

## **Agenda**

1. A meeting of the St. Planning and Zoning Commission was convened in open and public session on the 24th day of June, 2019 at 7:00 p.m. held in the City Council Chambers, 704 6th Street, St. Paul, Nebraska.
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. Member roll call: Chairman Chuck Schmid, Arvilla Jacobs, Connie Becker, 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 four (4) public places.
3. Discuss - Approve / Deny the June 10, 2019 minutes.
4. Chairman Schmid presented the following zoning permits:
  - (a) 2019-30 Dave Rudolf - Addition to house at 915 Sheridan
  - (b) 2019-31 Chad Augustyn - Build a deck at 821 8th Street
  - (c) 2019-32 South Central Economic Development (SCED) - Install fence at 705 Custer
  - (d) 2019-33 Cody & Rebecca Larsen - Build deck at 1005 9th Street
  - (e) 2019-34 Matthew Stepanek - Install fence at 1320 Jay Street
  - (f) 2019-35 Kevin Hinkle - Remove shed and install fence at 807 Grant Street
  - (g) 2019-36 Lucas & Brenda Thompson - Install fence at 1005 Wallace Street
  - (h) 2019-37 Steve & Linda Grim - Move in garage at 722 Indian Street
  - (i) 2019-38 David Klinginsmith - Build shed at 921 Sheridan Street
5. Discussion / Reports
6. Chairman Schmid announcing the next Planning Commission meeting
7. Public Comments
8. Zoning Administrator Helzer Report
9. Adjournment

Approved  
6-17-19

St. Paul Planning Commission  
June 10, 2019  
Meeting Minutes

A meeting of the St. Paul Planning Commission was convened in open and public session on the 10<sup>th</sup> day of June, 2019 at 12:00 p.m. (noon) in the City Council Chambers, 704 6<sup>th</sup> Street, St. Paul, Nebraska.

Chairman Chuck Schmid called the meeting to order at 12:05 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 and posted in four (4) public places. Commission members present: Chairman Chuck Schmid, Connie Becker, Arvilla Jacobs, and Wilber Medbery. Absent was Tony Walch. Also present Zoning Administrator Matt Helzer and Laura Berthelsen (minutes).

Commission member Jacobs moved to approve the May 28, 2019 meeting minutes. Commission member Medbery 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:

- 2019-28 Chris Elstermeier – Demolition of garage at 512 Baxter
- 2019-29 Ted Potter Estate – Move garage from 202 6<sup>th</sup> Street to 512 Baxter

According to a recent survey, the property line goes through the middle of the garage at 202 6<sup>th</sup> Street. The attorney for the Ted Potter Estate wants the garage moved by June 22, 2019, prior to the property being conveyed through the estate. Moving the garage to 512 Baxter will allow the garage to be properly set in a new location.

Commission member Medbery moved to approve Zoning Permit applications 2019-28 and 2019-29. Commission member Becker seconded the motion. Commission members Becker, Jacobs, Medbery, and Schmid voted aye, nays none. Motion carried 4/0.

Commission member Medbery inquired about the awning/signs installed at Eagle Eye Antiques, 616 Howard Avenue. He didn't recall seeing a zoning permit approved for this project. If a permit has not been issued, we will notify them to get compliance.

Chairman Schmid announced that the next St. Paul Planning & Zoning Commission meeting will be held on Monday, June 24, 2019 at 7:00 p.m.

Chairman Schmid adjourned the meeting at 12:17 p.m.

Sincerely,

Matthew T. Helzer  
Zoning Administrator

Charles M. Schmid  
Chairman

Laura Berthelsen  
Planning Secretary

Zoning Classification R-2 Value \$ 3,000  
Please call 811 before completing form

PERMIT NUMBER 2019-30  
FEE \$ 25.00 CASH      CHECK# 2432

**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 DAVE Rudolf Contractor N/A

Address 915 Sheridan St Address     

City, State, Zip St. Paul, Mo 68873 Phone Number     

Phone Number 308-379-9221 Cell Phone     

Complete Legal Description of the Property S42' of Lots 1, 2, 3 & S42' of E 1/2 lot 4, N30' of E 33' lot 10, N30' lots 11 & 12 Block 16 BARTLETTE Add St. Paul

Address of Construction Site 915 Sheridan St., St. Paul, Mo  
(If none, one must be registered with City of St. Paul) In the Flood plain NO?

Proposed Structure Laundry/mud room Dimension of Structure 6' x 12'

Distance from <sup>East</sup> Front property line 49' attachment from house to garage

Rear <sup>West</sup> Property Line 59' <sup>North</sup> Side Property Line 28' <sup>South</sup> Second Side Line 39' 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 July 1, 2019 Finish September 30, 2019

To Whom Should the Improvements be assessed? DAVE Rudolf

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-11-19  
(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

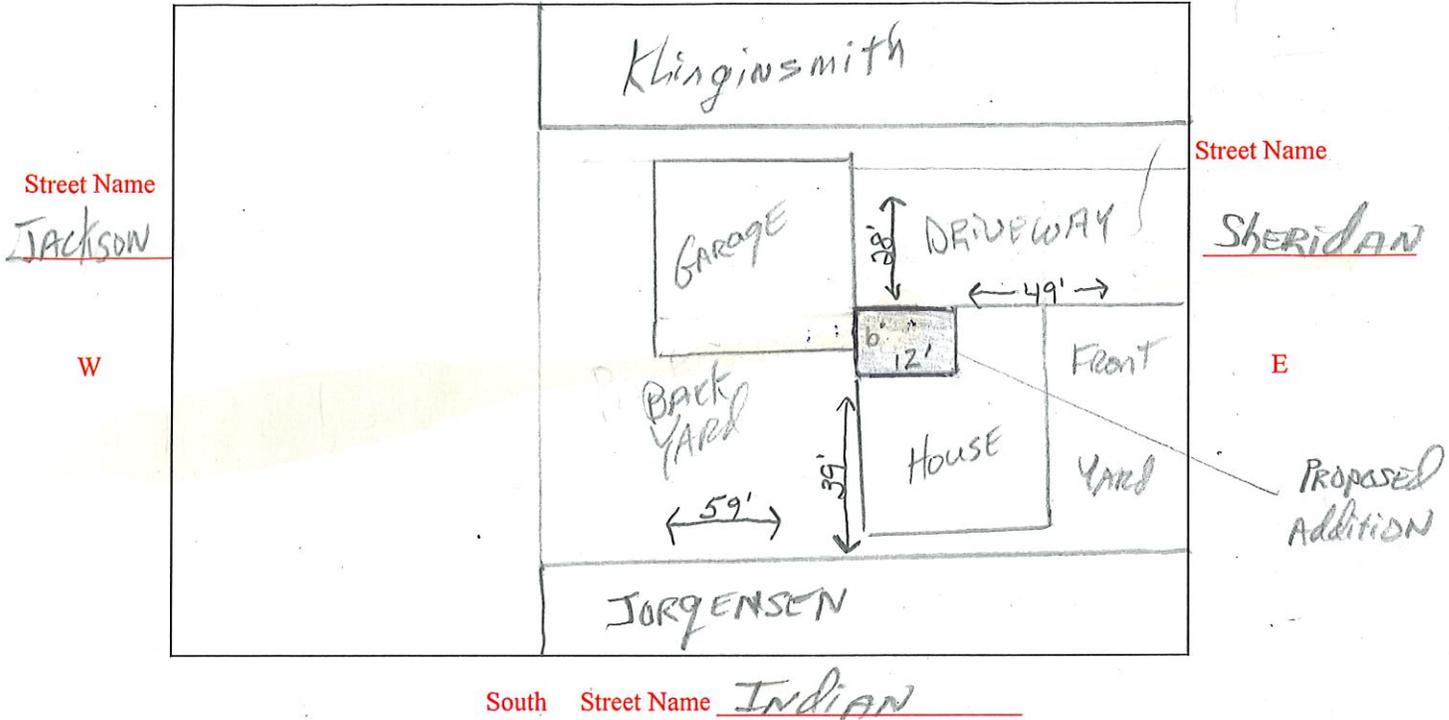
Is a conditional use required for the proposed use?      YES       NO

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

Call Karen Stensaker  
856-776-0498

Site Plan Sketch:

North Street Name JAY



South 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 6/10/2019

For Office Use Only:

Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
Zoning Administrator

Reasons for Denial:

Zoning Classification R-2 Value \$ 780.00  
Please call 811 before completing form

PERMIT NUMBER 2019-31  
FEE \$ 25.00 CASH      CHECK# 1018

### 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 Chad Augustyn Contractor myself

Address 821 8<sup>th</sup> St. Address same

City, State, Zip Saint Paul, NE, 68873 Phone Number same

Phone Number 308-750-3848 Cell Phone 308 750-3848

Complete Legal Description of the Property E 1/2 of lots 1-2 E 4' of W 1/2 of lots 1-2 Block 77 of Saint Paul

Address of Construction Site 821 8<sup>th</sup> St Saint Paul  
(If none, one must be registered with City of St. Paul) In the Flood plain NO ?

