

# Ellis County Joint Planning Commission Meeting Minutes for January 25, 2011

**Members Present:**

Bill Poland, Chairman  
Paul Baier,  
Dick Klaus  
Ken Richmeier  
Luanne Kramer  
Gary Luea  
Kirk Dickinson  
Kendall Krug

**Members Absent:**

Galen Huser

**Staff Present:**

Dale Wing, Zoning Administrator  
Carla Meier, Recording Secretary

**Counsel Present:**

None Present

**County Administrator:**

Greg Sund

**County Commissioners present:**

Glenn Diehl and Dean Haselhorst

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The January 25, 2011 meeting of the Ellis County Joint Planning Commission was called to order by Chairman Bill Poland at 7:00 p.m. The meeting was held at the 601 Main Street meeting room.

**Roll call** was taken. Eight members were present. There was a quorum.

**Minutes:** Gary Luea moved that the minutes be approved as written. Paul Baier seconded the motion. Motion carried 8-0.

Chairman Poland informed the public that he had taken the Oath of Office for the position of being on the Planning and Zoning Committee and it would be on file at the County Clerk's Office.

**Public Presentations:** None

**Staff Report:** None

**Old Business:** None

**New Business:**

The Public Hearing for Conditional Use Permit No. 1033 for Keith Werth opened. Little discussion followed. Zoning Administrator Dale Wing stated the only reason for the Conditional Use Permit is because of the change of the use of the land. The Board completed the Finding of Fact. It was moved by Kirk Dickinson and seconded by Ken Richmeier to approve the Conditional Use Permit No. 1033 for Keith Werth and to forward it to the County Commission. Motion carried 8-0. The protest period of February 8, 2011 was announced.

The Public Hearing for the Proposed Regulation Changes opened. Mark Bannister, representative of the Butterfield Wind, LLC organization and Bannister Capital Advisors, LLC began his presentation. He passed out handouts and answered Committee questions. Chairman Poland then asked if there were any questions or comments from the audience. Several people spoke, asked questions and made comments. Chairman Poland closed the Public Hearing. There was much discussion among the Committee members. Kirk Dickinson moved to revert back to the Article 27 Regulations before the August 30, 2010 changes of the County Commission were made. Ken Richmeier seconded the motion. Much discussion followed. Chairman Poland restated "the motion is to recommend to the County Commission that they change the Regulations in Article 27 back to the Regulations as stated prior to the August 30, 2010 changes of the Commission." Motion carried 5-2.

**Other Business:** Zoning Administrator commented that Dick Klaus had requested that Committee consider making changes in the Regulations to require warning devices in any new developments in the county. Greg Sund, County Administrator, stated this would go in the Subdivision Regulations.

**Confirmation of next meeting date:** Wednesday February 23, 2011 at 7:00 p.m.  
at the 601 Main Street meeting room.

Paul Baier moved that the meeting adjourn. Ken Richmeier seconded the motion.  
Motion carried. The meeting was adjourned at 9:05 p.m.

Respectfully submitted

Carla Meier

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Chairman

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Date