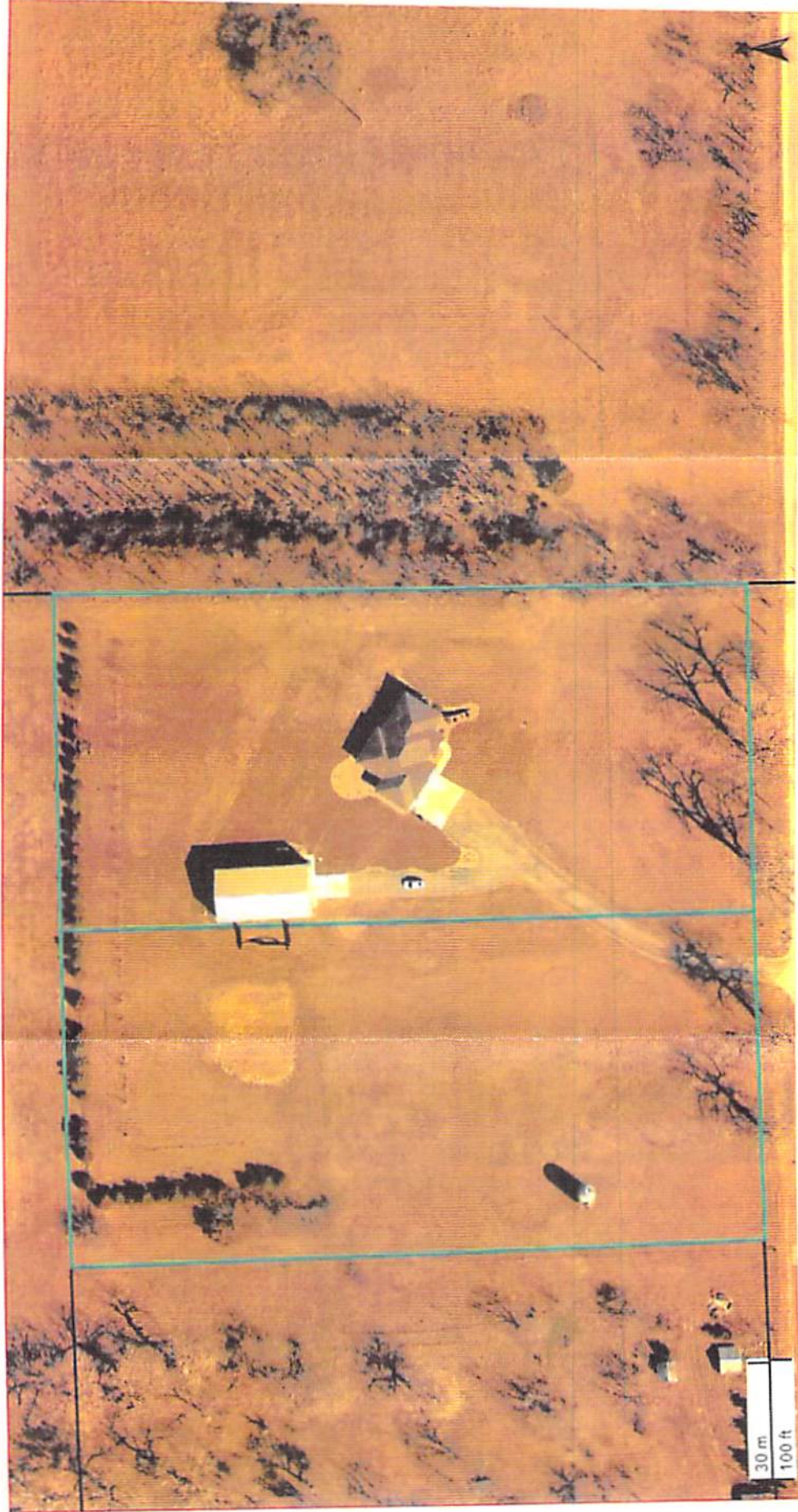
Approved as to form: D. Myler-Moeller
City Attorney

The foregoing instrument was acknowledged before me this 17th day of December, 2024 by Dirk Waite, Planning Commission Chair and Brianna Duerst, Planning Commission Secretary of the City of Norfolk.



Valerie K. Grimes
Notary Public Signature

Valerie K. Grimes
Notary Public Printed



PROPERTY LINES/LOT LINES

The property lines indicated on the county aerial maps are NOT TO BE USED FOR LEGAL PURPOSES. These property lines are not survey quality, are used as a visual reference only, and are a general representation of the location of your property lines/boundaries. DO NOT use this website to determine the location of your or your neighbor's property lines. If you are unsure of your property lines/boundaries, a local land surveyor may need to be contacted.

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