Proposed Structure Deck Dimension of Structure 20' x 12'

Distance from Front property line North 24'  
Rear Property Line South 50' Side Property Line West 7' East 37' Between other buildings (Min 10') 37'

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 August 2019 Finish August 2019

To Whom Should the Improvements be assessed? Chad Augustyn

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-11-19  
(Matt Helzer's signature)

Recommendations needed before approval: \_\_\_\_\_

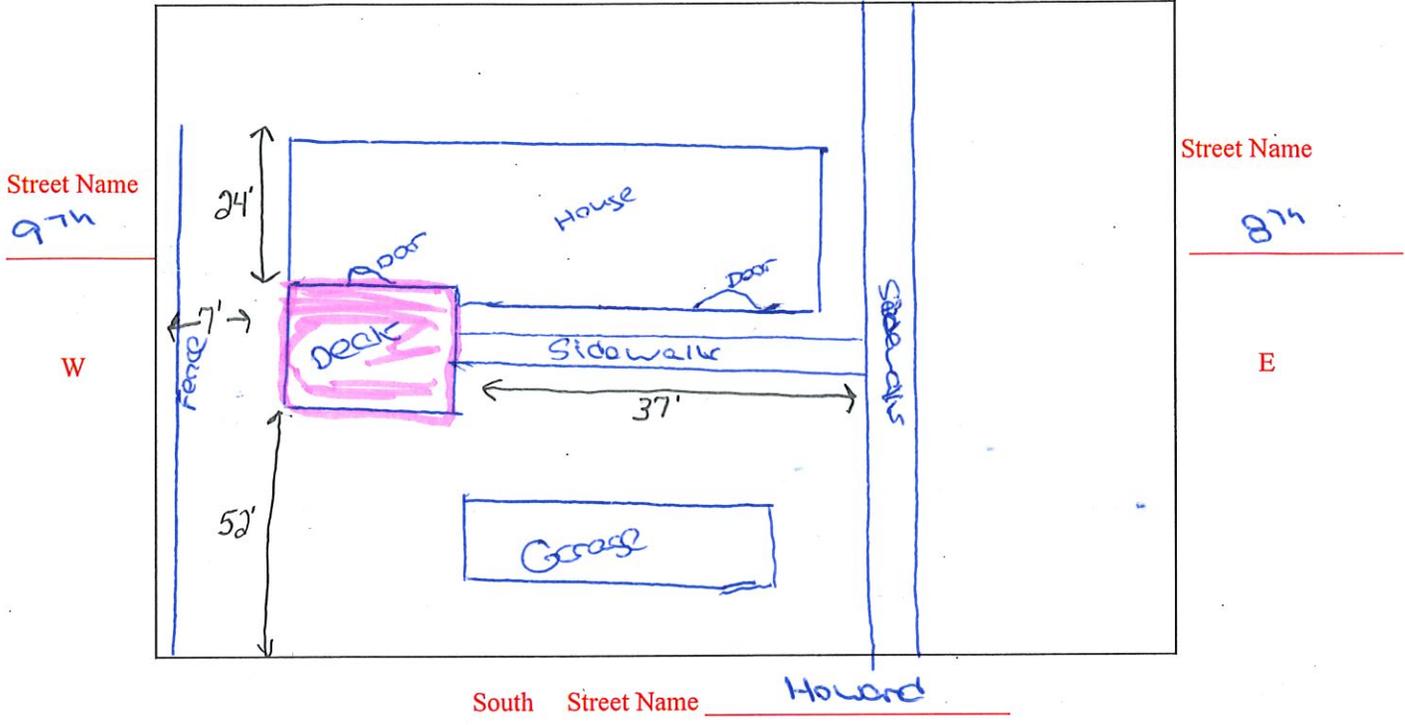
(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel \_\_\_\_\_ and the Name of the Lot Split or Subdivision, \_\_\_\_\_

**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 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**

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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 Chad Amos Date 6-6-2019

**For Office Use Only:**

Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
 Zoning Administrator

Reasons for Denial:

\$25.00 fee

Zoning Classification R-2 Value \$ 1,000  
Please call 811 before completing form

PERMIT NUMBER 2019-32  
FEE \$ 25.00 CASH CHECK# 4954

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 JCED Contractor Gordon Cable  
Address 705 Custer Address 670 12th Ave  
City, State, Zip St Paul, Ne 58173 Phone Number 380-8290  
Phone Number \_\_\_\_\_ Cell Phone Same

Complete Legal Description of the Property Lot 1 + 9' (x 54') of Lot 2, Block 106, OT

Address of Construction Site 705 Custer  
(If none, one must be registered with City of St. Paul) In the Flood plain No?

Proposed Structure Fence Dimension of Structure 121' of 6' wood fence

Distance from Front property line 75'  
Rear Property Line 6" Side Property Line 19' Second Side Line 6" 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 6-12-19 Finish 6-14-19

To Whom Should the Improvements be assessed? David E. Douthitt Jr. (closing on house 6/12/19)

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-11-19  
(Matt Helzer's signature)

Recommendations needed before approval: \_\_\_\_\_

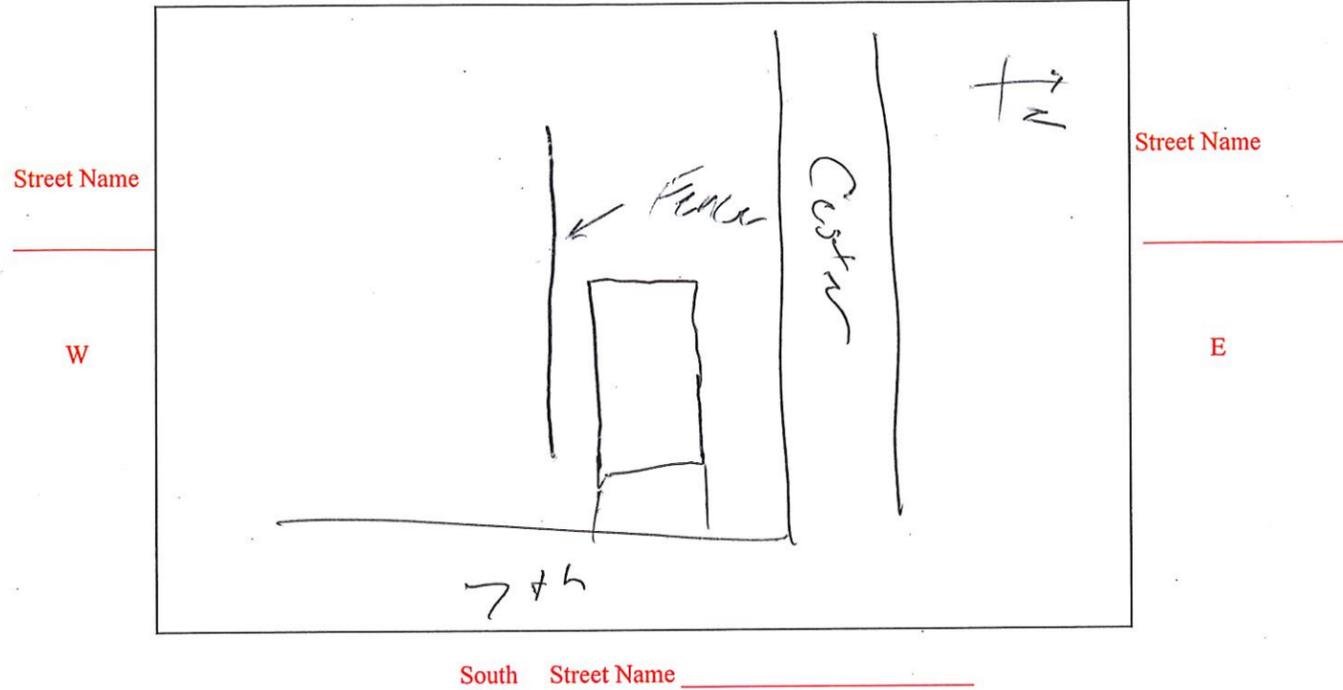
(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel \_\_\_\_\_ and the Name of the Lot Split or Subdivision, \_\_\_\_\_

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.

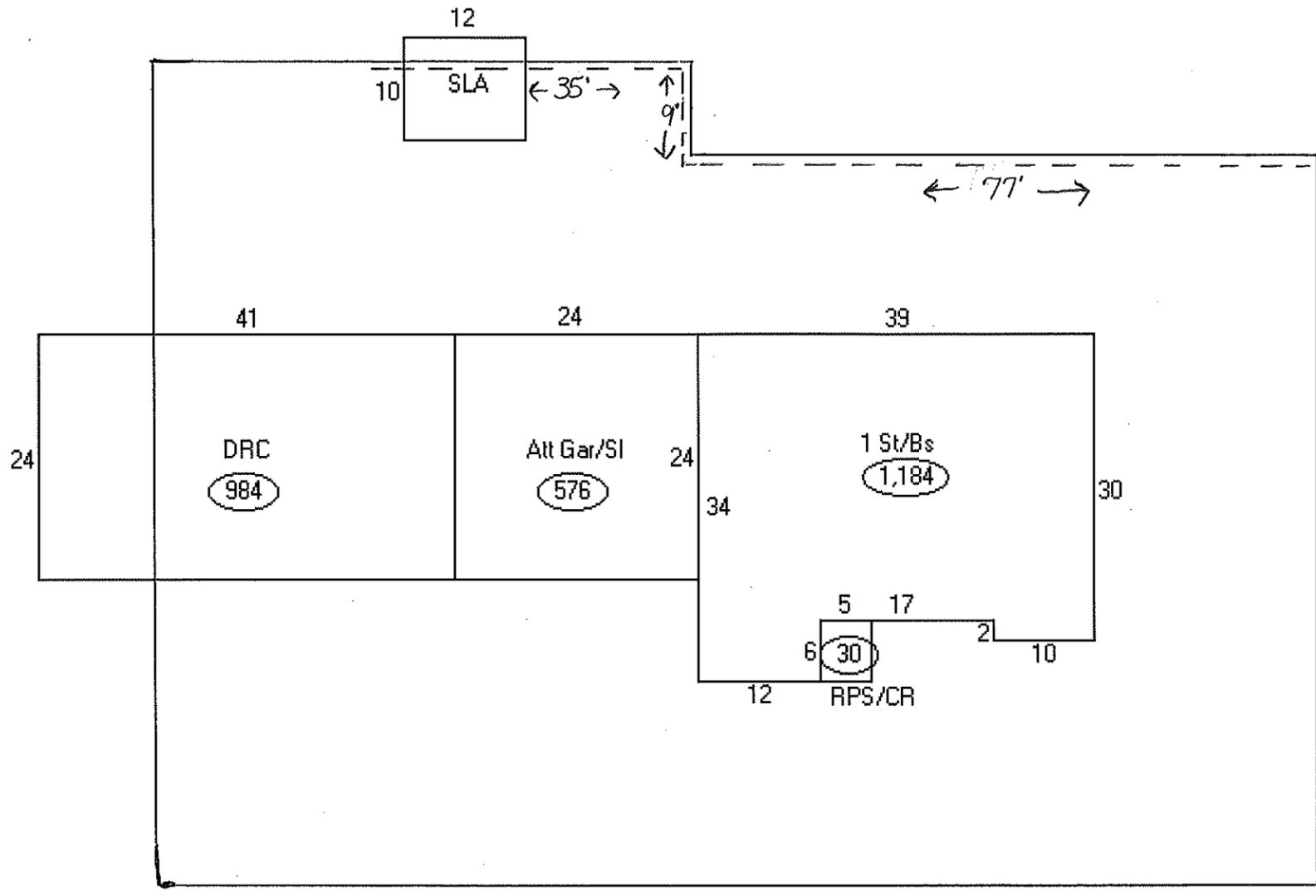
Signature of Applicant [Signature] Date 6-11-19

