

MINUTES OF THE
KEARNEY COUNTY PLANNING COMMISSION
April 1, 2026

Notice of meeting was advertised in Minden Courier, Calendar of Kearney County website. The agenda was kept continuously current at the office of the Kearney County Zoning Administrator.

A meeting of the Kearney County Joint Planning Commission was called to order by Chairman Dawn Thompson at the Fairgrounds Building in Minden, Nebraska Kearney County at 6:04 pm on April 1, 2026. Announced that a copy of the Open Meeting Act was posted on the wall for anyone that wishes to review, and a copy of the board packet was available for review and all proceedings hereafter shown were taken while the meeting was open to the attendance of the public and in accordance with the Open Meeting Act.

Roll Call:

Members Present: Dawn Thompson, Tom Anderson, Terry Buettner, John Harris, Kevin Raun, Patty Lundeen, Jody Casper, Bennett Petersen, Malcom Dornhoff

Members Absent: NONE

Also, present: Kearney County Zoning Administrator Carrie Favinger & Kearney County Attorney Melodie Bellamy

Chairman Dawn Thompson called the meeting to order and provided guidelines for public comment.

Chairman Dawn Thompson asked if everyone had a chance to look over the minutes from the previous meeting held on February 23, 2026. After reviewing the minutes Terry Buettner made a motion to approve the minutes seconded by Kevin Raun.

No Further discussion

Aye: Dawn Thompson, Tom Anderson, Terry Buettner, John Harris, Kevin Raun, Patty Lundeen, Jody Casper, Bennett Petersen, Malcom Dornhoff

Nay: NONE

Members Absent: NONE

Call was made to Open Public Hearing. Motion made by Patty Lundeen, John Harris seconded the motion. No Further Discussion.

Aye: Dawn Thompson, Tom Anderson, Terry Buettner, John Harris, Kevin Raun, Patty Lundeen

Nay: NONE

Members Absent: Jody Casper, Bennett Petersen, Malcom Dornhoff

Speaking members of the public were as follows:

KMae Burkhardt- referenced Knox Co. decommissioning plan for county and asked whether tax credits go to domestic corporations only. Direct current electrical provides lots of noise and transfer. Indirect current energy creates behavioral issues. And compliance with electrical codes, who holds them accountable.

David Nielsen – provided a letter thru his attorney, Daniel L. Lindstrom. David stated that taking liberties by regulations needs to be a serious thought process. He's heard a lot of talk about birds and farmed his whole life. He's never had a crane that he's seen on his land.

Noel Nienhueser – Director of Electrical Operations at Hastings Utilities / City of Hastings.

Noel spoke on the Hastings Community Solar Farm. It has a total capacity of 1.5 MW. Solar is quiet and doesn't have a lot of moving parts. It's possible to use it in a landfill with solar overlay. They put 6 MW in the fringes of the floodplain by raising it 2 feet above Base Flood Elevation. The efficiency has dramatic increases. Wind energy has continued to get bigger while solar is scalable. Solar peaks in mid-afternoon and solar maxes out at this time.

Jim Jensen spoke regarding the decommissioning cost at 120%. Inflation with the cost won't come close to covering the cost. He stated all parts should be removed above and below ground. Decommissioning costs should be shared with the landowner.

Call was made to Close Public Comment. Motion made by Terry Buettner, Bennett Petersen seconded the motion. No Further Discussion.

Aye: Dawn Thompson, Tom Anderson, Terry Buettner, John Harris, Kevin Raun, Patty Lundeen, Jody Casper, Bennett Petersen, Malcom Dornhoff

Nay: NONE

Members Absent: NONE

The board then went through the 20 page Draft regulation updates and made changes to the following:

Page 1. 7.30 1.a.b.c.d

Page 1. 7.30 B.

Page 2. 7.31 Definitions

Page 3. Public Conservation Lands

Page 6. 8.a.

Page 7. 7.33 10.

Page 9/10. Setbacks

Page 11. 10.a. and 10.c

Page 12. 11.

Page 13. 7.35 a., b., e.

Page 17. 12.

The next public meeting will be on Monday, May 18, 2026, at the Kearney County Courthouse and take into consideration the public comments and exhibits provided.

Jody Casper made a motion to close the meeting. Malcom Dornhoff seconded the motion.

No Further Discussion

Aye: Dawn Thompson, Tom Anderson, Terry Buettner, John Harris, Kevin Raun, Patty Lundeen, Jody Casper, Bennett Petersen, Malcom Dornhoff

Nay: NONE

Members Absent: NONE

Meeting Adjourned at 9:40 pm