

December 16, 1981

The Cedar County Planning and Zoning Commission met December 16, 1981 at the Courthouse, Tipton, Iowa. All members were present as was Zoning Administrator Dvorak. Bixler, Bowie, Davidson, Hillman, Millett, Moeller, Suchomel.

First consideration was given to Gates Grain Co, West Liberty who petitioned for a change in zoning from Aa to Ab for approximately 8.5 A. Gale and Sandra Gates were present to represent Gates Grain. Jay and Shirley Clark, Gene Vincent Keith Jennings, and Marvin Morrison were present representing close neighbors of the Gates. Jay Clark stated he wanted to go on record as an objector formally protesting the rezoning.

After lengthy discussion Moeller (Bowie) moved that inasmuch as the Zoning Commission had revised the Zoning Ordinance to provide for businesses such as Gates Grain, we approve this request. Ayes 6 The Zoning Commission was unanimous in recommending to the Board of Supervisors that action be taken as soon as possible to alleviate the dust problem on the road that trucks must follow to and from Gates Grain. Co.

The second item of business concerned a similar change in Zoning for Chief Feed and Grain, West Branch, 7 A. from Aa to Ab. Wayne Frauenholtz represented Chief Feed and Grain. No objectors were present. After questioning Frauenholtz by Commission members. Moeller (Bixler) moved approval. Ayes 6
Meeting adjourned at 11:10.

Helen Millett

Secretary

Chairman

A

October 21, 1981

The Cedar County Planning and Zoning Commission met October 21, 1981 at the Courthouse, Tipton, Iowa. Members present were: Bowie, Davidson, Millett, Suchomel and Zoning Administrator Dvorak.

The first request was from Richard Goepel and Gary Andrews to rezone approximately 2 acres from Aa to Rs. Stuart Werling, Attorney, was present with Andrews. At present there is no access road to property, but adjacent property owners, Liberty Porkers and Michael Hayes had been contacted and will allow easement when Andrews is ready to begin construction. After discussion Suchomel (Bowie) moved approval. Ayes 4.

James and Lois Gardner petitioned to change approximately $1\frac{1}{2}$ acres from Aa to Ch. A raquetball court has been constructed and the Gardners wish to be in compliance with Zoning Ordinance. After discussion Bowie (Suchomel) moved approval. Ayes 4

Discussion of amendments and additions to Cedar County Zoning Ordinance followed. New Zoning Classification Ab was amended as follows: Article II amended to read Board of Adjustment instead of Board of Supervisors. Other items remain the same as at previous readings of the new ordinance. Suchomel (Bowie) moved approval of amending Article II. Under Article XXIX, Section II Article J was stricken from the ordinance. Bowie moved (Suchomel) Ayes 4

Millett(Bowie) moved final approval of revised Cedar County
Zoning Ordinance.

Meeting adjourned at 11:30

Helen Millett

Secretary

W. J. Wilson

Chairman

ENGINEER'S REPORT ON PRELIMINARY PLAT

August 27, 1975

To the Planning & Zoning Commission,
Cedar County, Iowa

We now have a preliminary plat titled Hidden Hills Estates.

for consideration.

Your attention is called to the following features for particular study:

Approval indicated for general road alignment and location. Since grade information is not available no approval should be assumed for street grades at this time.

Any road segment which might approach the maximum 10% grade should have gentle curves or straight alignment at the bottom of the grade. Take particular note of slope in westerly road area of plat and in central area of plat. (Rock Run Rd.)

I, therefore, (do, ~~do not~~) recommend this plat for approval.

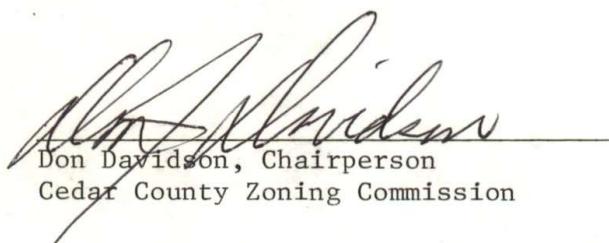
Roy E. Ellerhoff
County Engineer

The Planning and Zoning Commission finds that the proposed use of this land as a pork slaughtering and processing plant will not adversely affect the character of the neighborhood, that adequate plans have been made to handle the anticipated increase in traffic, and that Iowa Beef Processors Inc. have made plans for the control of odor and the treatment and disposal of solid waste, sanitary waste, and wastewater so that the public safety, health and general welfare of the neighborhood will be protected. The Commission further finds that the proposed rezoning is in keeping with the Cedar County Comprehensive Plan and should be approved.

