

Agenda

1. A meeting of the St. Planning Commission was convened in open and public session on the 8th day of June, 2020 at 5:00 p.m. held in the City Council Chambers, 704 6th Street, St. Paul, Nebraska. Due to COVID-19, the meeting was also available by teleconference.
2. Chairman Charles Schmid called the meeting to order at ___ p.m. with a statement regarding the Open Meeting Act, which is posted on the west wall of the City Council Chambers, and available online at the following link:
https://nitc.nebraska.gov/documents/statutes/NebraskaOpenMeetingsAct_current.pdf.

Member roll call: Chairman Chuck Schmid, Connie Becker, Arvilla Jacobs, Wilber Medbery, and Tony Walch, along with Zoning Administrator Matt Helzer and Laura Berthelsen (minutes). The agenda was sent to the Board members prior to the meeting and posted in three (3) public places.

3. Discuss - Approve / Deny the May 11, 2020 minutes.
4. Chairman Schmid presented the following zoning permits:
 - (a) 2020-28 Catey Sack/STS Construction - Install fence at 1019/1021 Kendall Street
 - (b) 2020-29 John & Mari Lyn Poppertt - Extend deck at 1504 Wallace Street
 - (c) 2020-30 Rodney & Debra Meyer - Construct deck w/ ramp at 504 Grant Street
 - (d) 2020-31 Michael & Marlene Rowley - Replace porch, add deck & install fence at 1116 Grant Street
 - (e) 2020-32 Bryan Robinson - Demolish greenhouses at 215 Howard Avenue
 - (f) 2020-33 Brad & Audrey Thomsen - Repair/extend deck at 904 Grant Street
 - (g) 2020-34 Donna Nielsen - Install fence at 507 Sheridan Street
 - (h) 2020-35 Stephanie Holdsworth - Demolish/construct garage at 1217 Elm Street
 - (i) 2020-36 Christopher & Kali Volk - Construct shed at 1307 Jackson Street
 - (j) 2020-37 Loren & Heather Pearson - Install fence at 1304 Jay Street
 - (k) 2020-38 Kevin & Amy Brandt - Construct house at 1528 Indian Street
 - (l) 2020-39 Scott & Heather Seaman - Construct house at 1532 Indian Street
5. Discussion / Reports
6. Chairman Schmid announces the next Planning Commission meeting
7. Public Comments
8. Zoning Administrator Helzer Report
9. Adjournment

St. Paul Planning Commission
May 11, 2020
Meeting Minutes

A meeting of the St. Paul Planning Commission was convened in open and public session on the 11th day of May, 2020 at 5:00 p.m. in the City Council Chambers, 704 6th Street, St. Paul, Nebraska.

Chairman Chuck Schmid called the meeting to order at 5:02 p.m. with a statement regarding the Open Meeting Act, which is posted on the west wall of the City Council Chambers. The agenda was sent to the Commission members prior to the meeting. The Agenda was posted in three (3) public places. Commission members present: Chairman Chuck Schmid, Connie Becker, Arvilla Jacobs, and Wilber Medbery. Member absent: Tony Walch. Also present Zoning Administrator Matt Helzer, Laura Berthelsen (minutes).

Commission member Becker moved to approve the April 27, 2020 meeting minutes. Commission member Jacobs seconded the motion. Commission members Becker, Jacobs, Medbery, and Schmid voted aye, nays none. Motion carried 4/0.

Chairman Schmid presented the following zoning permits:

2020-21	Chris & Terissa Brown – Install fence at 1309 6 th Street
2020-22	Loren & Barb Wroblewski – Move shed from 508 M Street
2020-23	Loren & Barb Wroblewski – Add garden shed at 706 O Street
2020-24	Barrett Huneke – Install privacy fence at 1518 Jay Street
2020-25	Tom Petersen – Install fence at 324 Taylor Street
2020-26	American Legion Post 119 – Construct building at 1222 Second Street
2020-27	Dan & Mary Jo Nielsen – Install fence at 324 Kelly Street

Commission member Medbery moved to approve Zoning Permit applications 2020-21 through 2020-27. Commission member Becker seconded the motion. Commission member Schmid disclosed a potential conflict on Zoning Permit Application 2020-26 in that he is the Commander of the American Legion Post 119 (applicant). Since this Planning Commission simply makes a recommendation to the City Council for final approval of the permit, it was determined that Chairman Schmid's vote would be allowed. As to Zoning Permit applications 2020-21 through 2020-27, Commission members Becker, Jacobs, Medbery, and Schmid voted aye, nays none. Motion carried 4/0.

The next St. Paul Planning Commission meeting will be on Tuesday, May 26, 2020 at 5:00 p.m.

Chairman Schmid adjourned the meeting at 5:24 p.m.

Sincerely,

Matthew T. Helzer
Zoning Administrator

Charles M. Schmid
Chairman

Laura Berthelsen
Planning Secretary

Zoning Classification R-2 Value \$ 5000

PERMIT NUMBER 2020-28
FEE \$25.00 CASH CHECK# 2157 CC
pd 5/14/2020

APPLICATION FOR A FENCE PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all required information is furnished.

Property Owner Catey Sack Contractor STS Construction
Address 1019 E 1021 Kendall St. Address 103 Grand St.
City, State, Zip St. Paul, NE 68873 Phone Number 402-690-0854
Phone Number _____ Cell Phone 713/311

Complete Legal Description of the Property Lots 4,5,6 Block 14 Bartlett's Add. St. Paul

Address of Fence Site 1019 E 1021 Kendall Size & Kind Vinyl 6'

Replacement or New Fence: New

Approximately when will the construction: Start Asap Finish _____

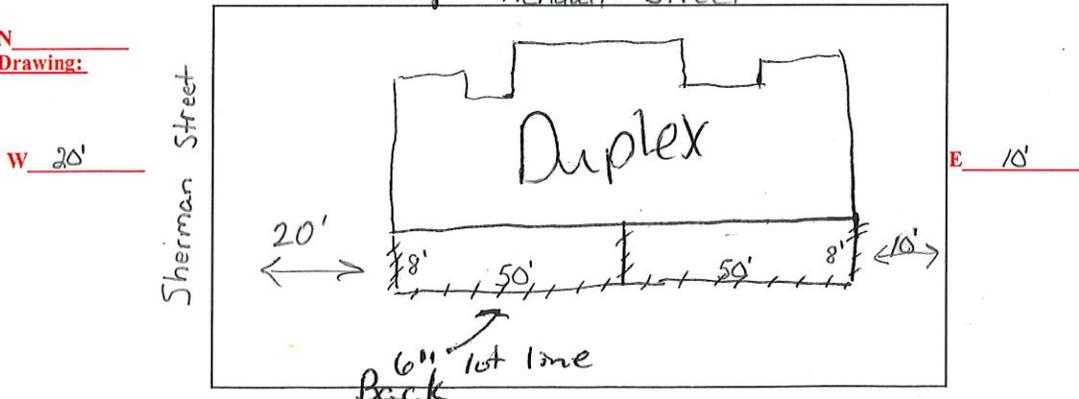
To Whom Should the Improvements be assessed? Catey Sack

Contact Utility Superintendent at (308) 754-4483 regarding Inspection Matt Helzer Date of visit 5-28-20
(Matt Helzer's signature)

Recommendations needed before approval: _____

MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING - CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. **This permit is valid for one (1) year from approval date.** The signature also indicates permission granted to the Zoning Administrator to inspect the site in which this permit is granted at any time until completed.

Signature of Applicant [Signature] Date 5-13-20



For Office Use Only:
Permit is Approved _____ Denied _____ S 6" Date _____
Zoning Administrator

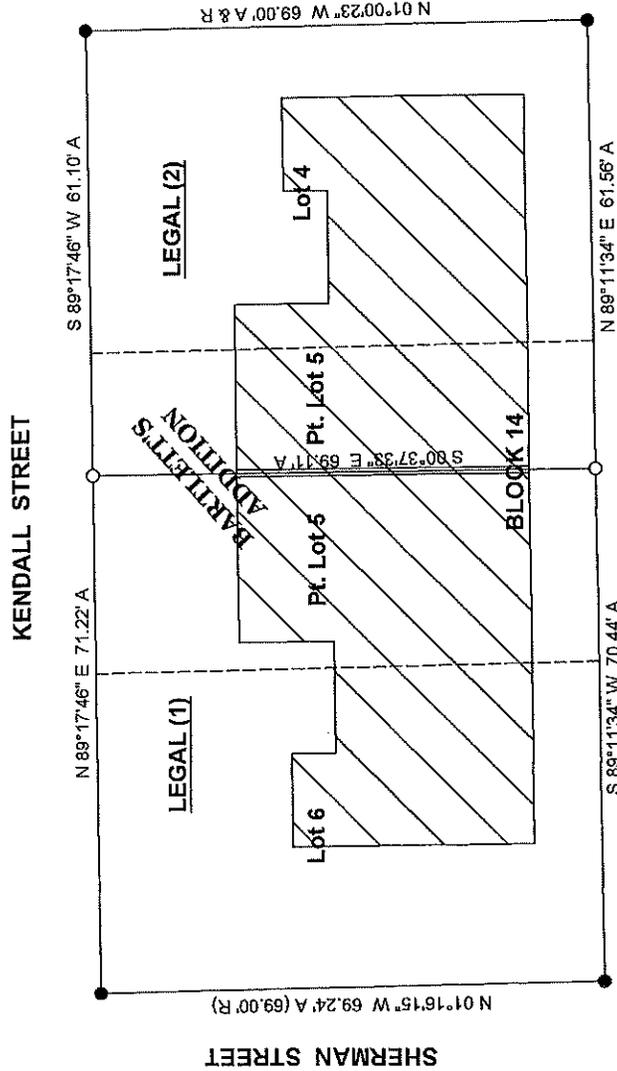
Reasons for Denial: _____

2020-28

Nebraska
Survey Record Repository
RECEIVED
\$2.50
MAY 11 2020
HOWARD
14100-729

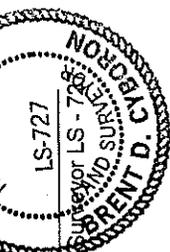


Scale 1" = 20'



SURVEYORS CERTIFICATE

I hereby certify that to the best of my knowledge and belief, the accompanying plat is from approved records of the described property made under the supervision of the Surveyor.



Brent D. Cyboron
Brent D. Cyboron Reg Land Surveyor LS - 727

LEGEND

- - Corner Found 1" Pipe
- - 5/8" Rebar Placed W/Survey Cap
- - Temporary Point
- A - Actual Distance
- R - Recorded Distance
- P - Prorated Distance

INITIAL POINT SURVEYING LLC
410 S. Webb Rd., Suite 4B
Grand Island, NE 68803
308-335-5754 Cell
308-675-4141 Office

1023 Kendall Street	
Part of Lots 4, 5, 6, Block 14	
Bartlett's Addition, St. Paul, Nebraska	
PLAT NO.	20-024
DATE	5-26-2020
PREPARED BY	Brent D. Cyboron
RECORDED BY	20-024

LEGAL DESCRIPTION (1)

A tract of land comprising of The North Sixty-Nine (69.00') feet of Lot Part. Five (5), Lot Six (6), Block Fourteen (14), Bartlett's Addition to the City of St. Paul, Howard County, Nebraska. Being more particularly describe as follows:

Commencing at the Northwest Corner of Lot 6, thence N89°17'46" E, a distance of 71.22' feet, thence S 00°37'33" E, a distance of 69.11' feet; thence S 89°11'34" W, a distance of 70.44' feet, thence N 01°16'15" W, a distance of 69.24' feet to the point of beginning.