**For Office Use Only:**

Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
Zoning Administrator

Reasons for Denial:

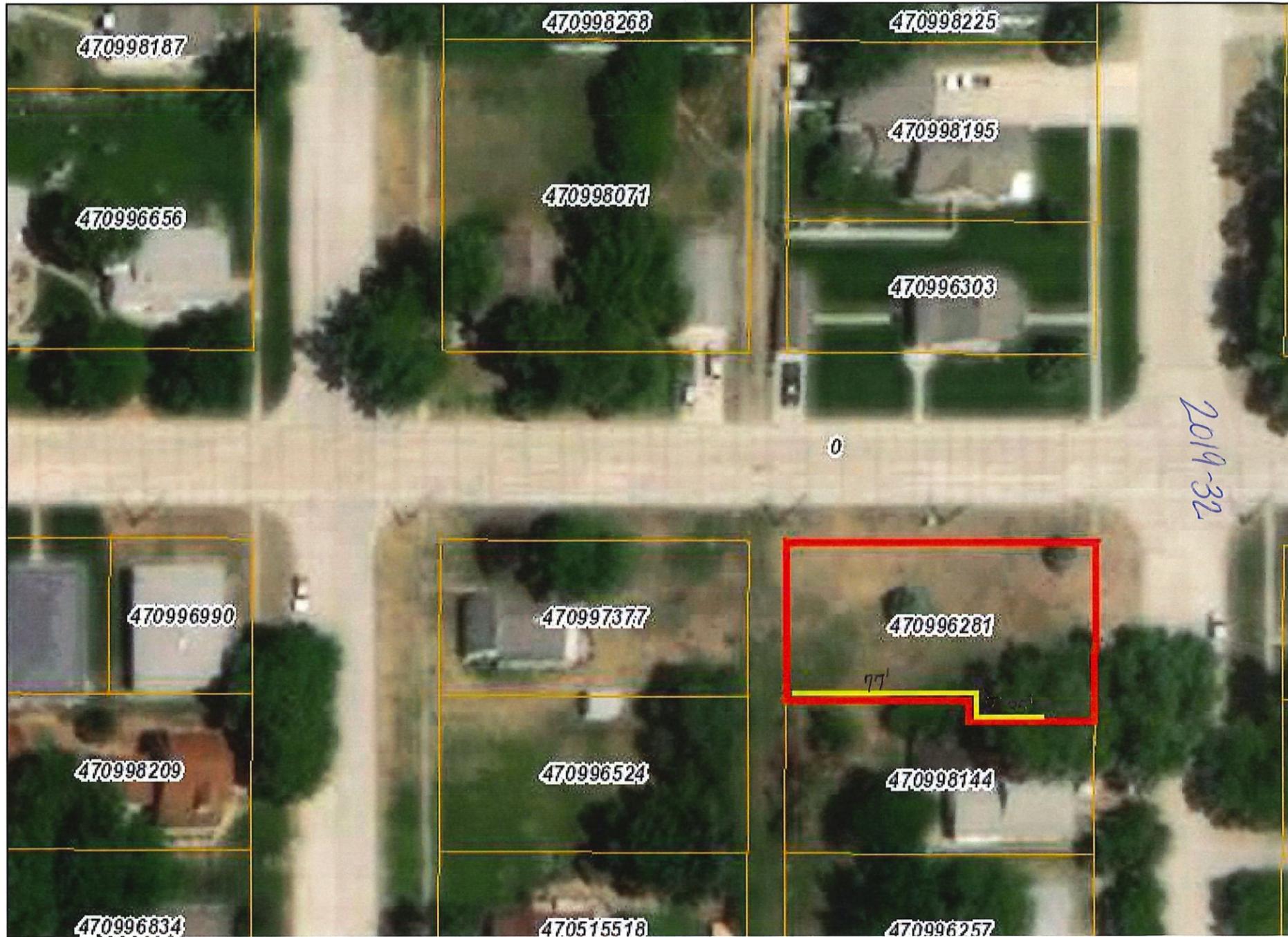
7th Street



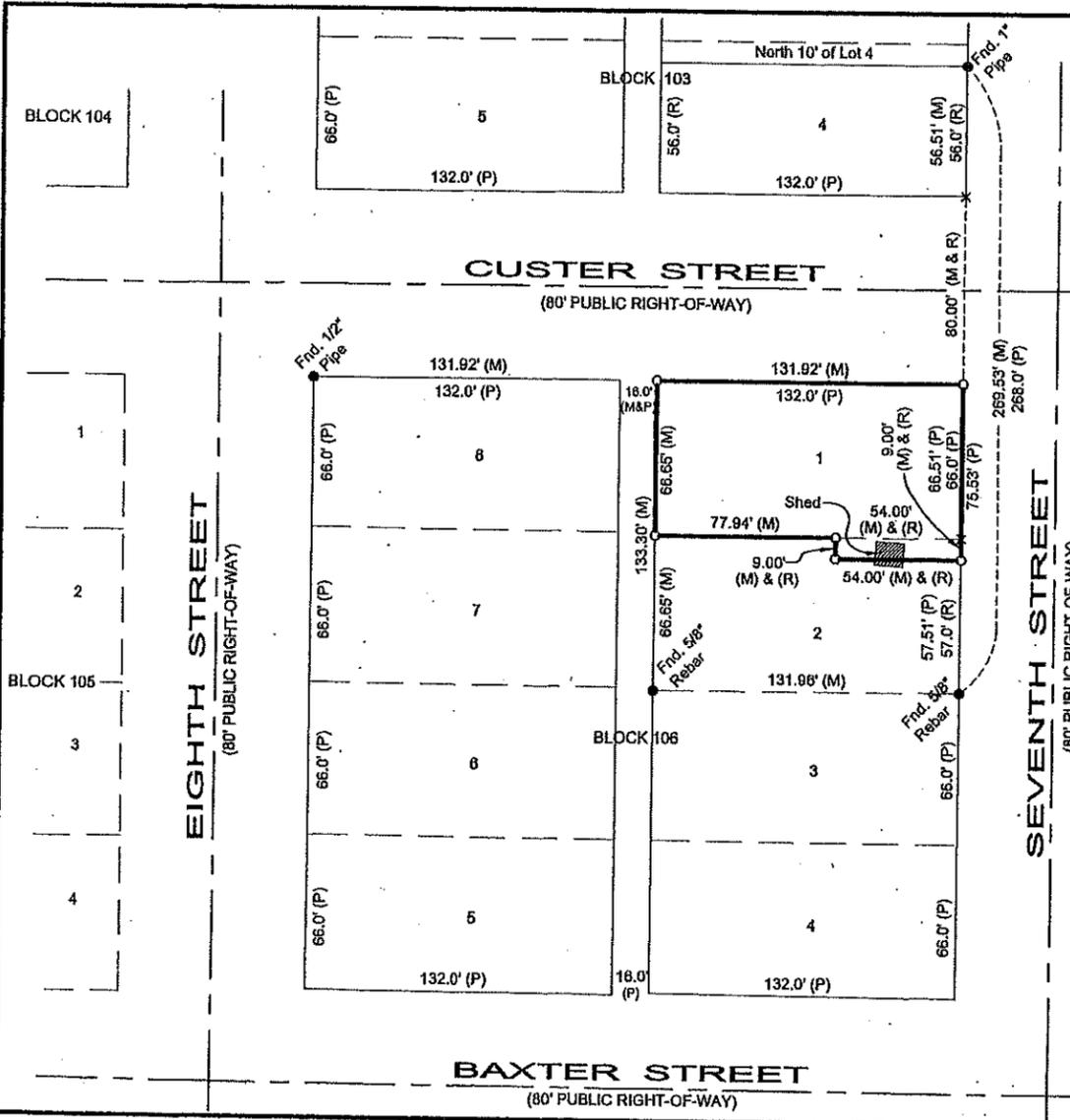
Alley

2019-32

Custer Street



103

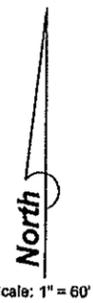


**OFFICIAL SURVEY RECORD**  
 Lot 1 and Part of of Lot 2, Block 106,  
 Original Town of St. Paul, Howard County, Nebraska



**LAND SURVEYING**  
 P.O. BOX 173  
 Central City, NE 68826  
 Phone: 308-946-3601

- Legend**
- O = Corner Set 1/2" x 24" Rebar w/ Cap #610
  - x = Calculated Point
  - = Corner Found (See Description)
  - (M) = Measured Distance
  - (P) = Platted Distance
  - (R) = Recorded Distance



**Legal Description:**  
 Lot 1 in Block 106 in the Original Townsite of St. Paul, Howard County, Nebraska, and a tract of land situated in Lot 2, in Block 106 in the Original Townsite of St. Paul, Howard County, Nebraska described as follows:  
 Commencing at the Northeast corner of Lot 2, in Block 106, thence West on the North line of Lot 2, 54 feet; thence South 9 feet; thence East 54 feet to the East line of Lot 2; thence North on the East line of Lot 2 to the place of beginning.

I hereby certify that this land surveying document was prepared by me and the related survey work was performed by me or under my direct personal supervision and that I am a duly Registered Land Surveyor under the laws of the State of Nebraska.

*Jamie L. Blodgett*  
 NEBRASKA REGISTERED LAND SURVEYOR  
 LS-610  
 JAMIEL BLODGETT  
 Date: 10/25/2017

Jamie L. Blodgett  
 License Number 610  
 Pages covered by this seal 1  
 DATE OF SURVEY 10/20/2017 JOB NUMBER 17179

2019-32

Zoning Classification \_\_\_\_\_ Value \$ 500.00  
Please call 811 before completing form

PERMIT NUMBER 2019-33  
FEE \$ 25 CASH  CHECK# \_\_\_\_\_

**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 Cody + Rebecca Larsen Contractor Self

Address 1005 9th Street Address \_\_\_\_\_

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

Phone Number 308-750-3276 Cell Phone \_\_\_\_\_

Complete Legal Description of the Property Lots 11 + 12 Block 7 Bartlett's add St. Paul

Address of Construction Site 1005 9th Street St. Paul NE 68873  
(If none, one must be registered with City of St. Paul) In the Flood plain NO?