After due consideration, it was moved by Moeller
and seconded by Suchomel the the request of Jewa
Beef Processors, Inc. be approved or disapproved.

Ayes 4

Nays 1


Don Davidson, Chairperson
Cedar County Zoning Commission


Helen Millett, Secretary
Cedar County Zoning Commission

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR

Cedar County Courthouse

:-:

Tipton, Iowa 52772

October 12, 1981

LEGAL NOTICE

The Cedar County Planning and Zoning Commission has been petitioned to conduct a Public Hearing on October 21, 1981, at 10:00 a.m. in the basement meeting room of the Courthouse, Tipton, Iowa.

At this time we will discuss petitions for rezoning from the following:

1. Richard Goepel, Moline, Illinois and Gary Andrews, Atalissa - Approximately 2 acres located in the E $\frac{1}{2}$ of the W $\frac{1}{2}$ of the NE $\frac{1}{4}$, NE $\frac{1}{4}$ of Section 15, T-79N, R-3W, in Iowa Township. The property is located 1 mile west and $\frac{1}{4}$ mile north of the I-80 Atalissa Interchange. The request is for a change in zoning from "Aa" to "Rs".
2. James Gardner, RR, Tipton - Approximately 1.54 acres of Lot G located in the SE $\frac{1}{4}$ of Section 2, T-80N, R-3W. The property is located approximately $\frac{1}{2}$ mile west of the Tipton Masonic Cemetery. The request is for a change in zoning from "Aa" to "Ch".

At this time the Planning and Zoning Commission will also review amendments to the Cedar County Revised Zoning Ordinance of 1975.

At said Public Hearing any person present, and so wishing, will be given the opportunity to be heard for, or against, said petitions to rezone. Any person so wishing, may file a document with the Cedar County Zoning Administrator prior to the time of the hearing, should the person wish the document to be read for them at the time of the hearing.

Richard J. Dvorak
Zoning Administrator

RD:sp

Copies Sent 10/13/81 to:

1. James R. Gardner - RFD #1, Box 178, Tipton, Iowa 52772 - Certified
2. Gary Scorpil - RFD #1, Tipton, Iowa 52772
3. Larry Martens - RFD #1, Tipton, Iowa 52772
4. Paul Gardner - RFD #1, Tipton, Iowa 52772
5. Gary A. Andrews - RFD #1, Box 222, Atalissa, Iowa 52720 - Certified
6. Richard Goepel - P.O. Box 247, Moline, Illinois 61265
7. Liberty Porkers, Inc. - RFD, Atalissa, Iowa 52720
8. Ken & Elsie Regennitter - RFD #1, Atalissa, Iowa 52720
9. H. V. & Ethel Conley - RFD #3, Tipton, Iowa 52772
10. George & Marion Peden - RFD, Atalissa, Iowa 52720
11. Stuart Werling - Attorney at Law, 520 Cedar Street ~~_____~~, Tipton, Iowa 52772
- *12. 7 Copies to Zoning Commission Members
13. 2 Copies for Bulletin Boards
14. 1 Copy to Newspaper on 10/13/81
15. 4 File Copies

* The Zoning Commission Members were also sent a copy of the Legal Notice dated September 21, 1981 regarding the Public Hearing to review amendments to the Cedar County Revised Zoning Ordinance of 1975 with the amendments.

October 19, 1981

The Cedar County Planning and Zoning Commission met in a called meeting October 19, 1981 at the Courthouse, Tipton, Iowa. James Bowie, appointed to fill the vacancy left by the death of Lester Chambliss, was present for his first meeting. Others present were: Bixler, Davidson, Millett, Moeller, Suchomel, and Zoning Administrator Dvorak.

The purpose of the called meeting was to review a petition for rezoning from Iowa Beef Processors, Inc. and Northern Trust Co. from Aa to Mb. Glen Hoagland, Vice President of IBP, and Gene Ambroson, from Public Affairs Dept. of IBP were present. Hoagland showed a film and presented maps, charts, and facts and both were available for questions. Questioners were: Tom Fagen and Harlan Voelkers, from the area where the proposed plant would be built.