LEGAL DESCRIPTION (2)

A tract of land comprising of The North Sixty-Nine (69.00') feet of Lot Four (4), Part Lot Five (5), Block Fourteen (14), Bartlett's Addition to the City of St. Paul, Howard County, Nebraska. Being more particularly describe as follows:

Commencing at the Northeast Corner of Lot 4, thence S 89°17'46" W, a distance of 61.10' feet, thence S 00°37'33" E, a distance of 69.11' feet; thence N 89°11'34" E, a distance of 61.56' feet, thence N 01°00'23" W, a distance of 69.00' feet to the point of beginning.

Zoning Classification R-1 Value \$ 900.00
Please call 811 before completing form

PERMIT NUMBER 2020-29
FEE \$25.00 CASH CHECK# 2024
pd 5/18/2020

APPLICATION FOR A RESIDENTIAL ZONING PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all requirement information is furnished.

Property Owner John + Mari Lyn Poppert Contractor JMP Contracting Johnmarilyn Poppert

Address 1504 Wallace Address 1504 Wallace

City, State, Zip St. Paul, NE 68873 Phone Number 402-366-0942

Phone Number 402-366-0942 Cell Phone " " "

Complete Legal Description of the Property Lot 8, exc. S. 20' x 560' of lot 9, all in Block 2 Christensen's Addition

Address of Construction Site 1504 Wallace
(If none, one must be registered with City of St. Paul) In the Flood plain NO?

Proposed Structure Add on to deck Dimension of Structure 6' x 17'

Distance from Front property line West 78'

Rear Property Line East 33' Side Property Line North 31' Second Side Line South 62' Between other buildings (Min 10')

Is there a utility easement on either the back or side property? Yes If so attach a copy of neighbor approval.

Approximately when will construction Start June 2 Finish June 5

To Whom Should the Improvements be assessed? Connie Beck / John Poppert 1504 Wallace

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 5-27-20
(Matt Helzer's signature)

Recommendations needed before approval: _____

(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel _____ and the Name of the Lot Split or Subdivision, _____

For Office Use Only:

Is the proposed use permitted within this zoning district? YES NO

Does the proposed use meet all the required setback distances? YES NO

Is a conditional use required for the proposed use? YES NO

Has a Conditional Use Permit been issued for this proposed use? YES NO
If yes, when does it expire? _____

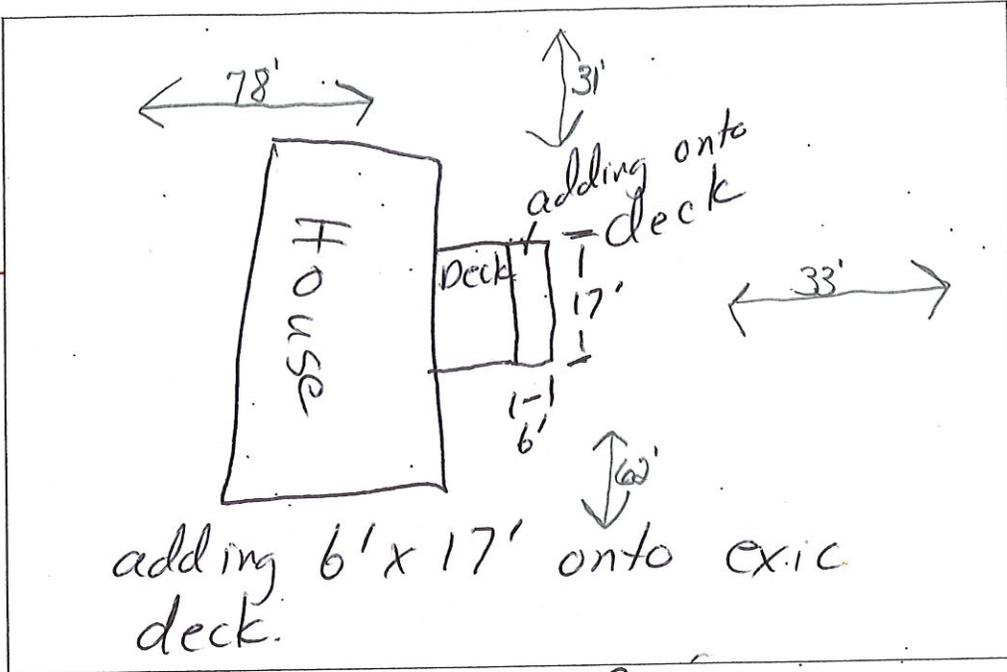
Site Plan Sketch:

North Street Name Paul

Street Name

Wallace

W



Street Name

Jackson

Alley
E

South Street Name 7th St

Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING - CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. NEW HOMES MUST CALL ELECTRICAL INSPECTOR, Kim Farnstrom 308-728-7612**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. This permit is valid for one (1) year from approval date and work must be started within the first 6 months.

The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed and a Certificate of Occupancy is issued.

Signature of Applicant

Date

5-18-20

For Office Use Only:

Permit is Approved _____

Denied _____

Date _____

Zoning Administrator

Reasons for Denial:

Zoning Classification R-2 Value \$ 3200.00

Please call 811 before completing form

PERMIT NUMBER 2020-30
FEE \$25.00 CASH CHECK# 6853

pd 5/26/20

APPLICATION FOR A RESIDENTIAL ZONING PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all requirement information is furnished.

Property Owner Rodney + Debra Meyer Contractor Self

Address 504 Grant Street Address _____

City, State, Zip St. Paul, NE 68873 Phone Number _____

Phone Number 308-754-5635 Cell Phone _____

Complete Legal Description of the Property Lots 7, 8, and Lot 9 Ex E 28' Block 9 Military Add St. Paul

Address of Construction Site 504 Grant Street
(If none, one must be registered with City of St. Paul) In the Flood plain NO ?

Proposed Structure Deck w/ ramp Dimension of Structure 12' x 20'6"

Distance from Front property line 20' _____

Rear Property Line 93' Side Property Line 49' Second Side Line 29' Between other buildings (Min 10') _____

Is there a utility easement on either the back or side property? NO If so attach a copy of neighbor approval.

Approximately when will construction Start June 2020 Finish Aug 2020

To Whom Should the Improvements be assessed? Rodney + Debra Meyer

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 5-27-20
(Matt Helzer's signature)

Recommendations needed before approval: _____

(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel _____ and the Name of the Lot Split or Subdivision, _____

For Office Use Only:

Is the proposed use permitted within this zoning district? ✓ YES _____ NO

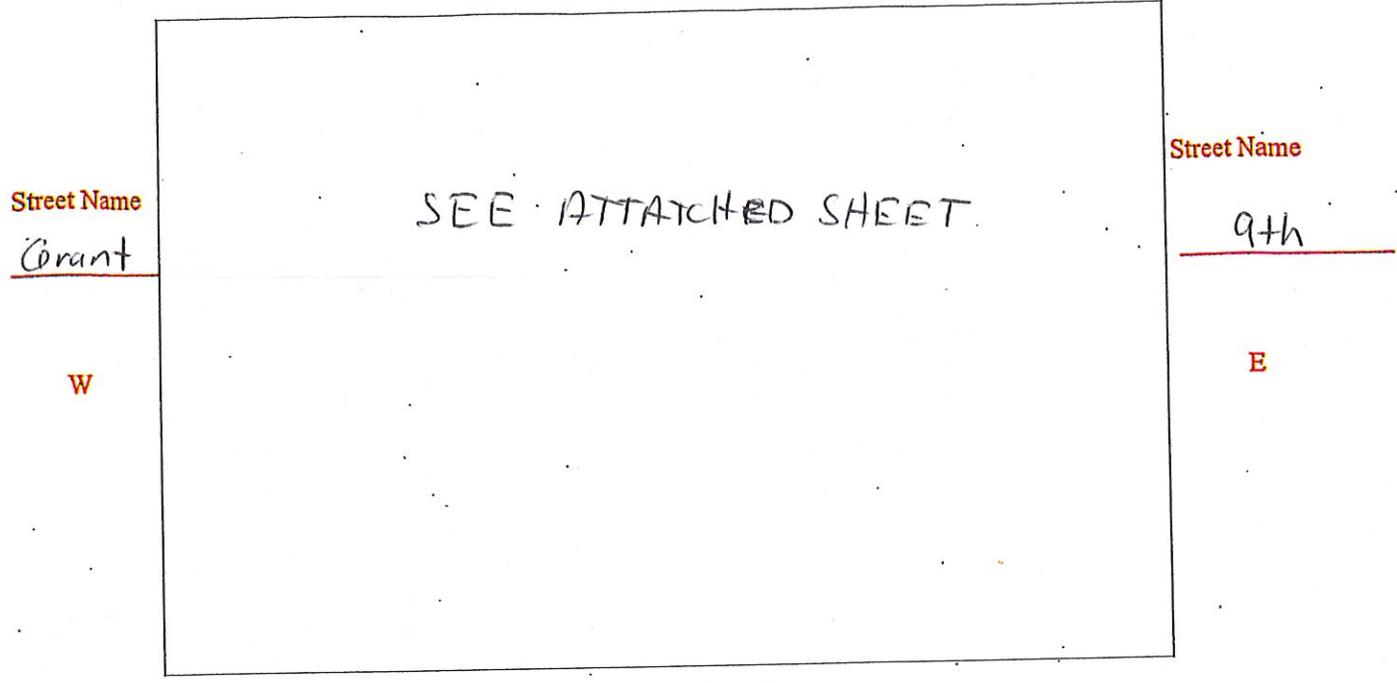
Does the proposed use meet all the required setback distances? ✓ YES _____ NO

Is a conditional use required for the proposed use? _____ YES _____ ✓ NO

Has a Conditional Use Permit been issued for this proposed use? _____ YES _____ ✓ NO
If yes, when does it expire? _____

Site Plan Sketch:

North Street Name Farnum



South Street Name Elm

Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING - CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. NEW HOMES MUST CALL ELECTRICAL INSPECTOR, Kim Farnstrom 308-728-7612**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. This permit is valid for one (1) year from approval date and work must be started within the first 6 months.

The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed and a Certificate of Occupancy is issued.