Proposed Structure Ground Level Deck Dimension of Structure 12' x 14'

Distance from Front property line South 78'

Rear Property Line West 11' Side Property Line North 40' Second Side Line East 65' Between other buildings (Min 10') 26'

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 July 2019 Finish July 2019

To Whom Should the Improvements be assessed? Rebecca + Cody Larsen.

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-11-19  
(Matt Helzer's signature)

Recommendations needed before approval: \_\_\_\_\_

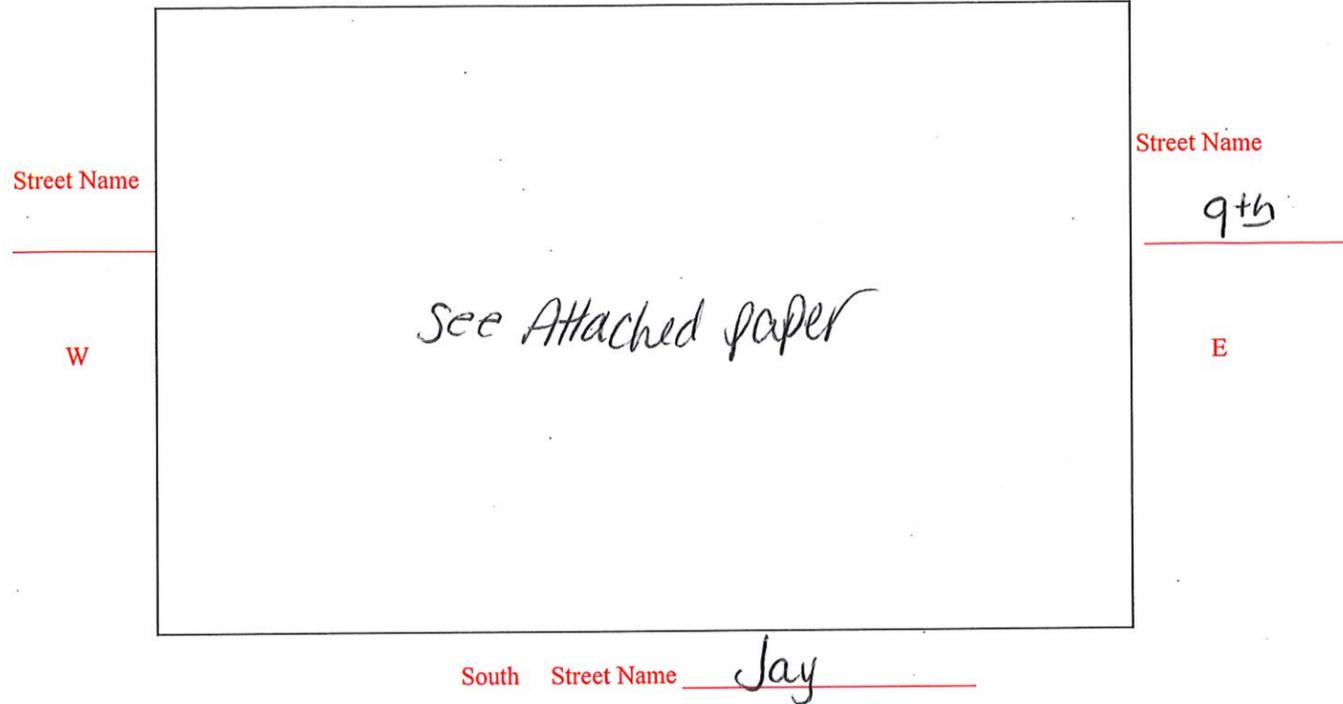
(One Mile radius outside city limits) If the structure is a residence on less than 10 acres indicate the date this property was platted as a separate parcel \_\_\_\_\_ and the Name of the Lot Split or Subdivision, \_\_\_\_\_

**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 2019-33

Site Plan Sketch:

North Street Name Kendal



South Street Name Jay

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 *Alicia Davis* Date 6-11-19

**For Office Use Only:**

Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
Zoning Administrator

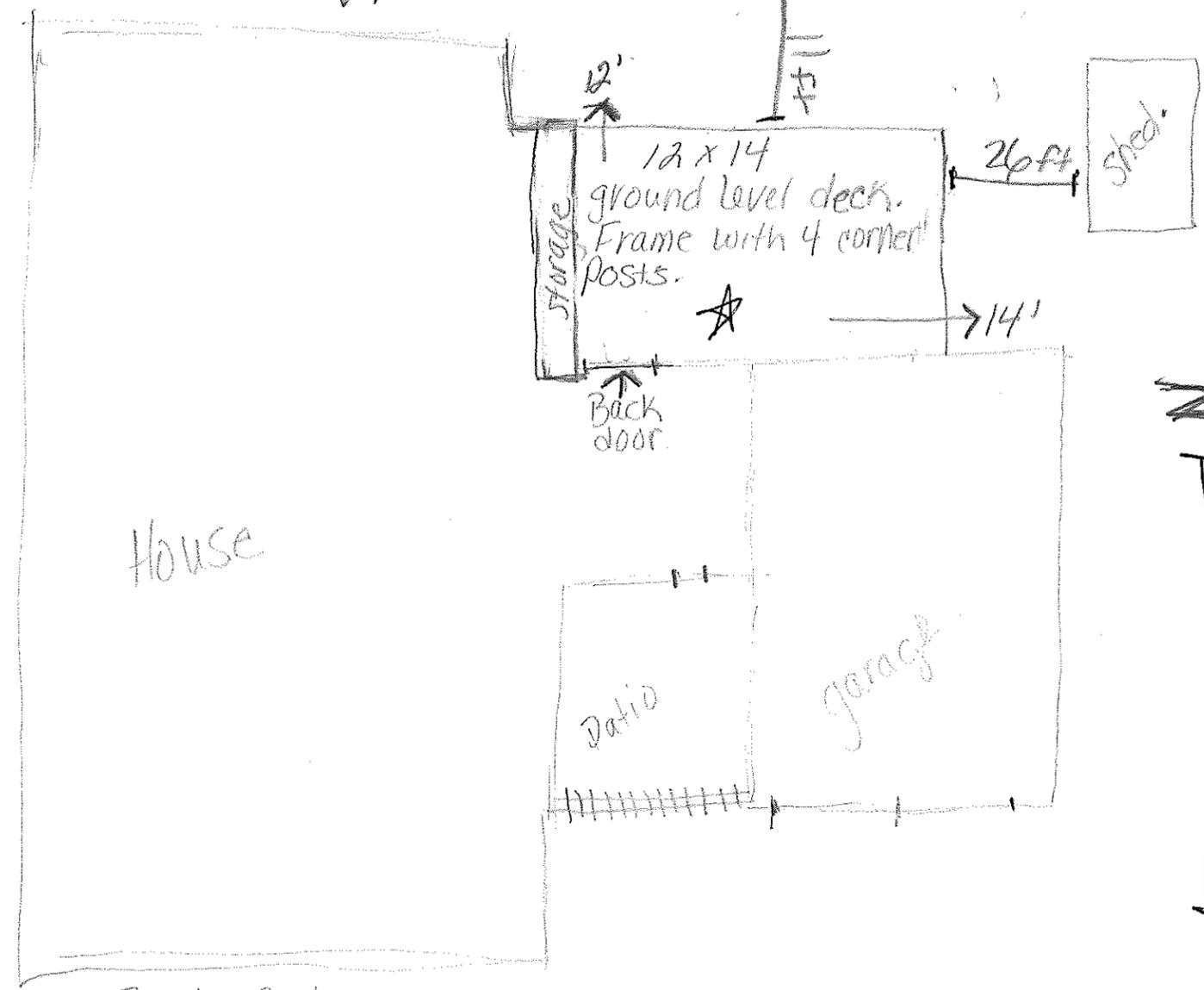
Reasons for Denial:

S

Jay Street

W

Back Yard. property Line



House

Back door

Patio

Garage

Storage

12 x 14 ground level deck. Frame with 4 corner posts.

Shed

26ft

14'