Commission then heard proponents Vance Haesmeyer, Steve Newlin representing Tipton Chamber of Commerce, and Robert Bunn, representing the town of Clarence.

Larry Horr, adjacent property owner, spoke in opposition. A letter of opposition was read from Ardo R. Volk and Charles H. Volk, also property owners.

Attorney Norman Hamiel stated that if IBP doesn't option the property in question, Commission would be asked to rezone from Mb to Aa within 60 days.

After due consideration Moeller (Suchomel) moved the request be approved. (See attached statement) Ayes 4 Nays 1.

Helen Millett
Secretary

John Dvorak
Chairman

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR

Cedar County Courthouse

:-:

Tipton, Iowa 52772

October 5, 1981

TO: CEDAR COUNTY ZONING COMMISSION MEMBERS

Enclosed is a copy of an invitation to attend an open informational meeting on October 8, 1981, regarding the possibility of a hog processing plant being built east of Stanwood, Iowa.

I contacted Lee Beine, Cedar County Attorney, regarding this upcoming meeting. Mr. Beine stated it was his opinion that the zoning commission members may attend this meeting, but cannot discuss the information as a group, nor can the members make a decision, pro or con, prior to the zoning meeting on October 19, 1981.

If there are any questions prior to the meeting, please contact this office. Also, if you cannot attend this meeting, please contact this office at your earliest convenience. I feel that because of the importance of this petition, all members should try to attend the regular zoning meeting on October 19, 1981.



Richard J. Dvorak
Zoning Administrator

RD:sp

Encl.



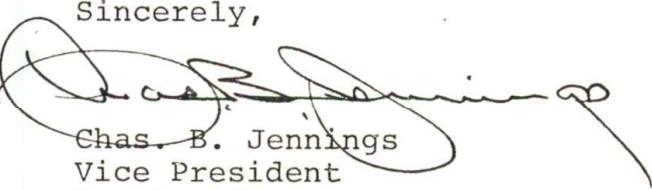
Cedar County Zoning Commission
Courthouse
Tipton, IA 52772

As you probably are aware, IBP is now in the process of evaluating the best possible location for construction of a modern new pork plant to serve the hog producers of your area. We currently have an option on approximately 1500 acres near Stanwood. We also have similar options in the Low Moor, Iowa and Sheffield, Illinois areas.

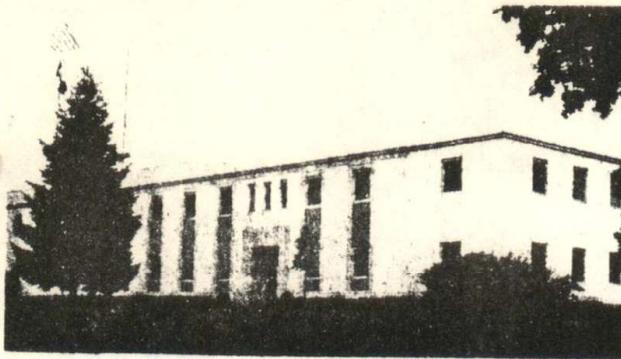
We would like to invite you to attend an informational meeting on Thursday, October 8, 1981 at 7:30 p.m. at the Stanwood High School Gym. The purpose of the meeting is for IBP officials to meet some of the leaders of the area and tell you a little about our company and plans for the new plant. We will have a display showing you what our plants look like and will show you an 18 minute film about IBP and its operations.

We will also be pleased to field any questions you might have.

Sincerely,



Chas. B. Jennings
Vice President
Public Affairs



Cedar County
BOARD OF SUPERVISORS
TIPTON, IOWA 52772
TELEPHONE (319) 886-6346

October 2, 1981

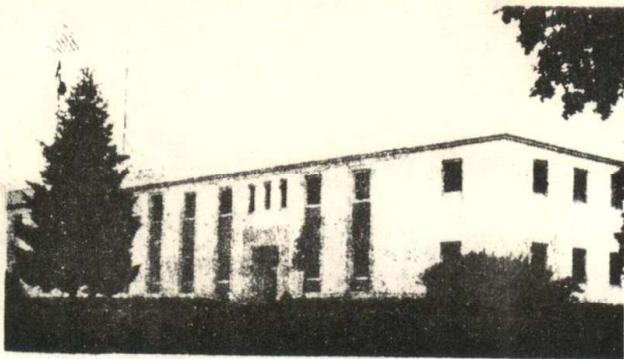
On October 5, 1981 the Cedar County Board of Supervisors appointed Mary Louise Crock, RFD, Tipton, Iowa, to fill a vacancy on the Cedar County Board of Adjustment.