Signature of Applicant Deb Meyer Date May 13 2020

For Office Use Only:

Permit is Approved _____ Denied _____ Date _____
Zoning Administrator

Reasons for Denial:

2020-30

North

House

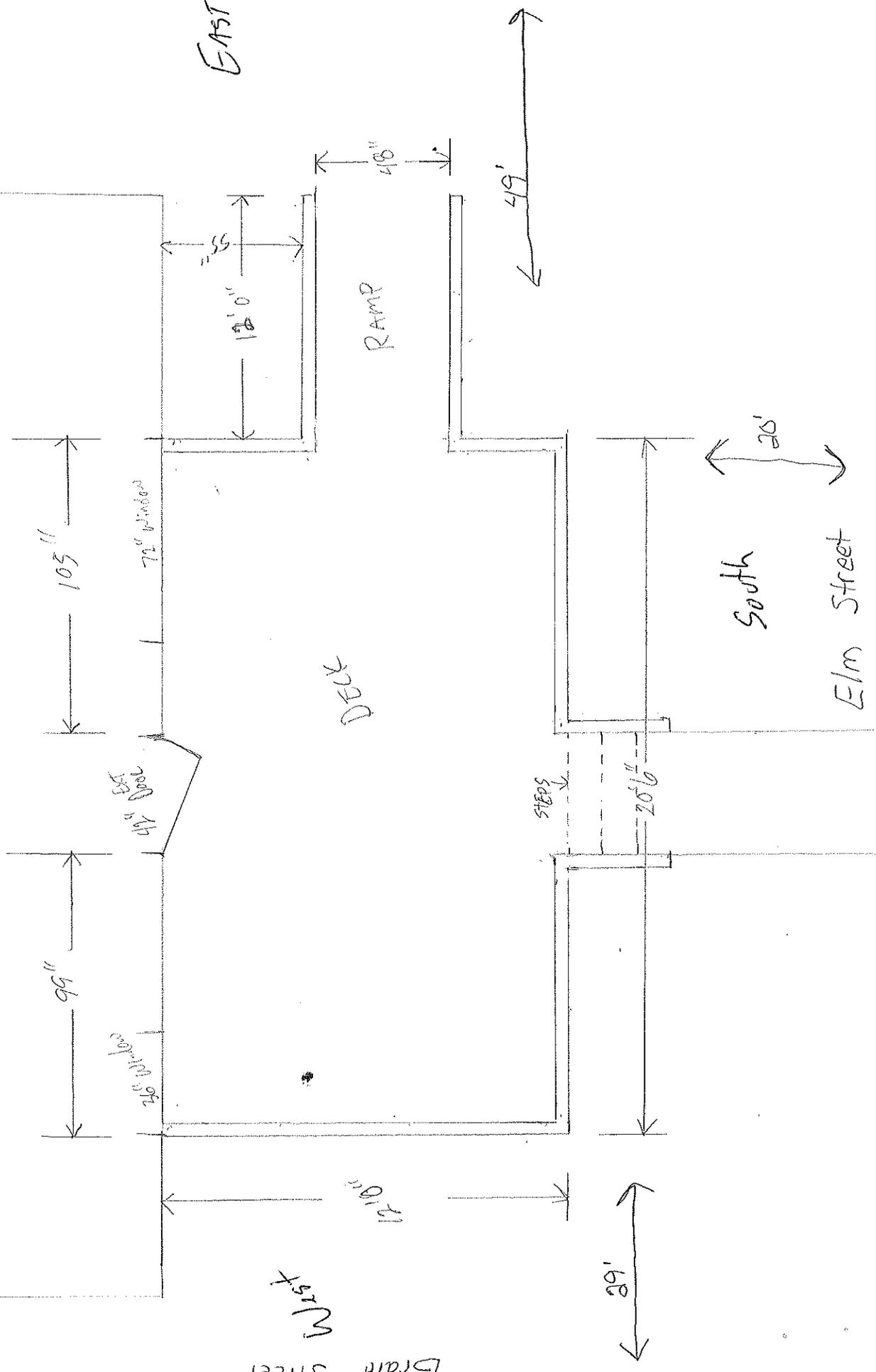
EAST

Grant Street

West

South

Elm Street



Zoning Classification R-2 Value \$ 3,000.⁰⁰
Please call 811 before completing form

PERMIT NUMBER 2020-31
FEE \$ 25.⁰⁰ CASH CHECK# 7340

pd
5/26/20

APPLICATION FOR A RESIDENTIAL ZONING PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all requirement information is furnished.

Property Owner Michael + Marlene Rowley Contractor Michael Rowley

Address 1105 Howard Ave., St. Paul Address 1105 Howard Ave, St. Paul

City, State, Zip St. Paul, NE 68873 Phone Number 308-754-5224

Phone Number 308-754-5224 Cell Phone 308-750-8438

Complete Legal Description of the Property Lot 1 Bartlett's Second Addition

Address of Construction Site 1116 Grant St., St. Paul, NE
(If none, one must be registered with City of St. Paul) In the Flood plain No ?

Proposed Structure Remove porch; replace with new deck/porch; install fence Dimension of Structure 5' x 20' deck
Distance from Front property line 5 ft.

Rear Property Line Side Property Line North 25' Second Side Line South 65' Between other buildings (Min 10')

Is there a utility easement on either the back or side property? No If so attach a copy of neighbor approval.

Approximately when will construction Start 6-9-20 Finish 5-1-21

To Whom Should the Improvements be assessed? Michael + Marlene Rowley

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 5-27-20
(Matt Helzer's signature)

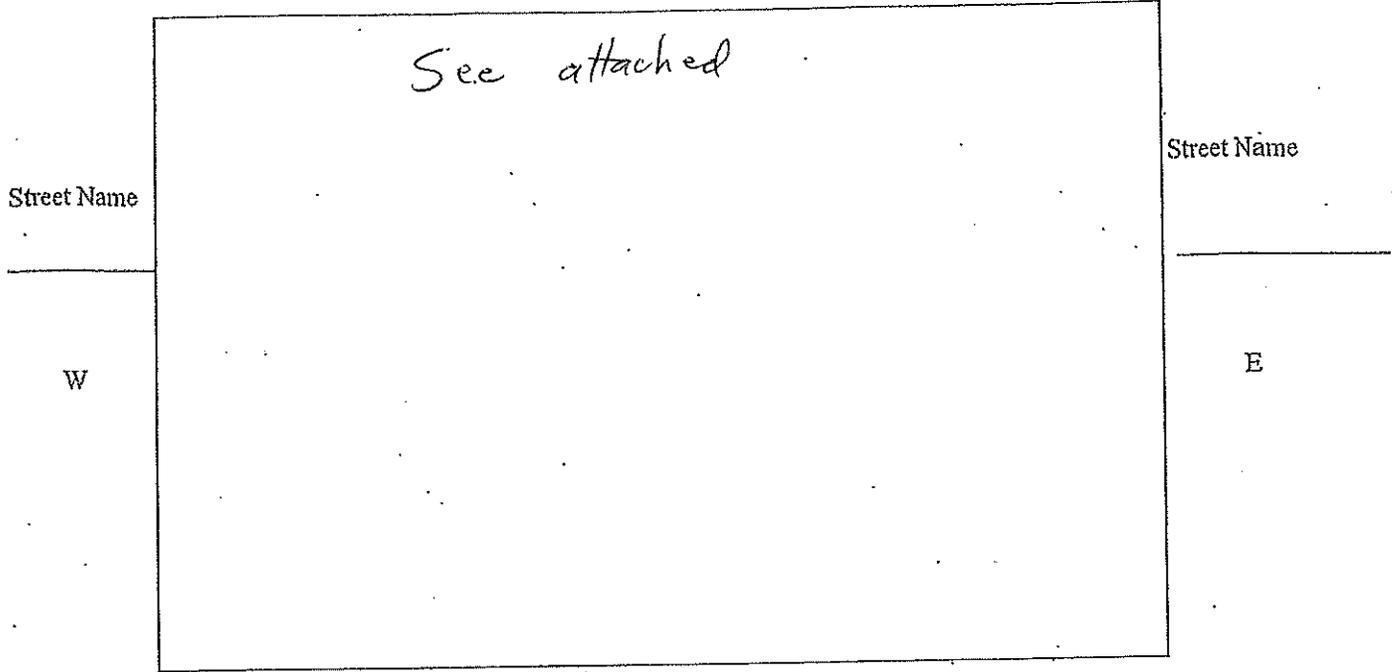
Recommendations needed before approval: The portion of fence along Grant Street is subject to setback regulation interpretation 9.8.01

(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel and the Name of the Lot Split or Subdivision,

For Office Use Only:
Is the proposed use permitted within this zoning district? YES NO
Does the proposed use meet all the required setback distances? YES NO
Is a conditional use required for the proposed use? YES NO
Has a Conditional Use Permit been issued for this proposed use? YES NO
If yes, when does it expire?

Site Plan Sketch:

North Street Name _____



South Street Name _____

Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING -- CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. NEW HOMES MUST CALL ELECTRICAL INSPECTOR, Kim Farnstrom 308-728-7612**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. **This permit is valid for one (1) year from approval date and work must be started within the first 6 months.**

The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed and a Certificate of Occupancy is issued.

Signature of Applicant Michael Rowley Date 5-26-20

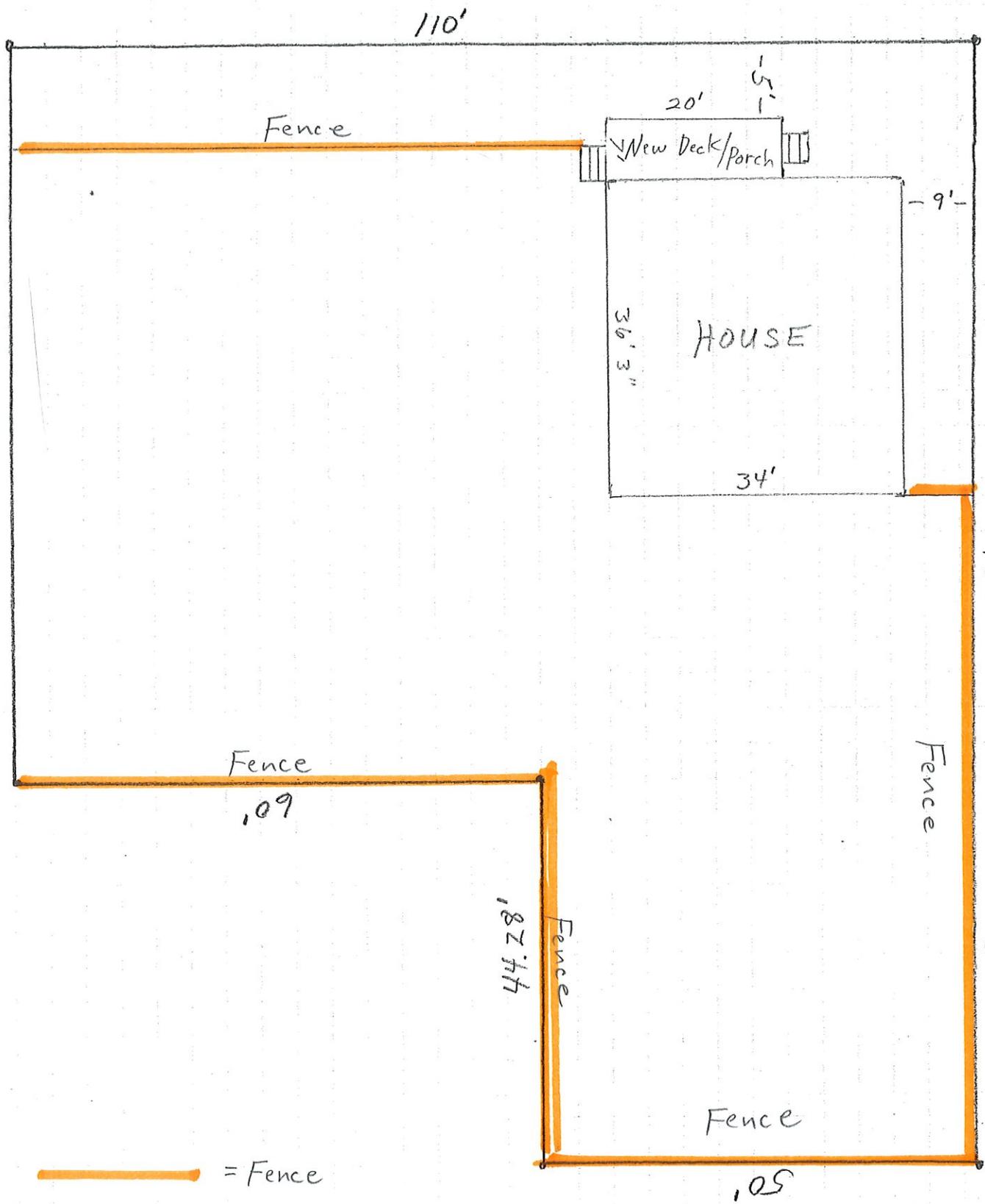
For Office Use Only:

Permit is Approved _____ Denied _____ Date _____
Zoning Administrator

Reasons for Denial:

WEST
GRANT

2020-31



SOUTH

NORTH

1 square = 4 feet

EAST

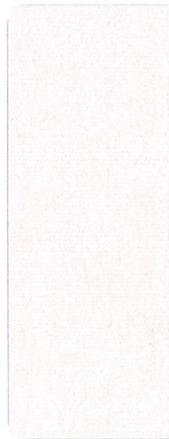


Image capture: Apr 2012 © 2020 Google

St Paul, Nebraska



Street View



2020-31

BARTLETT'S SECOND ADDITION REPLAT

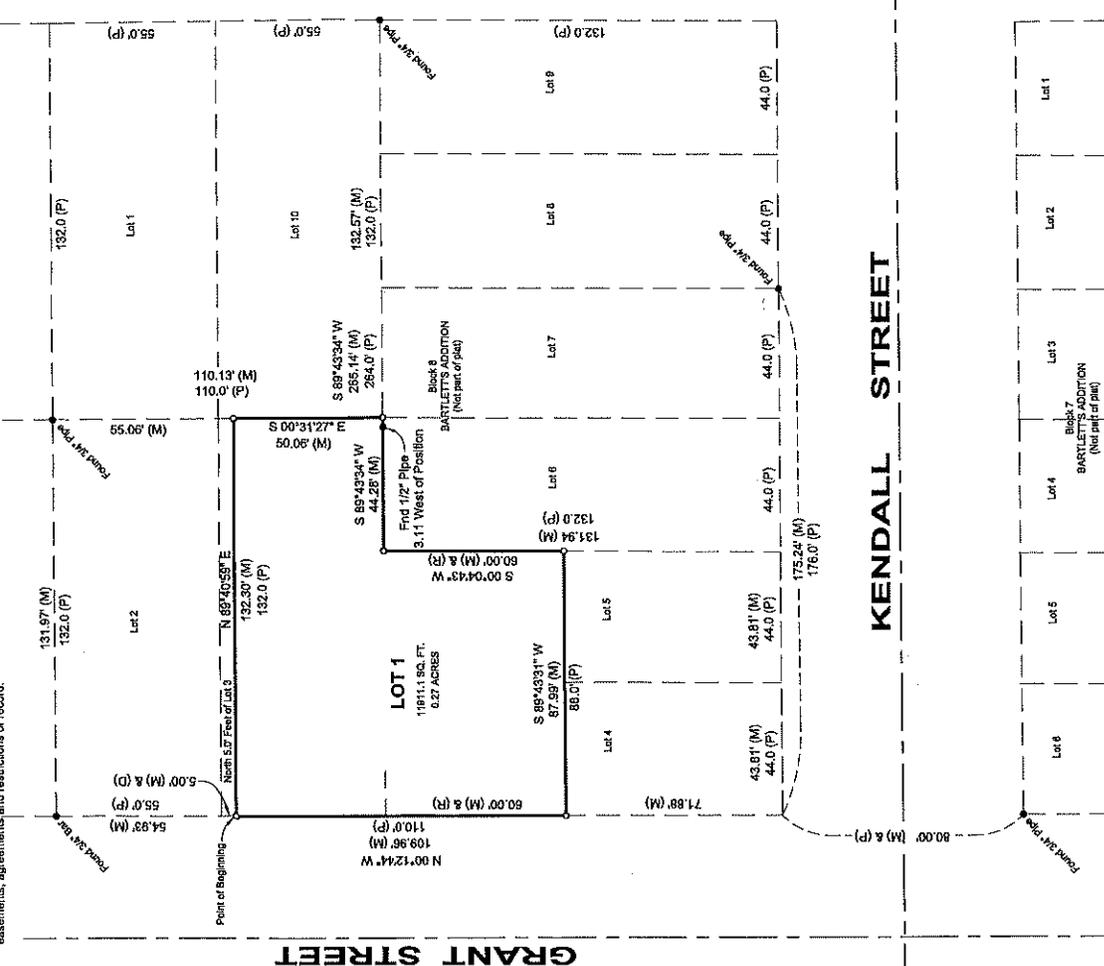
TO THE CITY OF SAINT PAUL, NEBRASKA

A REPLAT OF LOT 3, EXCEPT THE NORTH FIVE (5) FEET AND THE NORTH SIXTY (60) FEET OF LOTS FOUR (4) AND FIVE (5), BLOCK EIGHT (8), BARTLETT'S ADDITION TO ST. PAUL, NEBRASKA

BARTLETT'S SECOND ADDITION REPLAT DESCRIPTION:

A replat of the Lot 3 except the North 5 feet thereof and the North 60 feet of Lots 4 and 5, all in Block 8, BARTLETT'S ADDITION to the City of St. Paul, Howard County, Nebraska, more particularly described as follows:

Beginning at the southwest corner of North 5 feet of said Lot 3; thence on an assigned bearing thence North 89°20'59" East on the southerly line of the northwesterly 5 feet of said Lot 3 a distance of 132.30 feet to the East line of said Lot 3; thence South 00°31'27" East on said easterly line a distance of 50.06 feet to the Southeast Corner of said Lot 3; thence South 89°43'24" West on the southerly line of said Lot 3 a distance of 44.28 feet to the Northeast Corner of said Lot 5; thence South 00°04'43" West on the easterly line of said Lot 5 a distance of 60.00 feet; thence South 89°43'31" West on the southerly line of the North 60 feet of Lot 5 and Lot 4 a distance of 87.99 feet to the West line of said Lot 4; thence North 00°12'44" West on the westerly line of said Lot 4 and said Lot 3 a distance of 109.95 feet to the Point of Beginning containing a calculated area of 11911.11 square feet or 0.27 acres more or less. Subject to all easements, agreements and restrictions or record.



- LEGEND**
- = Corner Set 1/2" x 24" Rebar w/ Cap #610
 - = Found Monument (See Description)
 - (M) = Measured Distance
 - (P) = Plotted Distance
 - (D) = Deed Distance

CITY OF SAINT PAUL APPROVAL

This Plat of BARTLETT'S SECOND ADDITION REPLAT has been submitted to and approved by the City of Saint Paul on _____, 20____.

Mayor _____

City Clerk _____

APPROVAL OF PLANNING AND ZONING COMMISSION

This Plat of BARTLETT'S SECOND ADDITION REPLAT has been submitted to and approved by the City of Saint Paul Planning and Zoning Commission on _____, 20____.

Chairman _____

Secretary _____

DEDICATION OF PLAT

Known to all Men by these presents, Michael P. Rowley a/k/a Michael Rowley and Marlene T. Rowley a/k/a Marlene Rowley, husband and wife, owners of the described parcel, has caused the same to be Surveyed, Platted and Designated as the BARTLETT'S SECOND ADDITION REPLAT to the City of Saint Paul, Nebraska as shown on the accompanying Plat thereof and that the signing and recording of this plat is made in accordance with the provisions of the Subdivision Plat Act insofar as it relates to the recording and recording of the plat and that the same appears on the Plat in accordance with the provisions of the Subdivision Plat Act.

Michael P. Rowley _____ Marlene T. Rowley _____

State of Nebraska } SS } Acknowledgment of Notary

Notary Public _____ My Comm. Expires: _____

RECORD DESCRIPTION:

Record Book 07, page 4918; Lot Three (3), Block Eight (8), except the North Five (5) Feet thereof, in Bartlett's Addition to the City of St. Paul, Howard County, Nebraska. Record Book 08, page 2912; North 60' of Lots 4 and 5, Block 8, Bartlett Addition.

SURVEYOR'S NOTES:

This survey was prepared without the benefit of a title report. Property is subject to all restrictions, record easements, agreements, adjunctions, and other recorded documents which might affect the quality of the property.

SURVEYOR'S CERTIFICATE

I hereby certify that this Subdivision Survey was prepared by me in accordance with the provisions of the Subdivision Plat Act and that I am a duly Registered Land Surveyor under the laws of the State of Nebraska.



James L. Blodgett
License Number 610
Date: 9/10/2014

Survey Record Repository RECEIVED

DEC 15 2014

1-1024-8

STATE OF NEBRASKA HOWARD COUNTY FILED FOR RECORD

MO _____ DAY _____ M. RECORDED AT _____ O'CLOCK _____ OF PAGE _____ IN SURVEY BOOK _____ COUNTY CLERK BY _____

Zoning Classification HC

PERMIT NUMBER 2020-32
FEE \$10.00 CASH CHECK# pd 6/2/2020

APPLICATION FOR A DEMOLITION PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all required information is furnished.

Property Owner Bryan Robinson Contractor Self

Address 1524 Indian Street Address _____

City, State, Zip St. Paul, NE 68873 Phone Number _____

Phone Number 308-380-3889 Cell Phone _____

Complete Legal Description of the Property Lots 5,6,7,8 Block 82 OT St. Paul

Address of Demolition Site 215 Howard Avenue

Structure to be demolished Greenhouses

Approximately when will demolition Start May 2020 Finish June 2020

Asbestos Inspection Conducted? Yes _____ No **Attach inspection report.**

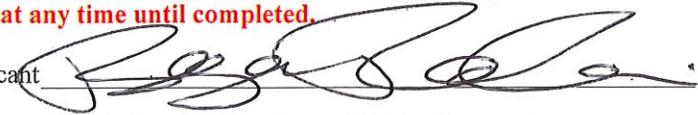
To Whom Should the Improvements be assessed? Bryan Robinson

Contact Utility Superintendent at (308) 754-4483 regarding Inspection. Matt Helzer Date of visit 6-2-20
(Matt Helzer's signature)

Recommendations needed before approval: _____

MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING – CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. This permit is valid for one (1) year from approval date.

The signature also indicates permission granted to the Zoning Administrator to inspect the demolition site in which this permit is granted at any time until completed.

Signature of Applicant  Date _____

Taxes must be paid in full prior to demolishing/removing any structure. Treasurer's certificate of approval to move or demolish the building MUST be attached.

For Office Use Only:

Permit is Approved _____ Denied _____ Date _____
Zoning Administrator

Reasons for Denial: _____

2020-32

Treasurer's Certificate

Prior to demolishing or removing any building or structure from property within the City limits, all taxes and liens must be paid on the property. The City of St. Paul requires the Howard County Treasurer to certify that all taxes on the property are paid, and that no liens exist on the property.

Type of Structure(s) to be Demolished / Moved Greenhouses

Property Address: 215 Howard Avenue St Paul, DE 68873

Legal Description of Property: Lots 5, 6, 7, 8 Block 82 CT St Paul

I hereby certify that no taxes are due on the above-described property.

Date: 5/28/2020

Howard County Treasurer's Office

By: Aimee Dixon

Aimee Dixon (Printed Name)

Zoning Classification R-2 Value \$ 1,000.⁰⁰
Please call 811 before completing form

PERMIT NUMBER 2020-33
FEE \$ 25.⁰⁰ CASH CHECK# 2023
pd 6/1/2020

APPLICATION FOR A RESIDENTIAL ZONING PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all requirement information is furnished.