Front of House 9th Street

E

N

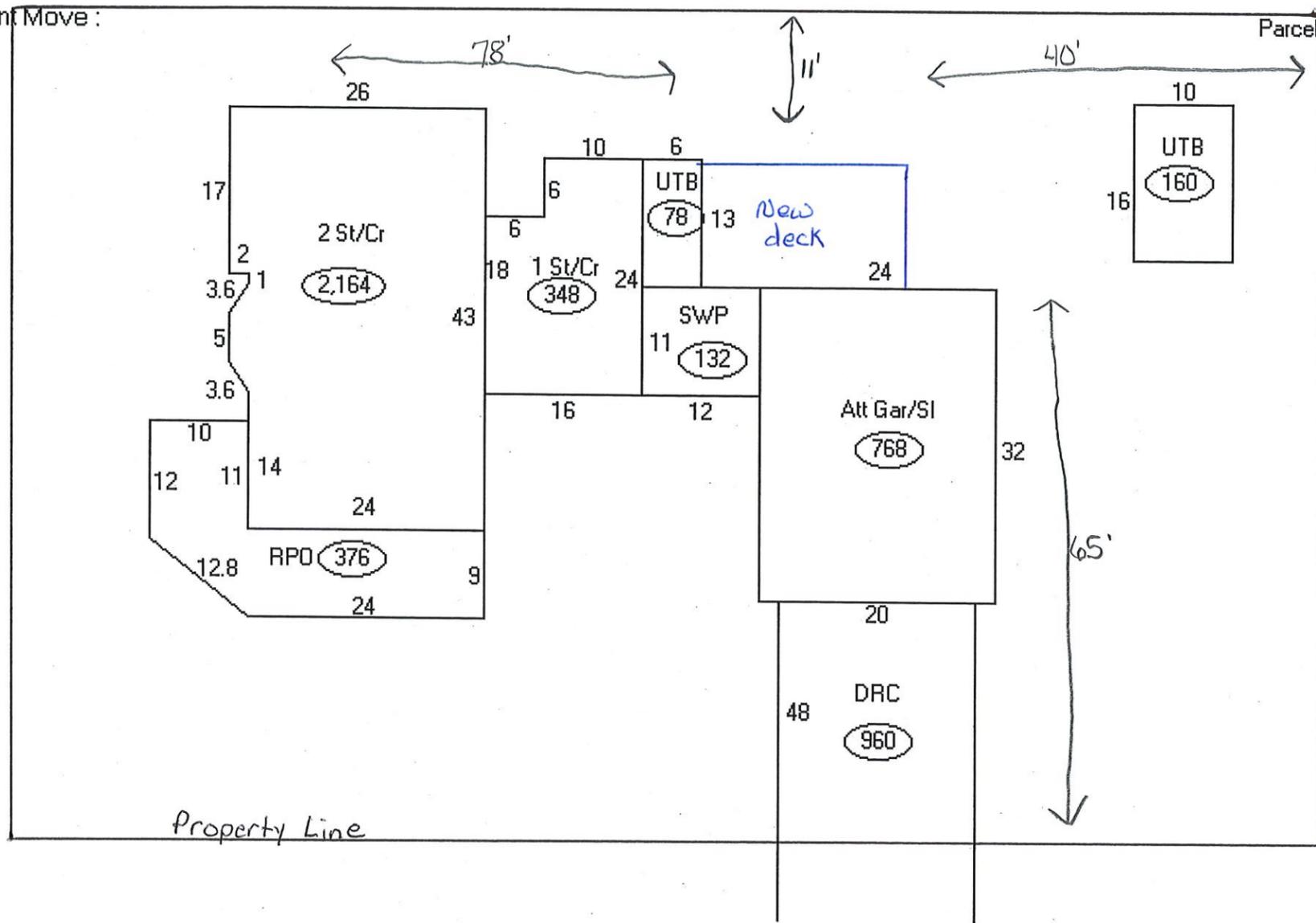
Kendal

2019-33

rrrent Move :

Parcel #: 470998705

Jay Street



Property Line

9th Street

2019-33

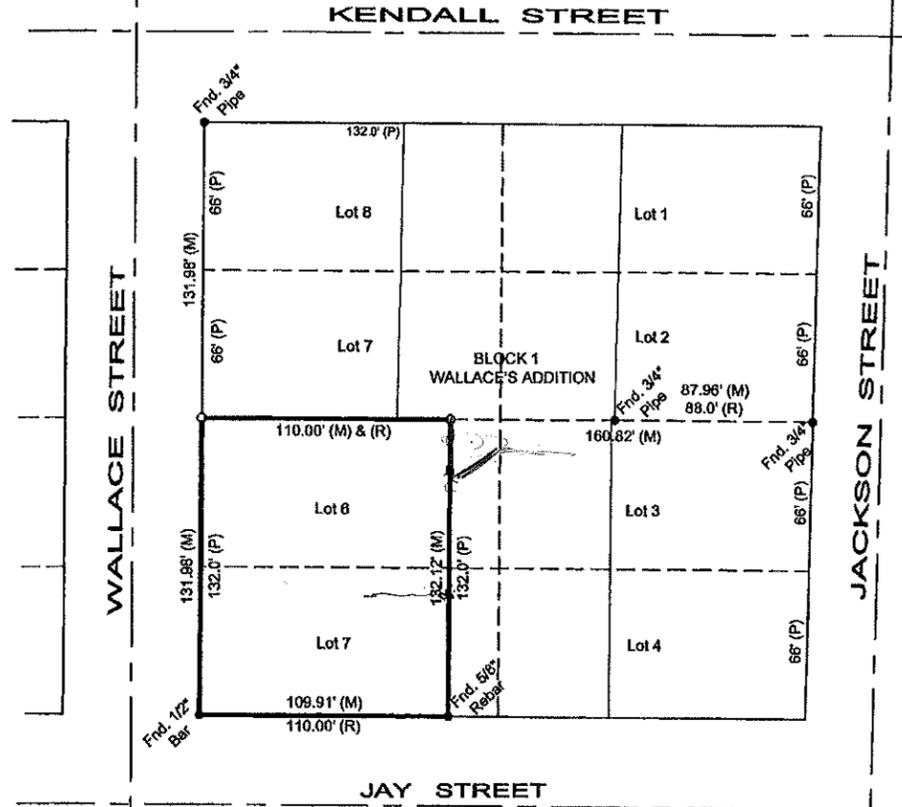


**OFFICIAL SURVEY RECORD**  
 West 110 feet of Lots 5 and 6, Block 1, WALLACE'S ADDITION  
 to the City of St. Paul, Howard County, Nebraska

**N-LINE**



**LAND SURVEYING**  
 P.O. BOX 173  
 Central City, NE 68826  
 Phone: 308-946-3601



**Legend**

- = Corner Set 1/2" x 24" Rebar w/ Cap #610
- × = Calculated Point
- = Corner Found (See Description)
- (M) = Measured Distance
- (P) = Platted Distance

Scale: 1" = 60'

**LEGAL DESCRIPTION:**

The West One Hundred and Ten feet (110') of Lots Five (5), and Six (6), Block One (1), Wallace's Addition, also known as T. A. Wallace's Addition to the City of St. Paul, Howard County, Nebraska.

**SURVEYOR'S NOTES:**

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

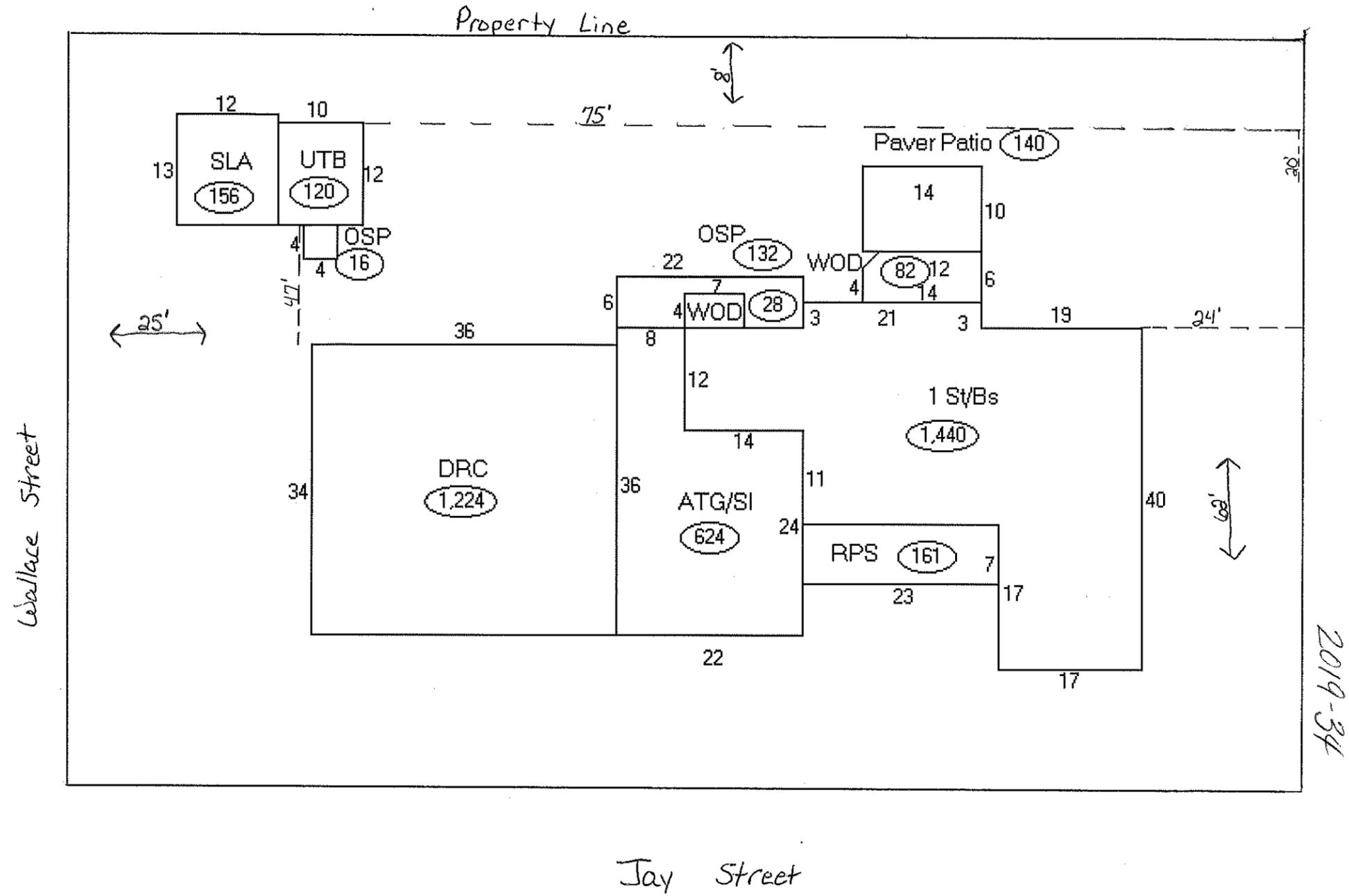
I hereby certify that this land surveying document was prepared by me and the related survey work was performed by me or under my direct personal supervision and that I am a duly Registered Land Surveyor under the laws of the State of Nebraska.

