

Seward County Zoning Commission Meeting Minutes

For January 26, 2026

Meeting called to order at 7:00 pm by Chairman Eberspacher.

Roll call of members

Jack Daniel- Present

Curt Eberspacher- Present

Phil Hargis- Present

Ryan Krenk- Present

Dale Nieman- Present

Sue Medinger- Present

Kati Schweitzer- Absent

Brent Schluckebier- Absent

Aaron Shropshire- Present

7 present, 2 absent

Open meeting act poster was on display

Nominations for chairperson were opened. Hargis nominated Niemann, no other nominations were made. Nominations closed.

Hargis made motion for Niemann to be the Chairperson seconded by Daniel.

Roll Call vote –Niemann-For, Daniel-For Eberspacher- For, Hargis-For, Shropshire-For, Medinger- For, Krenk-For, Schluckebier- Absent, Schweitzer- Absent

Motion carried 7 for 0 against, 2 absent not voting.

Niemann took over the meeting as Chairman.

Nominations for Vice Chairman were opened. Eberspacher nominated Shropshire, no other nominations were made. Nominations closed.

Eberspacher made motion for Shropshire to be the Vice Chairman seconded by Niemann.

Roll Call vote –Niemann-For, Daniel-For Eberspacher- For, Hargis-For, Shropshire-For, Medinger- For, Krenk-For, Schluckebier- Absent, Schweitzer- Absent

Motion carried 7 for 0 against, 1 absent not voting

Nominations for Clerk were opened. Daniel nominated Marissa, no other nominations were made. Nominations closed.

Eberspacher made motion for Marissa Pfile Zoning Administrator to be the Clerk seconded by Daniel. Motion carried 4 for 3 against, 2 absent not voting

Motion made by Eberspacher to approve minutes from December 15, 2025 meeting.
Seconded by Daniel. Voice Acclimation

Motion was made by Eberspacher and seconded by Medinger to open Public Hearing.
Public Hearing was opened to the public at 7:12pm

Misty Ahmic discussed the project.

Allen Hemsath discussed the project

Eberspacher made motion to close Public Hearing seconded by Hargis. Public Hearing was closed at 7:25pm

Findings and facts discussed

Motion made by Medinger to approve permit Conditional Use Permit 06-2025. Seconded by Hargis.

Roll Call vote – Niemann-For, Daniel-For Eberspacher- For, Hargis-For, Shropshire-For, Medinger- For, Krenk-For, Schluckebier- Absent, Schweitzer- Absent

7 for, 0 against, 2 absent not voting

Motion was made by Medinger and seconded by Eberspacher to open Public Hearing.
Public Hearing was opened to the public at 7:34pm

Tower Upgrade Permit #01-2026 was discussed Daniel made motion to close Public Hearing seconded by Eberspacher. Public Hearing was closed at 7:40 pm

Findings and facts discussed

Motion made by Eberspacher to approve permit Conditional Use Permit 06-2025.

Seconded by Medinger

Roll Call vote –Niemann-For, Daniel-For Eberspacher- For, Hargis-For, Shropshire-For, Medinger- For, Krenk-For, Schluckebier- Absent, Schweitzer- Absent

Motion carried 7 for 0 against, 2 absent not voting

Discussion of Propst Acres Administrative Plat was held. Motion made by Eberspacher to approve Propst Acres Administrative Plat. Seconded by Hargis.

Roll Call vote – Roll Call vote – Niemann-For, Daniel-For Eberspacher- For, Hargis-For, Shropshire-For, Medinger- For, Krenk-For, Schluckebier- Absent, Schweitzer- Absent

Motion carried 7 for 0 against, 2 absent not voting

Discussion of Short Form Plat Bartels Acres was held. Motion made by Eberspacher to approve Bartels Acre Short Form Plat. Seconded by Daniel .

Roll Call vote – Niemann-For, Daniel-For Eberspacher- For, Hargis-For, Shropshire-For, Medinger- For, Krenk-For, Schluckebier- Absent, Schweitzer- Absent

Motion carried 7 for 0 against, 2 absent not voting

Review Transitional Ag 2- Ahmic lead discussion of the proposed new regulation. Hargis and Daniels shared information on the proposed regulations. Misty Ahmic, Scott Pekarek and Niemann will work on creating a new draft.

Ag regulation update—Misty Ahmic discussed the moratorium on poultry barns. The board discussed setback requirements. The sub committee will meet to review the proposed regulations. Sub committee asked to extend the moratorium through May.

Daniels made motioned to adjourn seconded by Medinger. Meeting adjourned at 8:58pm