The term of office shall run from October 5, 1981 to December 31, 1985.

Motion Sup. Shuger Seconded Sup. Davis

Ayes _____ Nays _____

Jean Penningroth
Jean Penningroth, Chairperson
Cedar County Board of Supervisors



Cedar County
BOARD OF SUPERVISORS
TIPTON, IOWA 52772
TELEPHONE (319) 886-6346

October 2, 1981

On October 5, 1981 the Cedar County Board of Supervisors appointed Jim Bowie, RFD #3, Tipton, Iowa, to fill a vacancy on the Cedar County Zoning Commission.

The term of office shall run from October 5, 1981 to December 31, 1984.

Motion Sup. Kroemer Seconded Sup. Dolan

Ayes All Nays

Jean Penningroth
Jean Penningroth, Chairperson
Cedar County Board of Supervisors

September 16, 1981

The Cedar County Planning and Zoning Commission met September 16, 1981 at the Courthouse, Tipton, Iowa with the following present: Bixler, Davidson, Millett, Moeller, Suchomel and Zoning Administrator Dvorak.

The item of discussion was the wording of the New Zoning Classification Ab. After questions and suggestion Suchomel (Bixler) moved we approve with minor addition.

Ayes 4.

Commission members noted the passing of Lester Chambliss on Sept. 9, 1981 and wished to make a matter of record that he had served on the commission since it's beginning in 1959. He has been a valuable and faithful member.

Meeting adjourned at 11:15.

Helen Millett
Secretary

Bob Davidson
Chairman

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR

Cedar County Courthouse

Tipton, Iowa 52772

September 8, 1981

LEGAL NOTICE

The Cedar County Planning and Zoning Commission will be holding its regular monthly meeting on September 16, 1981, at 10:00 a.m., in the basement meeting room of the Courthouse, Tipton, Iowa.

At this time we will discuss the amendments to the Cedar County Zoning Ordinance. A copy of these amendments is enclosed. If you have any additions, please bring them to this meeting so we may discuss them.

Richard J. Dvorak
Zoning Administrator

RD:sp

Encl.

Copies Sent 9/8/81 to:

1. 7 Zoning Commission Members
2. Charles Krall - RFD #2, West Branch, Iowa 52358
3. Gilbert Lindberg - RFD, West Branch, Iowa 52358
4. 1 File Copy
5. 2 Copies for Bulletin Boards

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR

Cedar County Courthouse

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Tipton, Iowa 52772

AMENDMENTS TO THE REVISED CEDAR COUNTY ZONING ORDINANCE

I. Article III - Definitions

Delete Paragraph 44

II. Article VI - Use Regulations for "Aa" Rural Agricultural District

Add "E" under Paragraph II - Home Occupations meeting the limitations of Article XXIX.

III. Article VI - Use Regulations for "Aa" Rural Agricultural District

Add to "A" Paragraph IV - If a house is existing on an acreage under 35 acres, the individual owning this property would not have to rezone when he desired to replace or expand the present facilities, as long as they meet the regulations of the "Rs" district.

IV. Article VI - Use Regulations for "Aa" Rural Agricultural District

Delete Paragraph "B" under Paragraph I.

