

May 31, 1989

The Cedar County Board of Adjustment held a Public Hearing on May 31, 1989, at 10:00 AM in the Basement Meeting Room of the Courthouse, Tipton, Iowa. Present were Bentrott, Armstrong, Johnson, Suchomel and Zoning Administrator Richard Dvorak. Absent was Anderson.

Minutes of the hearing held October 24, 1988, were read and approved as read.

The Board then took up petition of Timothy Kray, R.R., Clarence, requesting a hardship variance to place a mobile home on his property of approximately 6 acres located in the S $\frac{1}{2}$ of the NE $\frac{1}{4}$, Section 5, T-81N, R-2W. Mr. Kray was present. He stated there was a home on the property which was at present occupied by his parents but that he planned to be married soon and would like a separate dwelling for his parents. There were no objectors present nor any written objections on file. Motion was made by Armstrong, seconded by Johnson, to grant requested hardship variance with the understanding that the mobile home be used for the purpose requested and removed if such need no longer existed. Motion carried unanimously.

Next matter to be taken up by the Board was request from Folkman Feed & Grain, Inc., West Branch, requesting a Conditional Use Permit to continue operations of a commercial feed lot, pursuant to Paragraph II of the Agricultural Business District, Cedar County Zoning Ordinance. The property consists of approximately 12 acres located in the NE $\frac{1}{4}$ of Section 4, T-81N, R-2W and the SE $\frac{1}{4}$ of Section 33, T-82N, R-2W, Cedar County, Iowa, and formerly owned by Joslin Farms, Inc., Clarence, Iowa. Present, representing Folkman Feed & Grain, Inc., were Verne Folkman and Terry Bunge. Also present voicing their concern and taking part in the discussion were Mr. & Mrs. Chester Ibsen, R. R., Clarence. A letter from the Cedar County Board of Supervisors outlining three potential problems possibly resulting from the operation of this business was read by the Zoning Administrator. A copy of said letter is hereby made a part of the minutes of this Hearing and attached thereto. Discussion of these and other potential problems then followed with Mr. Folkman stating he certainly did not want to create problems in the area and would do everything possible to avoid doing so within the scope of this operation. After considerable discussion, and since this was a continuing operation, motion was made by Johnson, seconded by Suchomel, to approve a Conditional Use Permit subject to annual review as a check on any serious problems arising as a result of this operation.

Page Two - Board of Adjustment Hearing of May 31, 1989.

Motion carried unanimously. There were no written objections on file.

Upon motion by Suchomel, seconded by Johnson, the hearing adjourned at 10:45 AM.

Mildred Suchomel Mark Bentrott
Secretary Chairman