Property Owner Brad & Audrey Thomsen Contractor SELF

Address 904 Grand St Address _____

City, State, Zip St Paul NE 68873 Phone Number _____

Phone Number 308-750-1572 Cell Phone _____

Complete Legal Description of the Property E 31.5' Lot 10, 11, & 12, Block 1 Military Addl

Address of Construction Site 904 Grand St
(If none, one must be registered with City of St. Paul) In the Flood plain NO?

Proposed Structure Redo Deck Dimension of Structure 10x14 plus stairs

Distance from ^{South} Front property line 59'

Rear Property Line ^{North} 63' Side Property Line ^{East} 43' Second Side Line ^{West} 64' Between other buildings (Min 10') 20'

Is there a utility easement on either the back or side property? NO If so attach a copy of neighbor approval.

Approximately when will construction Start ASAP Finish One week

To Whom Should the Improvements be assessed? Brad + Audrey Thomsen

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-1-20
(Matt Helzer's signature)

Recommendations needed before approval: _____

(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel _____ and the Name of the Lot Split or Subdivision, _____

For Office Use Only:

Is the proposed use permitted within this zoning district? YES NO

Does the proposed use meet all the required setback distances? YES NO

Is a conditional use required for the proposed use? YES NO

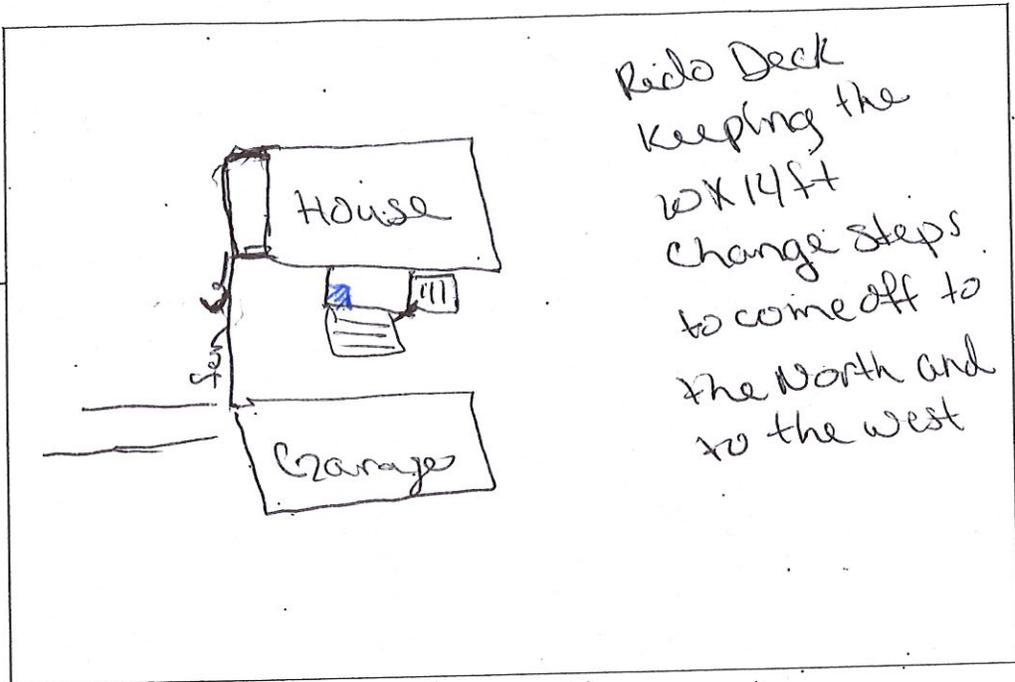
Has a Conditional Use Permit been issued for this proposed use? YES NO
If yes, when does it expire? _____

Site Plan Sketch:

North Street Name Grand

Street Name 9th

Street Name Grant



E

South Street Name Howard

Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING - CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. NEW HOMES MUST CALL ELECTRICAL INSPECTOR, Kim Farnstrom 308-728-7612**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. **This permit is valid for one (1) year from approval date and work must be started within the first 6 months.**

The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed and a Certificate of Occupancy is issued.

Signature of Applicant Audrey Thomas Date 6/1/2020

For Office Use Only:

Permit is Approved _____ Denied _____ Date _____
Zoning Administrator

Reasons for Denial:

Zoning Classification R-2 Value \$ 237⁰⁰

PERMIT NUMBER 2020-34
FEE \$25.00 CASH CHECK# CC
pd 6/1/2020

APPLICATION FOR A FENCE PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all required information is furnished.

Property Owner Donna Nielsen Contractor Marcus Nielsen

Address 507 Sheridan Address 507 Sheridan

City, State, Zip St Paul, NE 68873 Phone Number

Phone Number 308 750-3966 Cell Phone 308 750-3966

Complete Legal Description of the Property Lots 1 and 2 Military Second Add St Paul

Address of Fence Site 507 Sheridan Size & Kind 6 FT wood

Replacement or New Fence: New

Approximately when will the construction: Start June 4th Finish June 10th

To Whom Should the Improvements be assessed? Donna Nielsen

Contact Utility Superintendent at (308) 754-4483 regarding Inspection Matt Helzer Date of visit 6-1-20
(Matt Helzer's signature)

Recommendations needed before approval:

MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING – CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. This permit is valid for one (1) year from approval date.

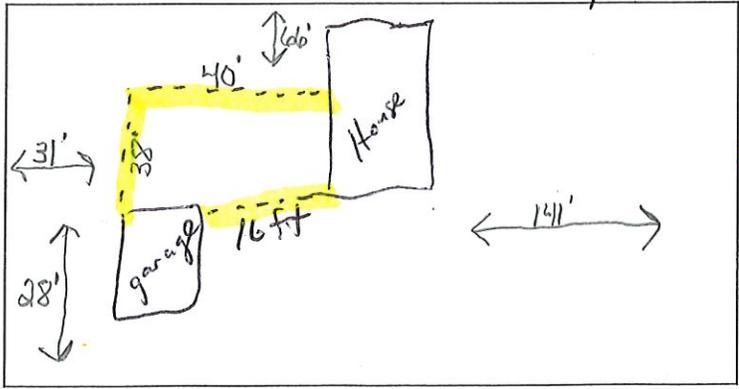
The signature also indicates permission granted to the Zoning Administrator to inspect the site in which this permit is granted at any time until completed.

Signature of Applicant *Donna Nielsen* Date 6/1/20

Farm

Drawing:

W Jackson



E Sheridan

For Office Use Only:
Permit is Approved Denied Date
Zoning Administrator *g/m*

Reasons for Denial:

Zoning Classification B-2

Value \$ 8000⁰⁰

PERMIT NUMBER 2020-35
FEE \$25.⁰⁰ CASH CHECK# 386

Please call 811 before completing form

APPLICATION FOR A RESIDENTIAL ZONING PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all requirement information is furnished.

Property Owner Stephanie Holdsworth Contractor Dustin Nielson

Address 1217 E1m Address _____

City, State, Zip St Paul, NE 68873 Phone Number _____

Phone Number 402 430 4583 Cell Phone 308-750-1157

Complete Legal Description of the Property Lot 5 + E 1/2 of lot 6 Block 13 Military add

Address of Construction Site 1217 E1m
(If none, one must be registered with City of St. Paul) In the Flood plain NO?

Proposed Structure Demo Old Garage New Garage Dimension of Structure 22' x 34'

Distance from North property line 72' (Matt)

Rear South Property Line 55' Side Property Line West 39' East 6' Between other buildings (Min 10') 10'

Is there a utility easement on either the back or side property? N If so attach a copy of neighbor approval.

Approximately when will construction Start July 1 Finish July 15th

To Whom Should the Improvements be assessed? X property owner

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-2-20
(Matt Helzer's signature)

Recommendations needed before approval: _____

(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel _____ and the Name of the Lot Split or Subdivision, _____

For Office Use Only:

Is the proposed use permitted within this zoning district? ✓ YES _____ NO

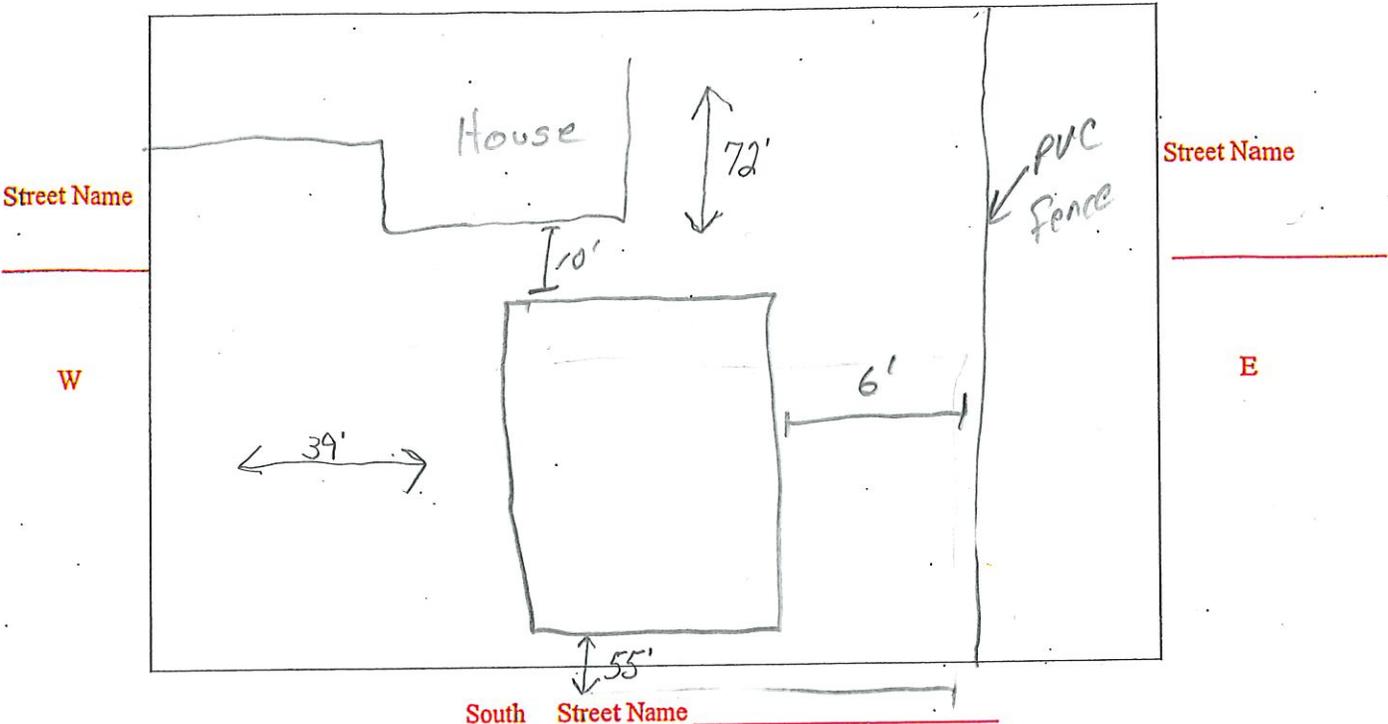
Does the proposed use meet all the required setback distances? ✓ YES _____ NO

Is a conditional use required for the proposed use? _____ YES _____ ✓ NO

Has a Conditional Use Permit been issued for this proposed use? _____ YES _____ ✓ NO
If yes, when does it expire? _____

Site Plan Sketch:

North Street Name Elm



Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING - CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. NEW HOMES MUST CALL ELECTRICAL INSPECTOR, Kim Farnstrom 308-728-7612**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. This permit is valid for one (1) year from approval date and work must be started within the first 6 months.