V. Article VI - Use Regulations for "Aa" Rural Agricultural District

Add "F" under Paragraph II - Single Family Dwellings

VI. Article XIX - Exceptions, Variations, and Modifications

Add to Paragraph 9 - Special Use Permit Fee - \$50.00

Repeal "m" of Paragraph 9 - Special Use Permits

VII. "Ar" and "Ra" zoning districts should meet the same yard area requirements (set backs) as the "Rb" zoning district.

VIII. New Zoning Classification

"Ab" Agricultural Business District"

In the "Ab" Agricultural Business District the following provisions, regulations and restrictions shall apply:

VIII. New Zoning Classification (Continued)

I. Principle Permitted Uses: The "Ab" district is intended and designed to provide for increased flexibility in the location of certain agricultural business, while maintaining protection for nearby agricultural areas. This district allows for select businesses, and manufacturers of agricultural products of a non-nuisance characteristic, with ample off street parking and loading spaces. No use shall be permitted in this district except the following:

- a) Agricultural equipment sales and services, on an open lot or within a building.
- b) Licensed grain dealers, storing and drying
- c) Agricultural livestock and crop research
- d) Commercial confinement and feedlots of animals
- e) Agricultural chemical storage and sales
- f) Agricultural livestock sales

II. The following and other similar uses shall be referred by the Administrative Officer to the Board of Supervisors for its approval. Before issuance of approval, the Board shall hold a public hearing at which any interested party shall have an opportunity to be heard. Due public notice of the time and place of hearing shall be published in the official papers of Cedar County.

- a) Agricultural livestock and crop research
- b) Commercial confinement and feedlots of animals
- c) Agricultural chemical storage and sales

III. Accessory Uses: Uses as defined in Article III, Paragraph 1.

IV. Height Regulations: Same as Light Industrial

V. Area Regulations: Same as Light Industrial

ARTICLE XXIX

HOME OCCUPATIONS

I. Definition Of: An occupation carried on entirely within a dwelling, or accessory building thereto, by a member of the family residing therein, where the use for occupational purposes is clearly incidental to the use for residential purposes.

II. Limitations on Home Occupation Activities:

- A. No person who is not a member of the immediate family and residing on the premises shall be employed in the activity on the premises.
- B. The activity shall be conducted entirely within the dwelling or in a permitted accessory building.
- C. The activity shall not involve any outside storage nor in any way create, outside the building, any external evidence of the operation.
- D. No alteration of a building shall be made which changes the character and appearance thereof as a residential building.
- E. No more than twenty-five percent, nor, in any event, more than 350 square feet of floor area of the dwelling, and no more than 250 square feet of floor area of an accessory building, shall be devoted to the activity.
- F. Not more than one motor vehicle and trailer shall be permitted in conjunction with the activity.
- G. No mechanical, electrical, or other equipment shall be used except of a type normally used for domestic or household purposes.
- H. No sign other than one unlighted sign not over 2 square feet in area and stating only the resident's name and occupation shall be allowed.
- I. No activity shall be permitted which is noxious, offensive or hazardous by reason of pedestrian or vehicular traffic, or by creation of noise, odor, refuse, heat, vibration, smoke, radiation or any other objectionable emissions, or by interference with televisions or radio reception.
- J. There shall be no off-premise signs, radio, television, newspaper, handbill, or similar types of advertisement, linking the premises with the home occupation.
- K. No commodities shall be displayed.

August 19, 1981

The Cedar County Planning and Zoning Commission met August 19, 1981 at the Courthouse, Tipton, Iowa. Present were: Bixler, Davidson, Millett, Moeller, Suchomel and Zoning Administrator Dvorak.

Preliminary and Final Plat of Schoff's 4th Subdivision was considered. Wayne Schoff, owner and Larry Schnittjer, engineer were present. No objectors were present. Moeller (Suchomel) moved plat be approved. Ayes 4

Next consideration was given to a petition from Chief Feed and Grain, West Branch, requesting change from Aa to Mb (Heavy Industrial. Attorney Greg Sieh and several objectors were present. A further item to be considered was to be Gates Grain Co. West Liberty, requesting a similar change in zoning. Discussion soon evolved into objections to both businesses being rezoned as requested. Objectors who spoke to one, or both were: Gilbert Lindberg, Gene Vincent, Chuck Krall, Marvin Morrison. Shirley Clark was present asking for clarification on zoning law. After lengthy discussion, the zoning commission held a discussion among themselves which resulted in a motion by Moeller (Suchomel) to table the discussion. Ayes 4. It was strongly felt among members of commission that the two companies involved did not actually belong in any classification now written in to the zoning law. Moeller (Bixler) moved that zoning commission meet with the board of supervisors soon to propose changes in the zoning ordinance. Ayes 4.