*Jamie L. Blodgett*  
 NEBRASKA REGISTERED LAND SURVEYOR  
 LS-610  
 JAMIE L. BLODGETT  
 Date: 5/3/2019

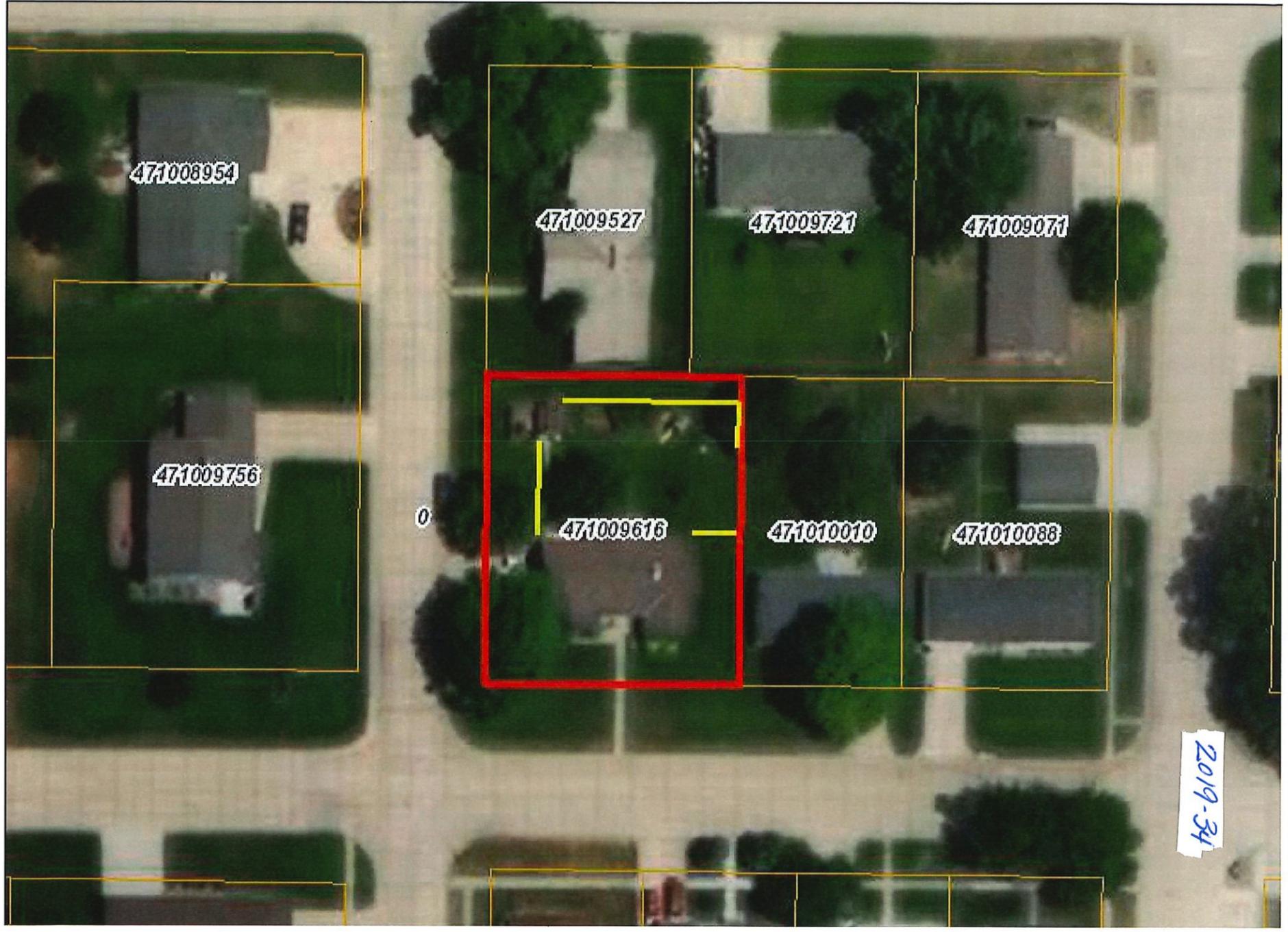
Jamie L. Blodgett  
 License Number 610  
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DATE OF SURVEY 6/1/2018 JOB NUMBER 19049

2019-34



2019-34



2019-34

Zoning Classification R-2 Value \$ 3000.00  
Please call 811 before completing form

PERMIT NUMBER 2019-35  
FEE \$ 25.00 CASH      CHECK# pd cc

**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 Hinkle Contractor American Fence Company  
Address 807 Grant St Address 1605 W Shady Bend Road  
City, State, Zip St Paul NE 68873 Phone Number 308-395-0793  
Phone Number 402-741-2495 (cell) Cell Phone     

Complete Legal Description of the Property Lots 11 + 12, Block 2, Bartle #3 Add

Address of Construction Site 807 Grant  
(If none, one must be registered with City of St. Paul) In the Flood plain NO ?

Proposed Structure New fence and remove shed Dimension of Structure 156' of 6' vinyl privacy fence  
Remove 10' x 8' Utility shed

Distance from Front property line 30'  
Rear Property Line 53' Side Property Line 6" Second Side Line 8' 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 6/19 Finish 6/20

To Whom Should the Improvements be assessed? Kevin Hinkle

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-11-19  
(Matt Helzer's signature)

Recommendations needed before approval: \_\_\_\_\_

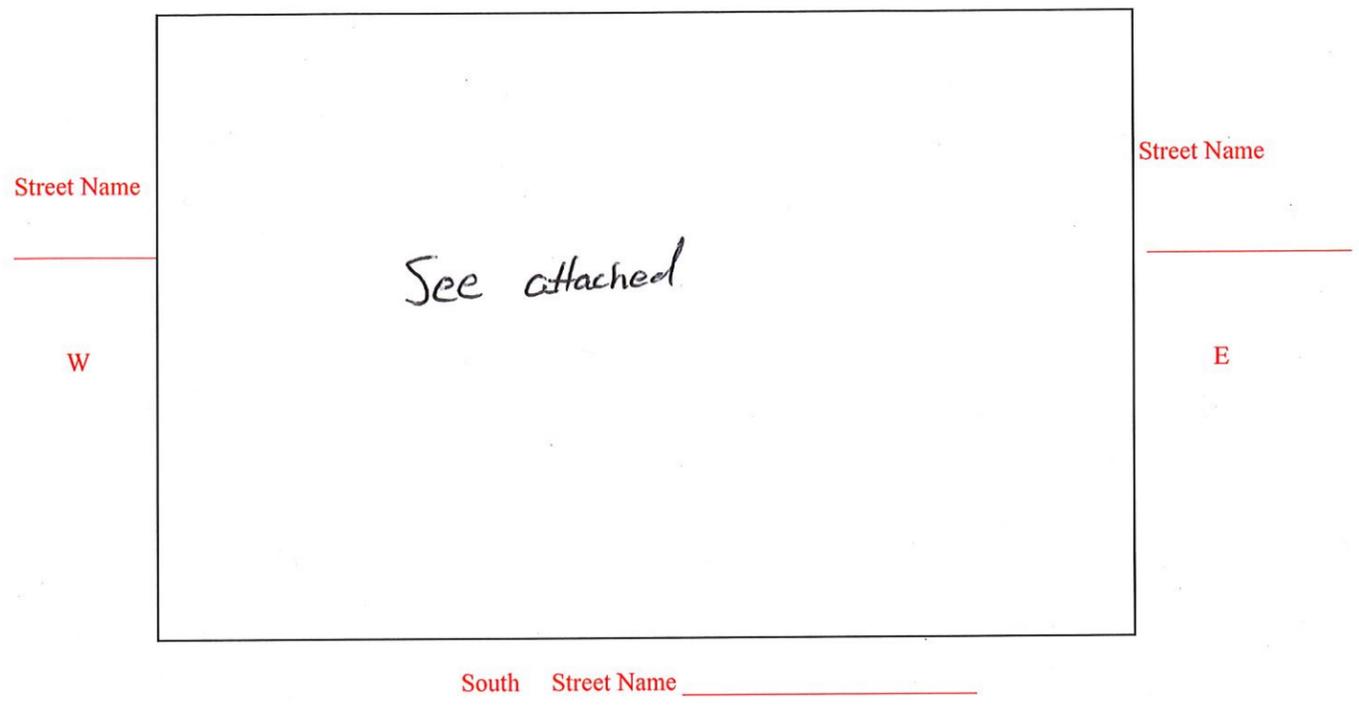
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**For Office Use Only:**

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 \_\_\_\_\_



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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 6-11-19

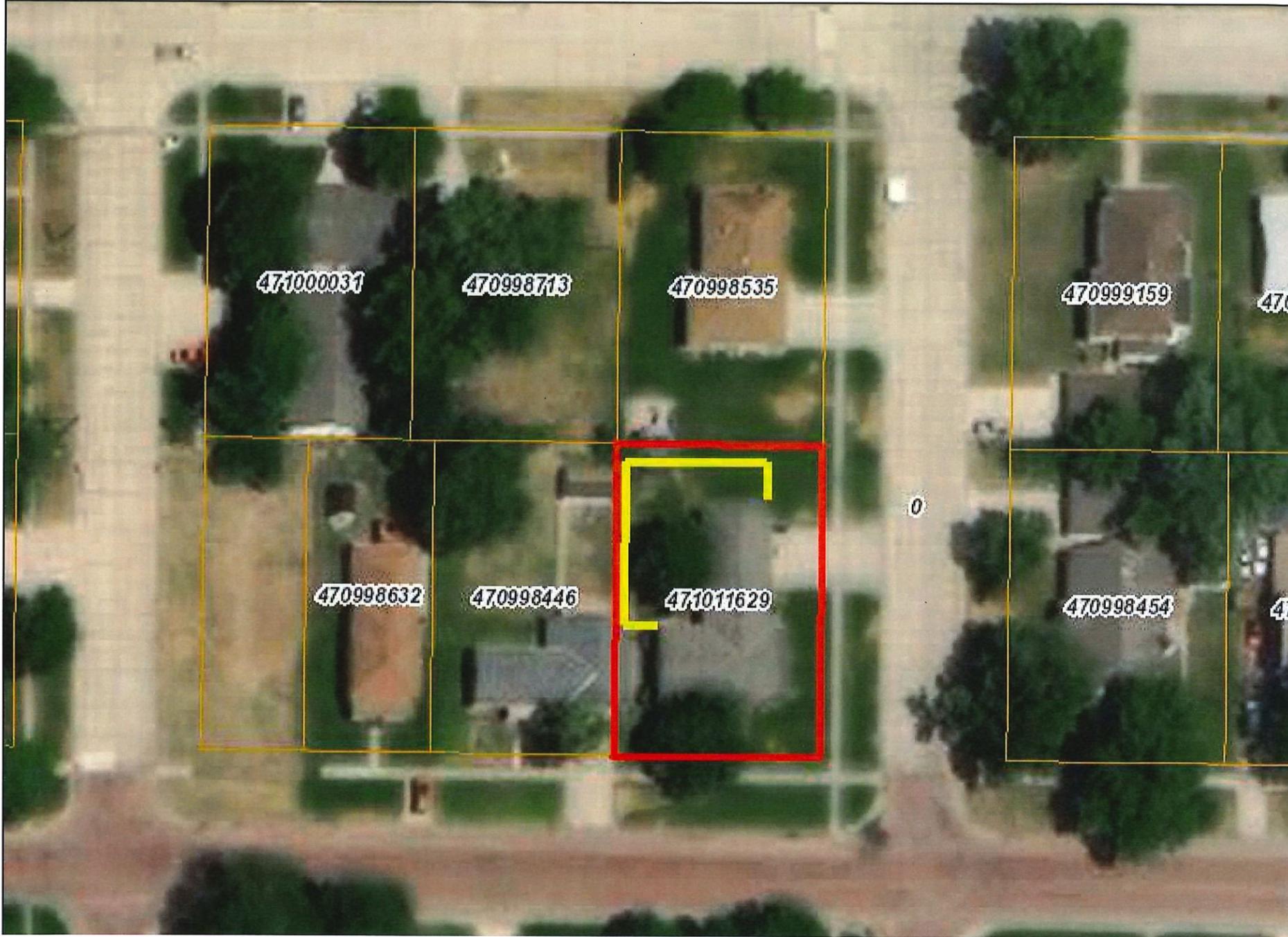
**For Office Use Only:**

Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
Zoning Administrator

Reasons for Denial:

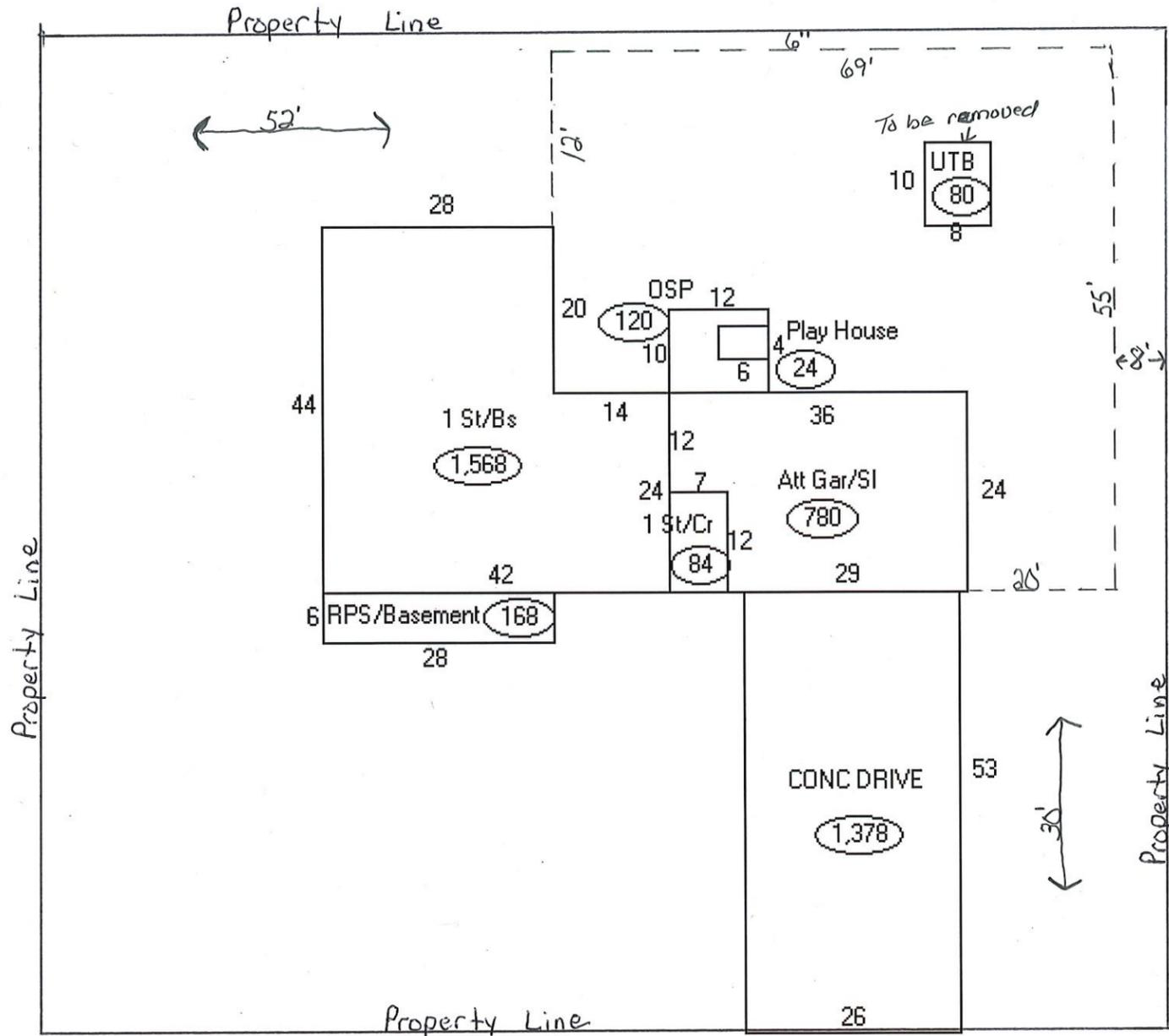


2019-35



2019-35

Howard Ave.



Grant Street

North  
↓

2019-35

Zoning Classification R-1

Value \$ 46000<sup>00</sup>

PERMIT NUMBER 2019-36

FEE \$ 25<sup>00</sup> CASH  CHECK# \_\_\_\_\_ pd 6/12/19

**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 requirement information is furnished.

Property Owner Lucas + Brenda Thompson Contractor Mid Nebraska Fencing

Address 1005 Wallace Address 4132 Vermont Ave / Grand Island, NE 68803

City, State, Zip St. Paul, NE 68873 Phone Number (308) 383-0635

Phone Number 308 750-5196 Cell Phone \_\_\_\_\_

Complete Legal Description of the Property Lots 3, 4, and 5 1/2 Lot 2 Block 2 Wallace Add.

Address of Fence Site 1005 Wallace St. Size & kind: 4' Black Chain Link

Replacement or new site \_\_\_\_\_

Approximately when will construction Start Week of June 24<sup>th</sup> Finish Week of June 24<sup>th</sup>

To Whom Should the Improvements be assessed? Lucas Thompson

Contact Utility Superintendent at (308) 754-4483 regarding Inspection. Matt Helzer Date of visit 6-18-19  
(Matt Helzer's signature)

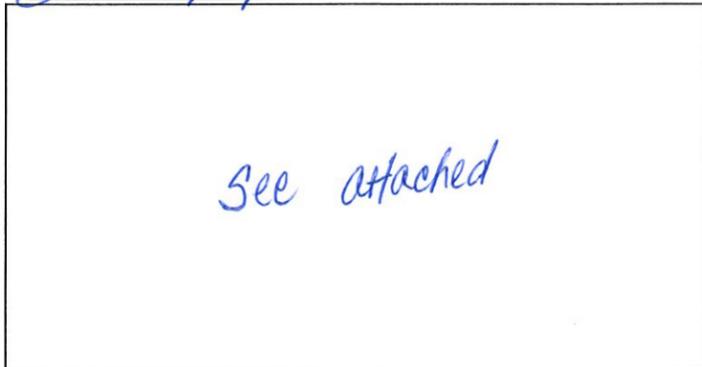
Recommendations needed before approval: \_\_\_\_\_

**UST 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 Lucas Thompson Date 6-12-19

N  
Drawing:

W



E

**For Office Use Only:**  
Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ S \_\_\_\_\_ Date \_\_\_\_\_  
Zoning Administrator

Reasons for Denial:

# Mid Nebraska Fencing, LLC

2019-36

midnebraskafencing@gmail.com

308-383-0635

Customer Name: Luke Thompson Phone: 308-750-5196

Address: 1005 Wallace St. City: St. Paul State: NE Zip: \_\_\_\_\_

Billing Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

E-Mail : \_\_\_\_\_

Job Detail:  Install \_\_\_\_\_ Tear Out \_\_\_\_\_ Repair

Fence Type: \_\_\_\_\_ Wood \_\_\_\_\_ Vinyl  Chain Link \_\_\_\_\_ Aluminum

Options: Black Color \_\_\_\_\_ 4' Height \_\_\_\_\_ Fence Style

3 # of Gates 10' <sup>double</sup> Opening 1 4' Opening 2 4' Opening 3

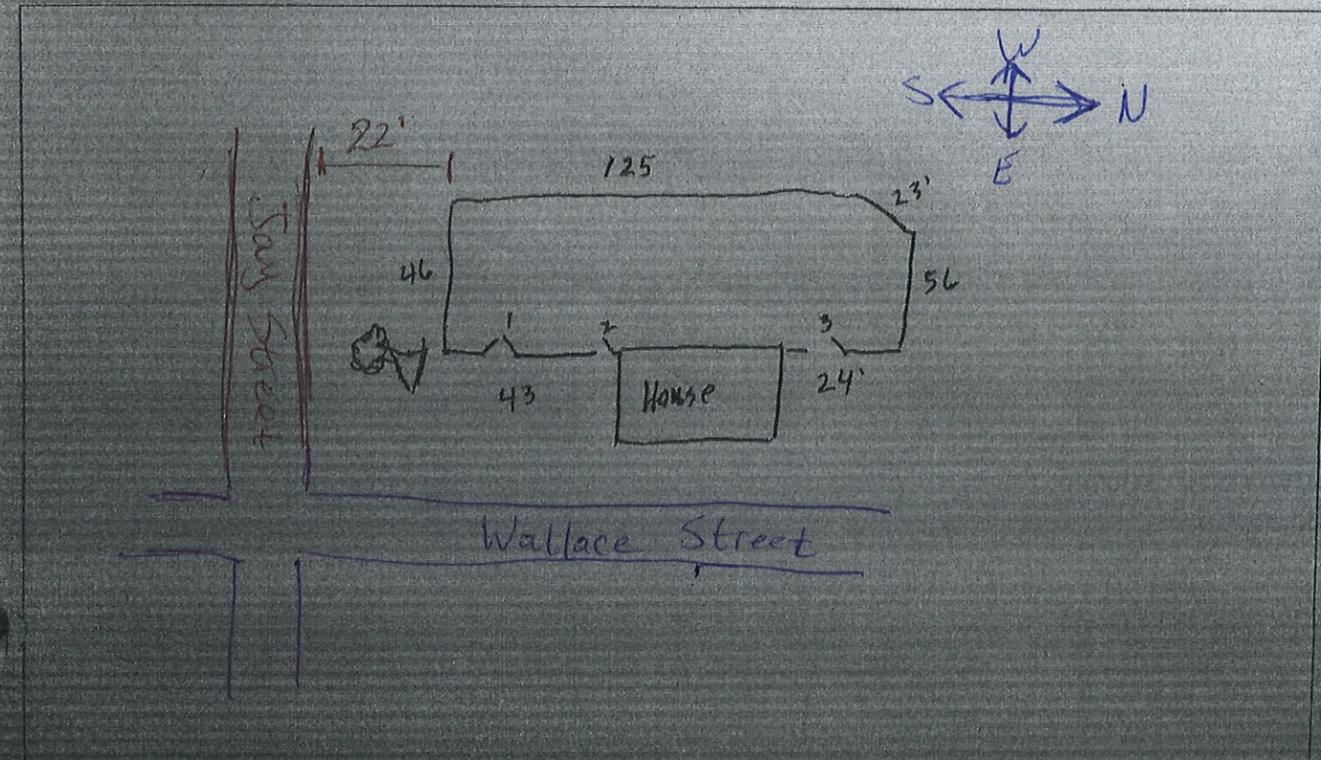
Custom Options: \_\_\_\_\_

Estimated Quote Price: \$ 4604.00 60% Down Payment \$2763.00

Estimated start date: Week of June 24 40% Remaining Balance \$1841.00

Property owner are responsible for permits if needed and finding property pins.

Customer Signature \_\_\_\_\_ Date \_\_\_\_\_





2019-36



Zoning Classification R-2 Value \$ 2500<sup>00</sup>  
Please call 811 before completing form

PERMIT NUMBER 2019-37  
FEE \$ 35 CASH  CHECK# pd 6/19/19

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 Steve Grim Contractor Self

Address 1724 11<sup>th</sup> Ave Address \_\_\_\_\_

City, State, Zip St. Paul, NE 68873 Phone Number \_\_\_\_\_

Phone Number 308-383-2664 Cell Phone \_\_\_\_\_

Complete Legal Description of the Property Lot 7 and 8, Block 75 OT

Address of Construction Site 722 Indian Street  
(If none, one must be registered with City of St. Paul) In the Flood plain NO ?

Proposed Structure move in 24' x 28' garage Dimension of Structure 24' x 28'

Distance from Front property line 26'

Rear Property Line 89' South Side Property Line 38' North Second Side Line 11' East Between other buildings (Min 10') 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 July 2019 Finish August 2019

To Whom Should the Improvements be assessed? Steve Grim

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-18-19  
(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

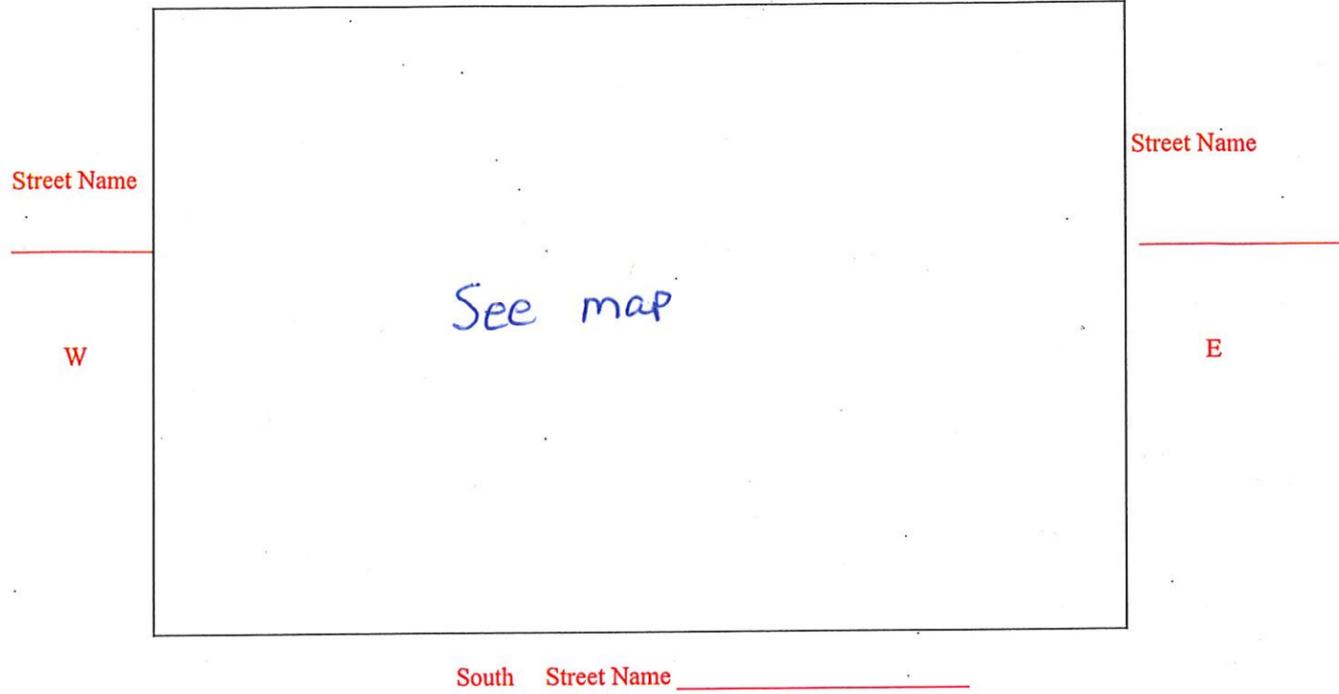
Is a conditional use required for the proposed use? \_\_\_\_\_ YES \_\_\_\_\_ NO

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

PERMIT NUMBER 2019-37

Site Plan Sketch:

North 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 Stew Grim Date 6-19-19

**For Office Use Only:**

Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
Zoning Administrator

Reasons for Denial:



Zoning Classification R-2 Value \$ 2500<sup>00</sup>  
Please call 811 before completing form

PERMIT NUMBER 2019-38  
FEE \$ 25.00 CASH  CHECK# pd

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 David Klinginsmith Contractor To be determined

Address 921 Sheridan St. Address \_\_\_\_\_

City, State, Zip St. Paul NE 68903 Phone Number \_\_\_\_\_

Phone Number 308-223-0150 Cell Phone \_\_\_\_\_

Complete Legal Description of the Property N 90' Lots 1, 2, 3 and N 90' E 1/2 Lot 4 Block 16, art & 5' x 24' track  
Bartlett's Add St. Paul

Address of Construction Site 921 Sheridan St  
(If none, one must be registered with City of St. Paul) In the Flood plain NO?

Proposed Structure 10 x 14 Shed Dimension of Structure 10' x 14' x 8' Approx

Distance from <sup>East</sup> Front property line 120'

Rear Property <sup>West</sup> Line 20' Side Property <sup>South</sup> Line 9' Second Side <sup>North</sup> Line 20' Between other buildings (Min 10') 25'

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 Sept 2019 Finish Sept 2019

To Whom Should the Improvements be assessed? David Klinginsmith

Contact Utility Superintendent at (308) 754-4483 regarding Set-Back Inspection. Matt Helzer Date of visit 6-24-19  
(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

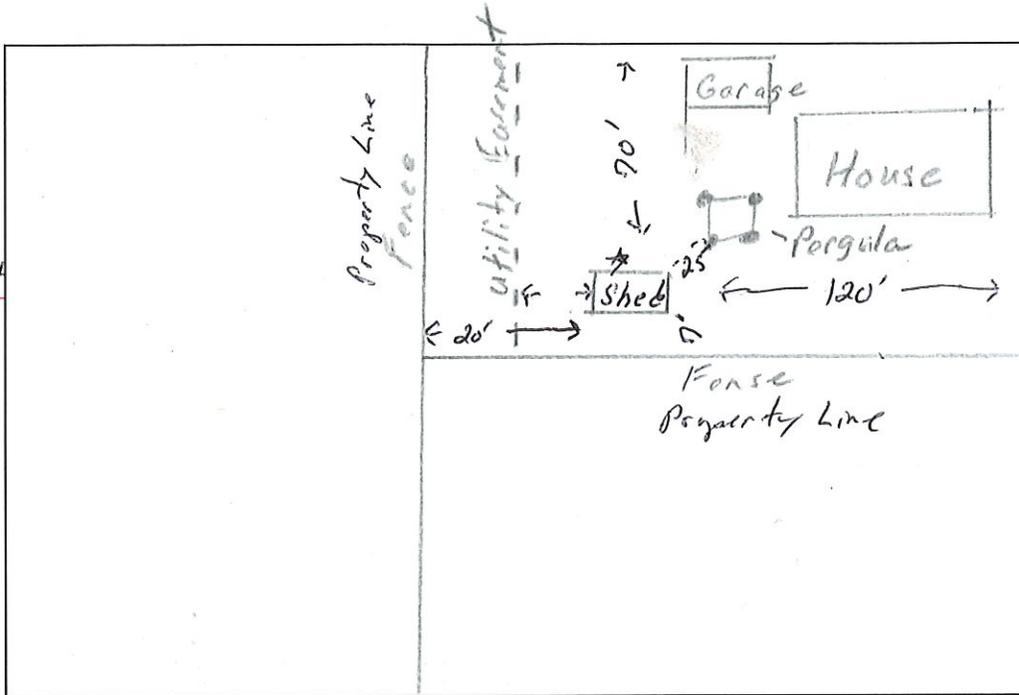
Has a Conditional Use Permit been issued for this proposed use? \_\_\_\_\_ YES  NO  
If yes, when does it expire? \_\_\_\_\_

Site Plan Sketch:

North Street Name Jay St.

Street Name  
Jackson St

Street Name  
Sheridan



South Street Name Indian 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 David Klingensmith Date 6-25-19

**For Office Use Only:**

Permit is Approved \_\_\_\_\_ Denied \_\_\_\_\_ Date \_\_\_\_\_  
Zoning Administrator

Reasons for Denial: