VACATION/TEMPORARY RENTAL REGULATIONS

Zoning Districts – Use by Conditional Use Permit Only
- Rural Residential
- Rural Residential 2
- Tourist Services
- Residential Medium Density
- Mixed Residential

CONDITIONAL USE PERMIT
Submit a Conditional Use Permit Application and $150 fee (application on the county website)
Submit floor plan/ # of occupants
Submit current Sales Tax Permit (NE Dept. of Revenue 402-471-5729)
Submit current Lodging Tax Permit (NE Dept. of Revenue 402-471-5729)
Submit copy of tenant rules and regulations
Submit site map of the area (2 parking spaces maximum allowed per unit)

PROCESS
- The matter will be scheduled before the Planning Commission at public hearing. They meet one time per month generally the 1st Thursday, in the meeting room at the Keith County Courthouse, 7:30 p.m. mountain time.
- The notice of public hearing is published no less than 10 days prior to the meeting. Check with the Planning/Zoning Administrator for publication deadline. If deadline is missed the matter will be heard the following month – no exceptions.
- All property owners within 300’ of the site are notified of the public hearing, and public comment is accepted (written or oral).
- Following the Planning Commission meeting, the matter will be scheduled for public hearing before the Keith County Commissioners for approval/denial. They meet weekly on Wednesday in the Commissioner meeting room at the Keith County Courthouse at 8:00 a.m.
- The notice of public hearing is published no less than 10 days prior to the meeting.
- All property owners within 300’ of the site are again notified of the second public hearing, and public comment is accepted (written or oral).