August 19, 1981

Don Lamp was present on behalf of himself and William Witense estate to ask to rezone approximately 3.5 A from Aa to Rs. No objectors were present. Moeller (Millett) moved we rezone only 1 A. on which to build a house. Ayes 4.

Marvin Dostal petitioned to have 36 A rezoned from Aa to Rs to subdivide into 10 lots for building. Objectors speaking were: Bill Leonard, Jim Myer, and Tony Serbousek.

Afterlengthy discussion Moeller (Suchomel) moved that proposal as presently written be denied. Ayes 4

Meeting adjourned at 11:55.

Helen Millett

Secretary

John J. Ondich

Chairman

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR

Cedar County Courthouse

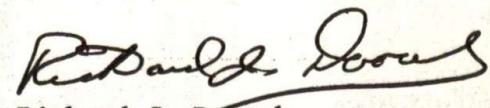
Tipton, Iowa 52772

August 24, 1981

TO: CEDAR COUNTY ZONING COMMISSION MEMBERS

At the request of the Cedar County Zoning Commission, the Cedar County Board of Supervisors has set Monday, August 31, 1981, at 10:00 a.m. as the time to discuss amendments to the Cedar County Zoning Ordinance.

If you cannot attend this meeting, please contact this office at your earliest convenience. We would like to be sure that we will have enough members present to hold a quorum.



Richard J. Dvorak
Zoning Administrator

RD:sp

Copies Sent 8/24/81 to:

1. 7 Zoning Commission Members
2. 2 Copies for Bulletin Board
3. 2 Copies for Board of Supervisors

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR

Cedar County Courthouse

-:-

Tipton, Iowa 52772

July 9, 1981

L E G A L N O T I C E

There will not be a Zoning Commission Meeting during the month of July because no petitions have been filed with this office.

Richard J. Dvorak
Zoning Administrator

RD:sp

Copies Sent 7/9/81 to:

1. 7 Zoning Commission Members
2. 2 Copies for Bulletin Board

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR

Cedar County Courthouse

:-:

Tipton, Iowa 52772

June 10, 1981

L E G A L N O T I C E

There will not be a Zoning Commission Meeting during the month of June because no petitions have been filed with this office.

Richard J. Dvorak
Zoning Administrator

RD:sp

May 29, 1981
Courthouse
Tipton, Iowa

The Cedar County Planning and Zoning Commission held a special hearing on May 29, 1981, at 10:00 AM. A special hearing was called due to lack of quorum at its regular hearing of May 20, 1981. Present were Bixler, Millett, Davidson, Suchomel, Chambliss, Moeller, Hillman and Zoning Administrator Dvorak.

Minutes of the regular hearing held April 15, 1981, were read and approved.

The Commission then took up petition #381, a request from Steve Giese and George Kiser to rezone a one-acre tract from Aa to Rs, said tract of land being located in Sec. 7, Township 79N, R-1W, Farmington Township. Mr. Giese was present and stated it was his intention to build a single story dwelling for his own use on said acre of land. There were no objectors present nor any objections on file. Motion was made by Moeller, seconded by Bixler, to approve said petition. Motion carried unanimously.

There being no further business to come before the Commission, the hearing adjourned at 10:30 AM.

Mildred Suchomel
Secretary

Don Hillman
Chairman

FILE-ERASE
April 15, 1981

The Cedar County Planning and Zoning Commission met April 15, 1981 at the Courthouse, Tipton, Iowa. Those present were: Zoning Administrator Dvorak, Bixler, Chambliss, Davidson, Hillman, Millett, Moeller, and Suchomel, of the Zoning Commission, and C. L. Mahannah, questioner, and William Baum of East Central Intergovernmental Association.

Purpose of the meeting was to discuss the Cedar County Flood Plain Management Ordinance to be added to the Cedar County Zoning Ordinance by amendment.

After discussion, Chambliss moved, Suchomel seconded that the reading of the ordinance be waived. Ayes 6. Moeller moved, Suchomel seconded that Commission recommend adoption of the Flood Plain Ordinance as written. Ayes 6.

Meeting adjourned 10:40.

Hildred Suchomel
Secretary - pro-tem

Chambliss
Chairman

March 18, 1981

The Cedar County Planning and Zoning Commission met March 18, 1981 at the Courthouse, Tipton, Iowa. Those present were: Bixler, Chambliss, Davidson, Hillman, Millett, Moeller, Suchomel, and Zoning Administrator Dvorak.

Chairman Davidson conducted the meeting stating that our jurisdiction does not cover legal boundaries and that a tape recorder was being used to record all statements made at the meeting.

Also present were Jack Crowley, C. L. Mahannah, James Holmes, attorney, Darrell Martin, David Stamm, and Albert Loeffler.

After several minutes of discussion on boundaries, Moeller stated that this board does not have any control of legal boundaries and the matter will have to be settled elsewhere. Moeller then moved that we rezone the land in question from Aa to Rs. Bixler seconded.

Ayes 6. David Stamm asked if the matter would come before the zoning board again and was told that it would not.

William Baum from ECIGA was present and discussed with members the proposed amendments to the 1975 Zoning Ordinance. Chairman Davidson set April 15 (next regular meeting) as the date for a public hearing on proposed amendments.

Meeting adjourned at 11:30.

Helen Millett
Secretary

Jack Crowley
Chairman

February 18, 1981

The Cedar County Planning and Zoning Commission met February 18, 1981 at the Courthouse, Tipton, Iowa. Present were Chambliss, Hillman, Millett, Moeller and Zoning Administrator Dvorak. Vice Chairman Chambliss conducted the meeting.

Roger Beuthien petitioned to have 2 A rezoned from Aa to Rs. One house now stands on the property which has never been rezoned. In future another house may be built. Galyn Sievers was present as an objector. He stated he presently feeds cattle and feared that future occupants in the house close by might object to odors. After discussion Moeller (Hillman) moved we approve rezoning the 2 A. plot. Ayes 4

Mr. and Mrs. David Stamm petitioned to have 2 A rezoned from Aa to Rs. Persons present with objections and questions were Bob Crowley, Jack Crowley and father, and C. L. Mahannah, both property owners in the area. Discussion followed on the possibility that part of the property in question might overlap on what Crowley already owns. Legal boundaries do not appear to be accurate. After some time Moeller (Millett) moved we table any action until legal boundaries can be established without question.

Meeting adjourned at 11:20.

Helen Millett
Secretary

Lester Chambliss
Chairman

60. 25 minutes

2. At 10:00 a.m. on the 20th, the 1000' vertical distance between the two points was measured with a 100' tape. The distance between the two points was 100' and the vertical distance between the two points was 100'. The vertical distance between the two points was 100' and the vertical distance between the two points was 100'.

3. At 10:00 a.m. on the 20th, the 100' vertical distance between the two points was measured with a 100' tape. The distance between the two points was 100' and the vertical distance between the two points was 100'.

4. At 10:00 a.m. on the 20th, the 100' vertical distance between the two points was measured with a 100' tape.

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13. At 10:00 a.m. on the 20th, the 100' vertical distance between the two points was measured with a 100' tape.

14. At 10:00 a.m. on the 20th, the 100' vertical distance between the two points was measured with a 100' tape.

15. At 10:00 a.m. on the 20th, the 100' vertical distance between the two points was measured with a 100' tape.

January 21, 1981

The Cedar County Planning and Zoning Commission met January 21, 1981 at the Courthouse, Tipton, Iowa. All members were present: Chambliss, Davidson, Bixler, Millett, Moeller, Suchomel and Louis Hillmann who has been named to replace Albert Loeffler. Also present was Zoning Administrator Dvorak. Chambliss presided until Davidson arrived.

First item of business was to elect officers for 1981. Moeller (Suchomel) moved old officers be retained. Ayes 5 Nay 1.

Allen Meiner representing Quaker Oats and Milton Anderson, a property owner were present to speak to the Special Use permit the Commission was considering. Byers and Happel Realtors and Quaker Oats Co. of Cedar Rapids wish to secure a Special Use Permit for 1 1/3 A. in Massillon Township to use for corn cob stockpiling and reloading site.

After discussion with Meiner and Anderson, Moeller (Bixler) moved that Commission recommend to the Board of Adjustment that a Special Use Permit be granted to be reviewed in one year.

Millett mentioned that recently retired Albert Loeffler had been on the Commission since it's beginning and felt some recognition should be made of his work. Dvorak offered to prepare a news story for the paper.

Meeting adjourned at 10:40.

Helen Millett
Secretary

Lester Chambliss
Chairman