

**SCOTTS BLUFF COUNTY PLANNING COMMISSION
MEETING AGENDA
January 13, 2026 -- 6:00 p.m.**

- * Call To Order
- * Roll Call
- * Open Meetings Act
- * Minutes of the Previous Meeting

1. Reorganization - Appointment of officers
discuss and consider approval

PUBLIC 6:00 HEARING 2. MH Farming Inc
Ag Estate Dwelling Site
Section 28, Township 21 N, Range 54 W
discuss and consider approval

PUBLIC 6:00 HEARING 3. Mason Asselin
Preliminary Plat (Asselin Canyon Subdivision)
Section 16, Township 21 N, Range 55 W
discuss and consider approval

PUBLIC 6:00 HEARING 4. Travis & Laynette Van Anne
Conditional Use Permit (Veterinary Clinic)
Section 31, Township 23 N, Range 54 W
discuss and consider approval

PUBLIC 6:00 HEARING 5. Amend Section 17.1 of the Scotts Bluff County Zoning Regulations
for the inclusion of 'Accessory Dwelling" to the definitions, and replacing
"Guest Home" in Section 5.201(6)
discuss and consider approval

PUBLIC 6:00 HEARING 6. Amend Section 17.1 of the Zoning Regulations for the inclusion of
"Event Facility" to the definitions, and replacing "Race Track" in
Section 5.102
discuss and consider approval

PUBLIC 6:00 HEARING 7. Amend Section 4.1 of the Zoning Regulations to add an exception for
the replatting of existing non-conforming lots of record concerning
minimum size requirements
discuss and consider approval

PUBLIC 6:00 HEARING 8. Amend Section 5.101(13) of the Zoning Regulations to add and remove text
for Ag Estate Dwelling Site (AEDES) requirements
discuss and consider approval

PUBLIC 6:00 HEARING 9. Amend Section 18.1 of the Zoning Regulations adding text concerning a late
fee for permits, and establish an affidavit form and fee required for work completed
without an inspection; Amend the Building & Zoning Office fee schedule to
include both fees
discuss and consider approval

10. Miscellaneous discussion

**MEETING LOCATION: Administration Building
Commissioner's Room
1825 10th Street
Gering, Nebraska**