The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed and a Certificate of Occupancy is issued.

Signature of Applicant Stephanie Hadsuath Date 6/2/20

For Office Use Only:

Permit is Approved _____ Denied _____ Date _____
Zoning Administrator

Reasons for Denial:

Zoning Classification A-1 Value \$ 150⁰⁰
Please call 811 before completing form

PERMIT NUMBER 2020-36
FEE \$25.⁰⁰ CASH CHECK# 1309 pd 6/3/20

APPLICATION FOR A RESIDENTIAL ZONING PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all requirement information is furnished.

Property Owner Christopher + Kali Volk Contractor SELF

Address 1307 Jackson Street Address _____

City, State, Zip St. Paul, NE 68873 Phone Number _____

Phone Number 402-759-1652 Cell Phone _____

Complete Legal Description of the Property Lot 4 Exc 5 8' Block 1 Christensens Add. St. Paul

Address of Construction Site 1307 Jackson Street
(If none, one must be registered with City of St. Paul) In the Flood plain NO?

Proposed Structure 4' x 8' Utility shed attached to house Dimension of Structure 4' x 8'

Distance from Front property line .77'

Rear Property Line West 45' Side Property Line North 50' Second Side Line South 11' Between other buildings (Min 10') _____

Is there a utility easement on either the back or side property? NO If so attach a copy of neighbor approval.

Approximately when will construction Start June 2020 Finish July 2020

To Whom Should the Improvements be assessed? Christopher + Kali Volk

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-3-20
(Matt Helzer's signature)

Recommendations needed before approval: _____

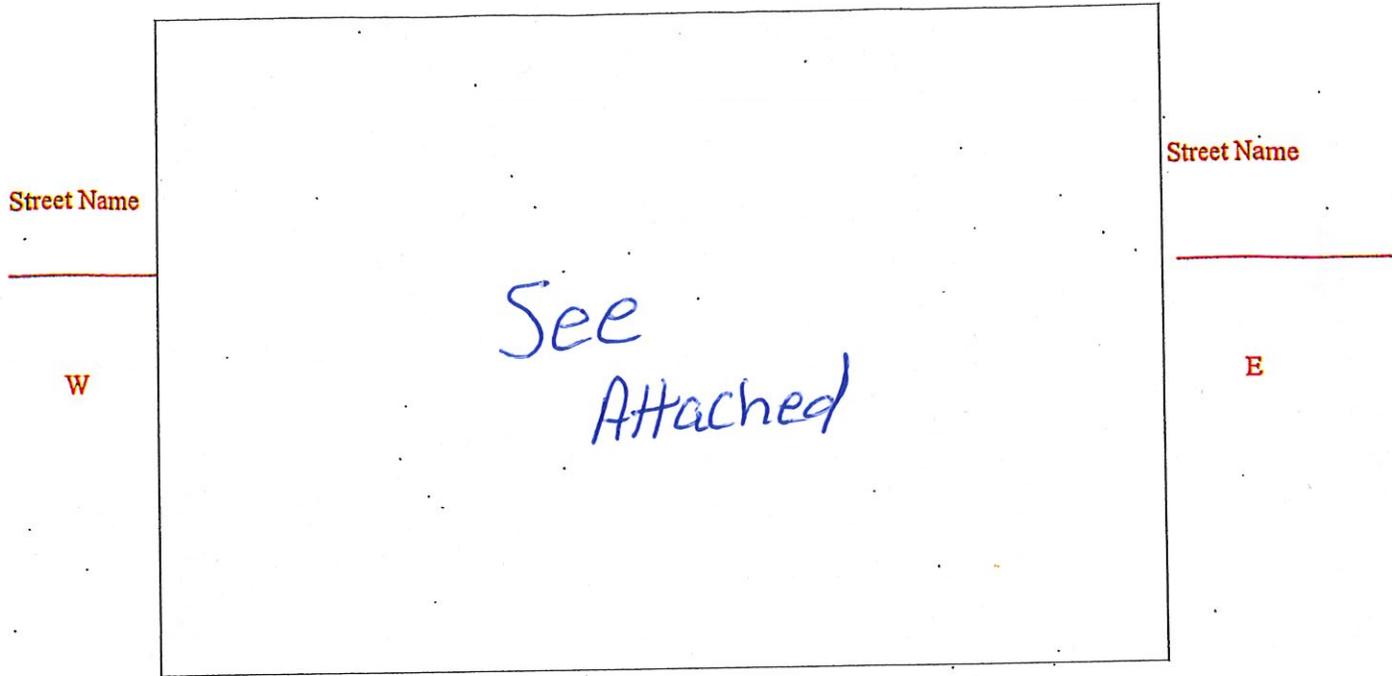
(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel _____ and the Name of the Lot Split or Subdivision, _____

For Office Use Only:

- Is the proposed use permitted within this zoning district? ✓ YES _____ NO
 - Does the proposed use meet all the required setback distances? ✓ YES _____ NO
 - Is a conditional use required for the proposed use? _____ YES _____ ✓ NO
 - Has a Conditional Use Permit been issued for this proposed use? _____ YES _____ ✓ NO
- If yes, when does it expire? _____

Site Plan Sketch:

North Street Name _____



South Street Name _____

Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING - CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. NEW HOMES MUST CALL ELECTRICAL INSPECTOR, Kim Farnstrom 308-728-7612**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. This permit is valid for one (1) year from approval date and work must be started within the first 6 months.

The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed and a Certificate of Occupancy is issued.

Signature of Applicant Chris Volk Date 6-2-20

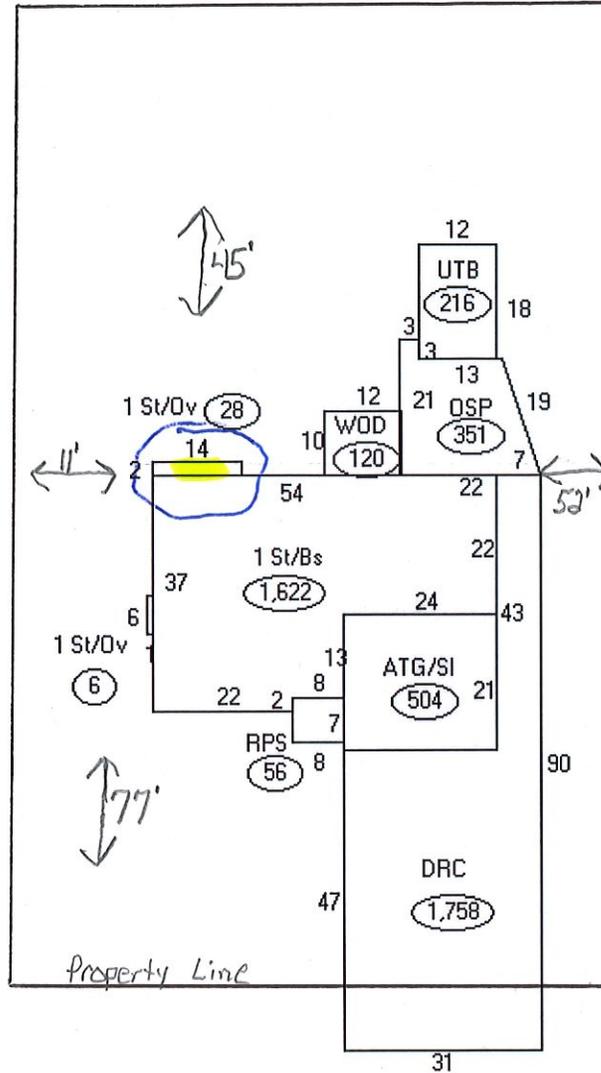
For Office Use Only:

Permit is Approved _____ Denied _____ Date _____
Zoning Administrator

Reasons for Denial:

2020-36

Alley



Jackson Street

Zoning Classification R-1

Value \$ _____

PERMIT NUMBER 2020-37

FEE \$25.00 CASH _____ CHECK# 1176 EC _____

pd 6/3/20

APPLICATION FOR A FENCE PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all required information is furnished.

Property Owner Loren & Heather Pearson Contractor Self

Address 1304 Jay St. Address _____

City, State, Zip St. Paul, NE 68873 Phone Number _____

Phone Number 308-750-4079 Cell Phone _____

Complete Legal Description of the Property E 88'5" of Lots 3 + 4 Block 1 Walker's Add St. Paul

Address of Fence Site 1304 Jay St. Size & Kind Wood private fence - dogeared

Replacement or New Fence: NEW 6x8

Approximately when will the construction: Start June 1, 2020 Finish Nov. 1, 2020

To Whom Should the Improvements be assessed? _____

Contact Utility Superintendent at (308) 754-4483 regarding Inspection Matt Helzer Date of visit 6-3-20

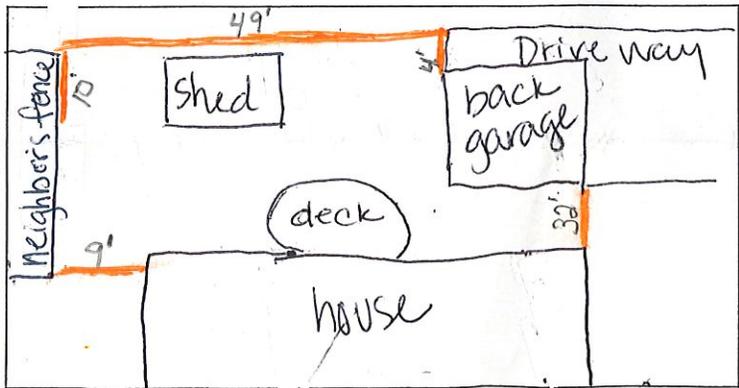
Recommendations needed before approval: Sam Hending - neighbor
*see below (Matt Helzer's signature)

MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING - CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. **This permit is valid for one (1) year from approval date.**

The signature also indicates permission granted to the Zoning Administrator to inspect the site in which this permit is granted at any time until completed.

Signature of Applicant [Signature] Date May 5, 2020

N 8'
Drawing:
W 0'



fence in orange

For Office Use Only: Permit is Approved _____ Denied _____ Date _____

Reasons for Denial: _____ Zoning Administrator

City of St. Paul Zoning Administrator
704 6th St, St. Paul, NE 68873

Phone 308-754-4483, E-mail: mhelzer@cityofstpaulne.org

* The portion of fence along Jackson Street is subject to setback regulation interpretation 9.8.01

2020-37

Google Maps 1304 Jay St

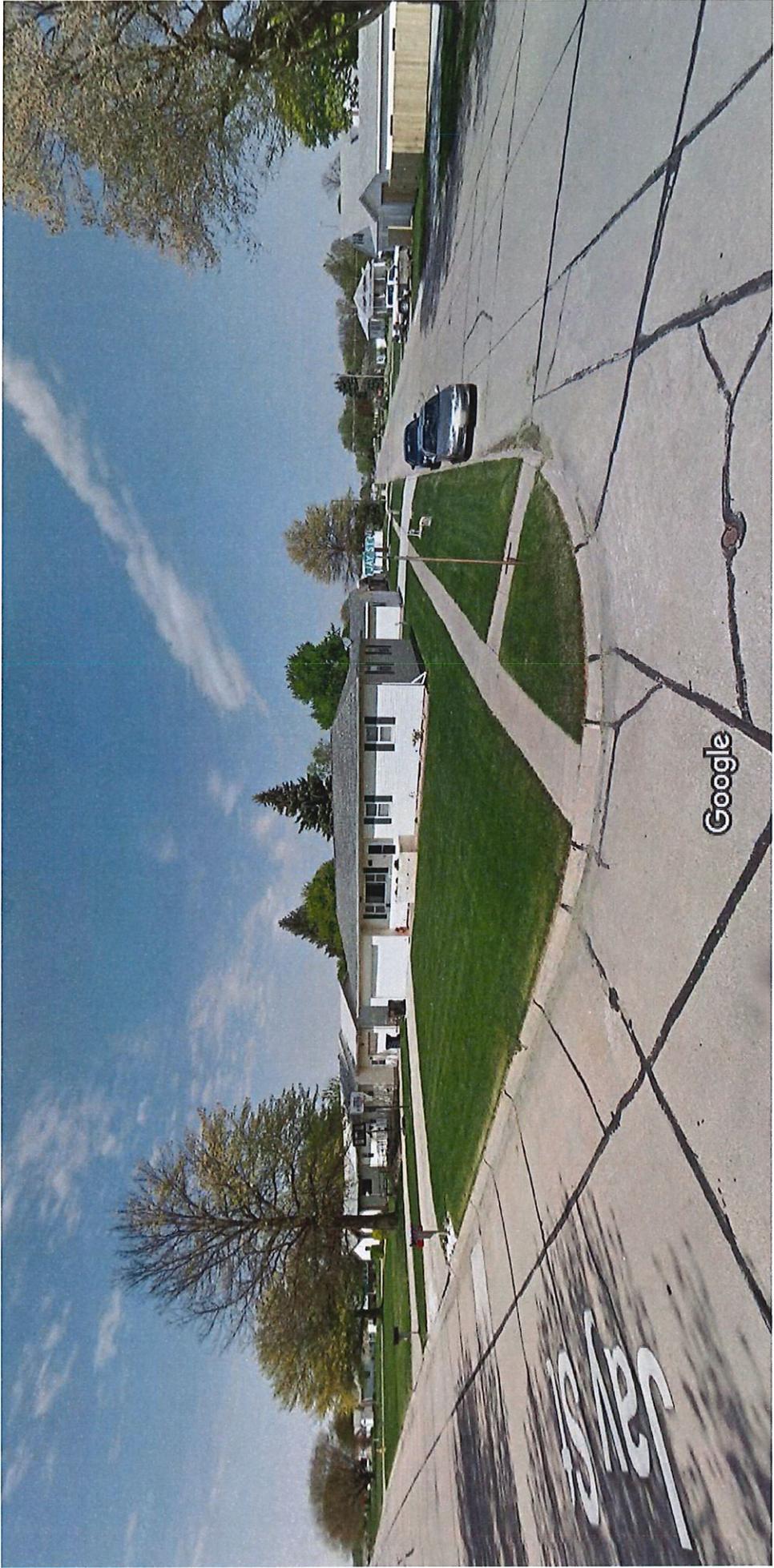
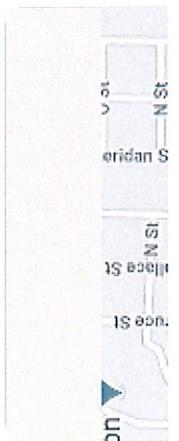


Image capture: Apr 2012 © 2020 Google

St Paul, Nebraska



Street View



Zoning Classification R-2 Value \$ 425,000
Please call 811 before completing form

PERMIT NUMBER 2020-38
FEE \$ 25.00 CASH CHECK# 1009

pd 6/3/2020

APPLICATION FOR A RESIDENTIAL ZONING PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all requirement information is furnished.

Property Owner Kevin & Amy Brandt Contractor Undecided
Address 17 Jansen Circle Address _____
City, State, Zip St. Paul, Ne 68873 Phone Number _____
712-420-0147 Cell Phone _____
Phone Number _____

Complete Legal Description of the Property Lot 5 Dalton Meadows Sub St Paul

Address of Construction Site 1528 Indian Street
(If none, one must be registered with City of St. Paul) In the Flood plain no ?

Proposed Structure Residential House Dimension of Structure ~~03x85~~ 63x85

Distance from Front property line 20'

Rear Property Line 102' Side Property Line 25' Second Side Line 22' Between other buildings (Min 10') _____

Is there a utility easement on either the back or side property? _____ If so attach a copy of neighbor approval.

Approximately when will construction Start June 2020 Finish Feb 2021

To Whom Should the Improvements be assessed? Kevin & Amy Brandt

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-4-20
(Matt Helzer's signature)

Recommendations needed before approval: _____

(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel _____ and the Name of the Lot Split or Subdivision, _____

For Office Use Only:

Is the proposed use permitted within this zoning district? _____ YES _____ NO

Does the proposed use meet all the required setback distances? _____ YES _____ NO

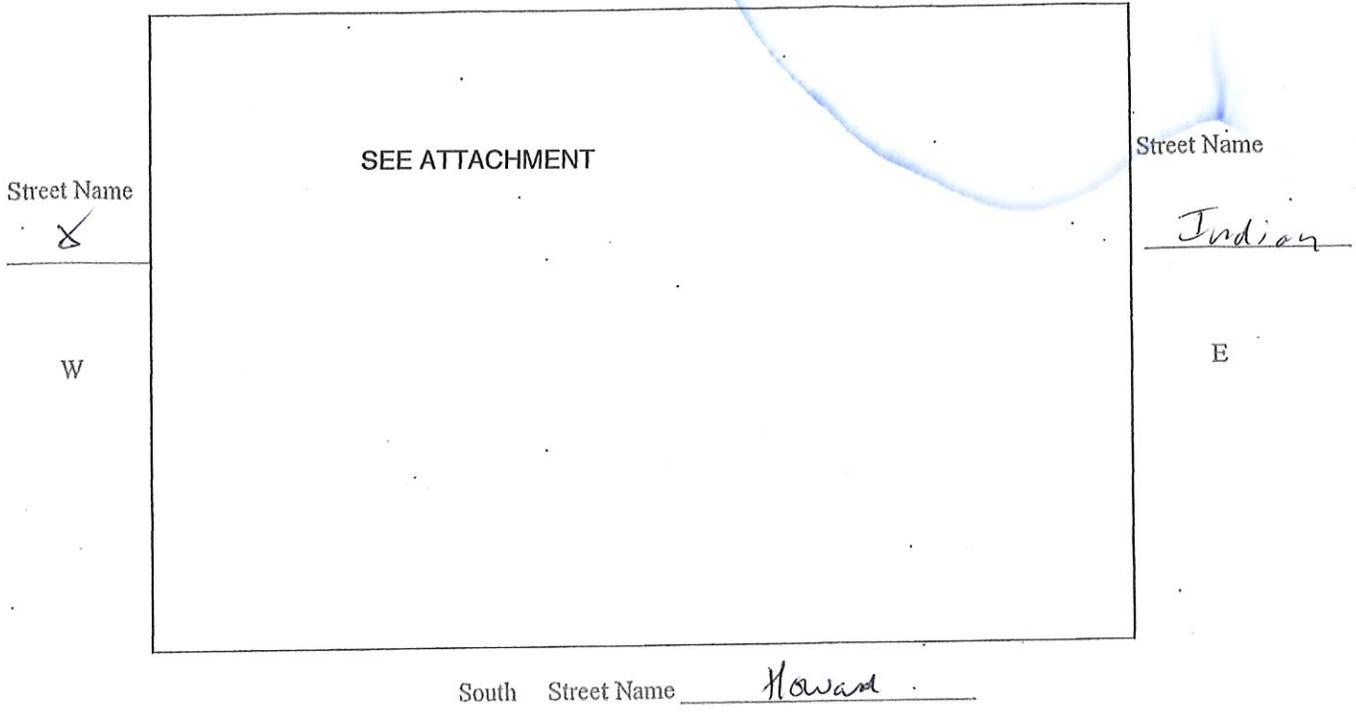
Is a conditional use required for the proposed use? _____ YES _____ NO

Has a Conditional Use Permit been issued for this proposed use? _____ YES _____ NO
If yes, when does it expire? _____

PERMIT NUMBER 2020-38

Site Plan Sketch:

North Street Name Indian



Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING - CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. NEW HOMES MUST CALL ELECTRICAL INSPECTOR, Kim Farnstrom 308-728-7612**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. **This permit is valid for one (1) year from approval date and work must be started within the first 6 months.**

The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed and a Certificate of Occupancy is issued.

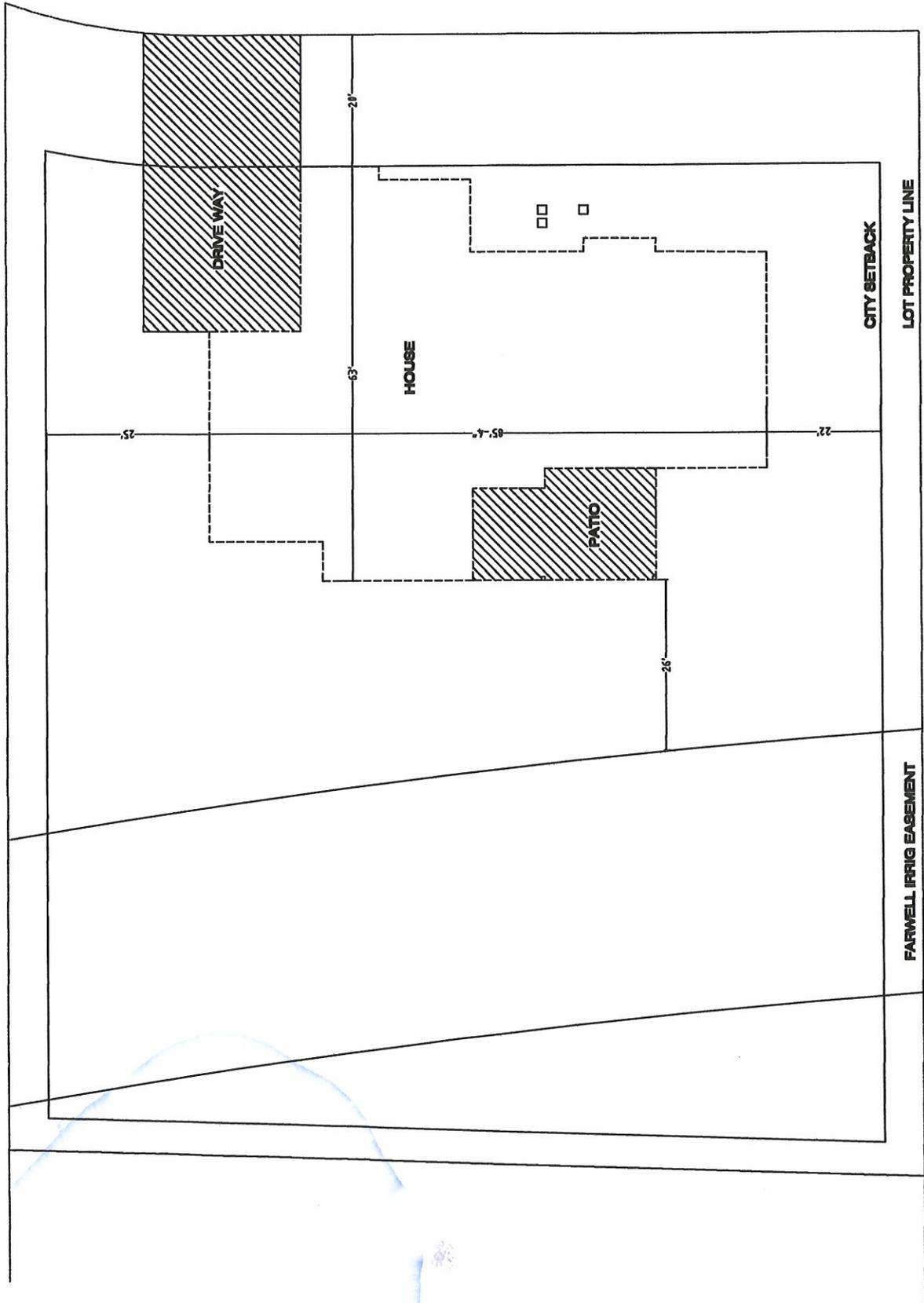
Signature of Applicant [Signature] Date 6-4-20

For Office Use Only:

Permit is Approved _____ Denied _____ Date _____
Zoning Administrator

Reasons for Denial:

2020-38



INDIAN STREET

CITY SETBACK

LOT PROPERTY LINE

1828 INDIAN STREET

FARWELL IRRIG EASEMENT



Zoning Classification R-2 Value \$ 340,000
Please call 811 before completing form

PERMIT NUMBER 2020-39
FEE \$25.00 CASH CHECK# 1591
pd 6/3/20

APPLICATION FOR A RESIDENTIAL ZONING PERMIT

St. Paul, Nebraska: DIRECTIONS: Fill in the following information as accurately and completely as possible. This application is not acceptable unless all requirement information is furnished.

Property Owner Scott & Heather Seaman Contractor Beyond Blueprints/Mat McCarty
Address 8024 Hanna Pointe Place Address 623 Howard Ave
Lincoln, Ne 68516
City, State, Zip _____ Phone Number 308-754-8332
Phone Number 402-440-0705 Cell Phone _____

Complete Legal Description of the Property Lot 6, Dalton Meadows, Howard County

Address of Construction Site 1532 Indian Street
(If none, one must be registered with City of St. Paul) In the Flood plain no ?

Proposed Structure Residential home Dimension of Structure 74'x66'

Distance from Front property line 20'

Rear Property Line 108' Side Property Line 16' Second Side Line 50' Between other buildings (Min 10') _____

Is there a utility easement on either the back or side property? _____ If so attach a copy of neighbor approval.

Approximately when will construction Start June 2020 Finish January 2021

To Whom Should the Improvements be assessed? Scott & Heather Seaman

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-4-20
(Matt Helzer's signature)

Recommendations needed before approval: _____

(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel _____ and the Name of the Lot Split or Subdivision, _____

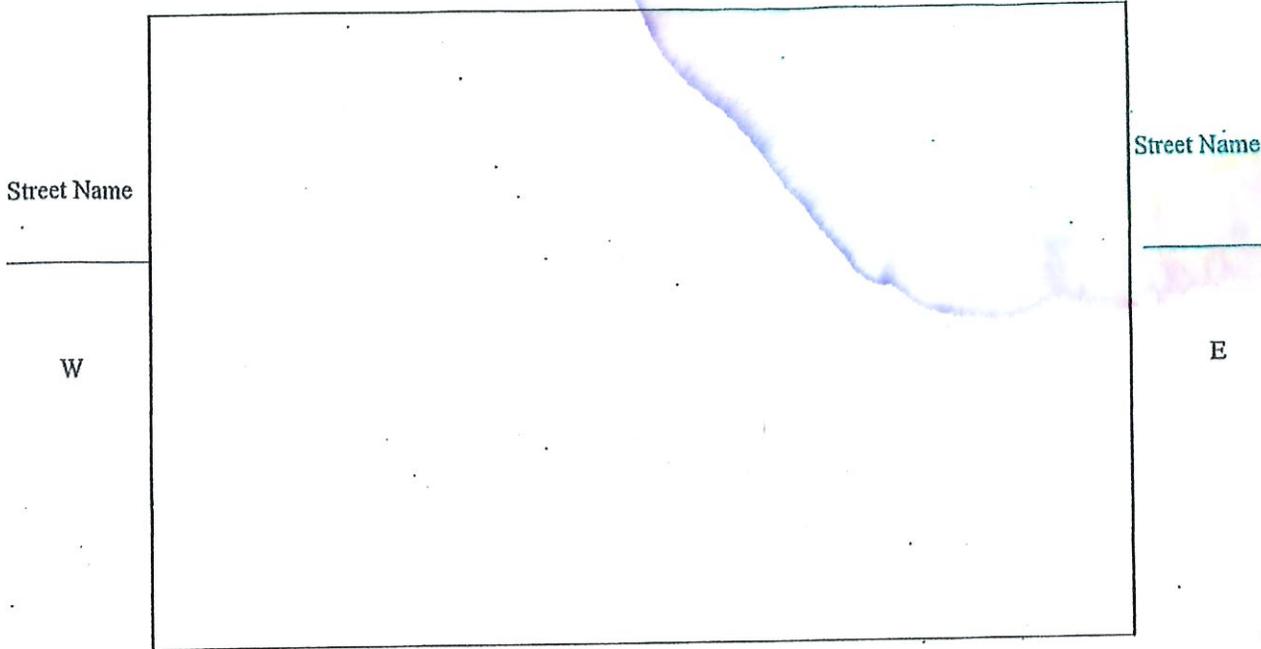
For Office Use Only:

Is the proposed use permitted within this zoning district? _____ YES _____ NO
Does the proposed use meet all the required setback distances? _____ YES _____ NO
Is a conditional use required for the proposed use? _____ YES _____ NO
Has a Conditional Use Permit been issued for this proposed use? _____ YES _____ NO
If yes, when does it expire? _____

PERMIT NUMBER 2020-39

Site Plan Sketch: See attachment

North Street Name _____



South Street Name _____

Indicate, by drawing, the shape and dimensions of the land, shape and dimensions of all existing and proposed building and structures and the distances from the proposed building and structures to all lot lines (from road frontages, side and rear lot lines). Show the location of roads fronting the property. **MUST CALL DIGGERS HOTLINE @ 811 BEFORE DIGGING – CONSTRUCTION ON UTILITY EASEMENTS IS NOT PERMITTED. NEW HOMES MUST CALL ELECTRICAL INSPECTOR, Kim Farnstrom 308-728-7612**

The above information is, to the best of my knowledge, true and accurate. It is understood and agreed that any error, misstatement or misrepresentation of fact, either with or without intention on my part, such as might, if known, cause a refusal of this application, or any alteration or change in plans made without the approval of the Zoning Administrator subsequent to the issuance of the Permit, shall constitute sufficient grounds for the revocation of such permit. **This permit is valid for one (1) year from approval date and work must be started within the first 6 months.**

The signature also indicates permission granted to the Zoning Administrator to inspect the construction site in which this permit is granted at any time until construction is completed and a Certificate of Occupancy is issued.

Signature of Applicant Scott Seaman by [Signature] Date 6.4.20

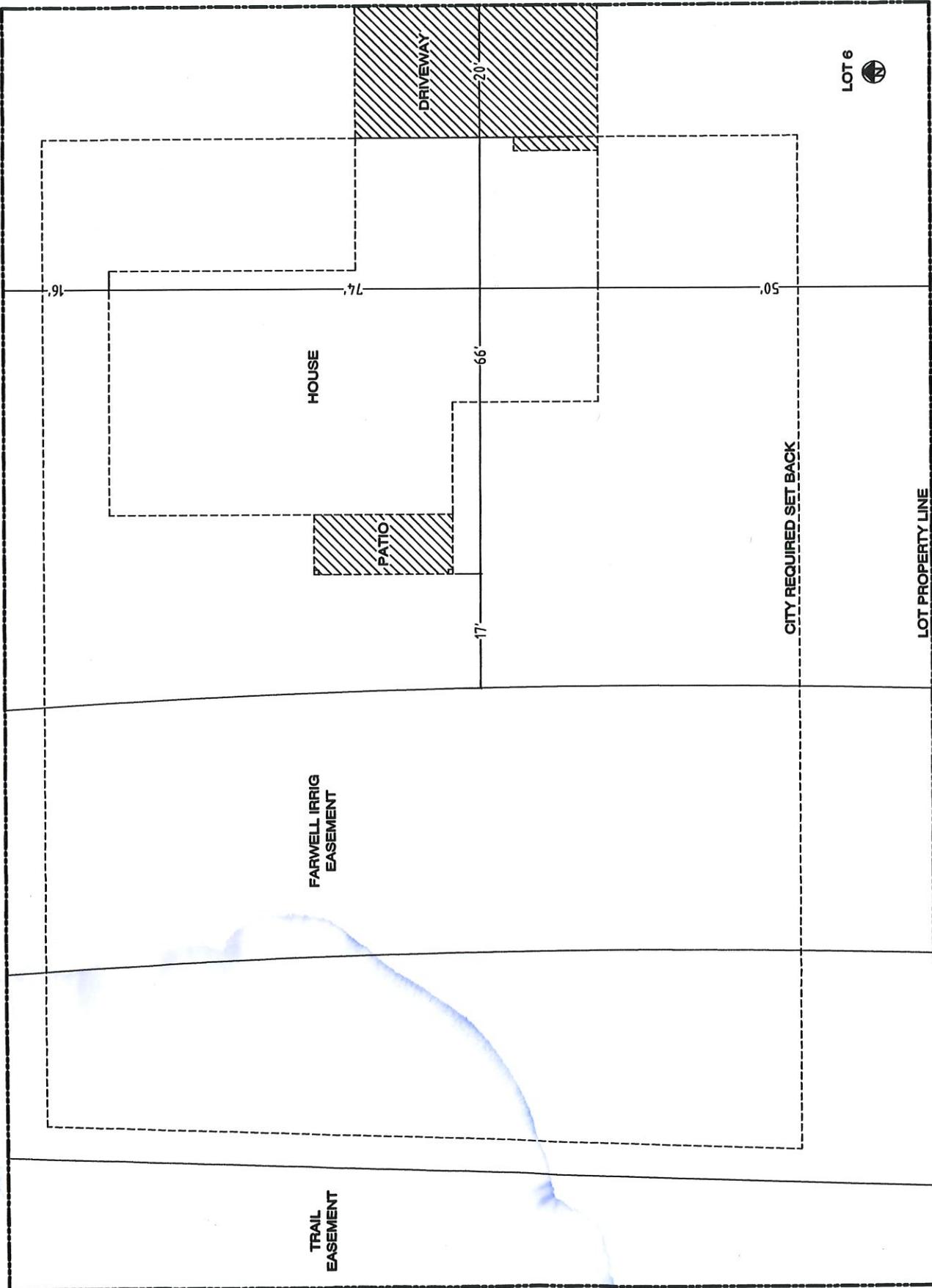
For Office Use Only:

Permit is Approved _____ Denied _____ Date _____
Zoning Administrator

Reasons for Denial:

2020-39

INDIAN ST



HOWARD AVE

LOT 6

HOUSE

PATIO

DRIVEWAY

FARWELL IRRIG
EASEMENT

TRAIL
EASEMENT

CITY REQUIRED SET BACK

LOT PROPERTY LINE

16'

74'

66'

17'

50'

20'