

Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse
Tipton, Iowa 52772

November 10, 2008

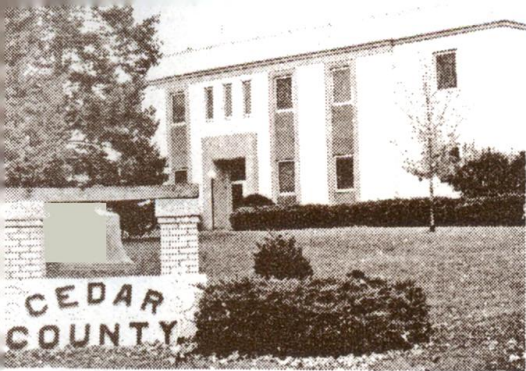
TO: CEDAR COUNTY BOARD OF ADJUSTMENT MEMBERS

I am writing to inform you that there will not be a meeting of the Board of Adjustment during the month of November because no petitions have been received.

Sincerely,

Phil La Rue
Zoning Administrator

PL:sl



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse
Tipton, Iowa 52772

October 8, 2008

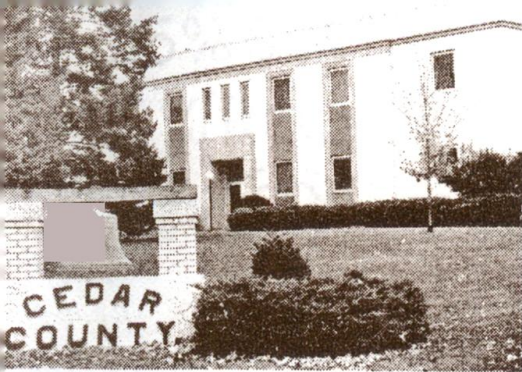
TO: CEDAR COUNTY BOARD OF ADJUSTMENT MEMBERS

I am writing to inform you that there will not be a meeting of the Board of Adjustment during the month of October because no petitions have been received.

Sincerely,

Phil La Rue
Zoning Administrator

PL:sl



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse Tipton, Iowa 52772

September 8, 2008

LEGAL NOTICE

The Cedar County Board of Adjustment has been petitioned to conduct a Public Hearing on Thursday, September 25, 2008, at 3:00 p.m., in the Large Meeting Room in the basement of the Cedar County Courthouse, Tipton, Iowa.

At this time, the Board will consider the following petition:

1. **Mike and Pam Lucassen, 207 Green Street, West Branch (Owners)** – Requesting a variance of the maximum fence height from four (4) feet to six (6) feet in a required front yard at 136 West Rochester Avenue, Atalissa. Said property is located in the SE $\frac{1}{4}$, SW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 2, T-79N, R-3W, in Iowa Township. Said property is currently zoned A-1 Agricultural.

At said Public Hearing, any person present, and so wishing, will be given the opportunity be heard, for or against, said petition. 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.

Phil La Rue
Zoning Administrator

PL:sl

Copies sent out on 9/9/08 to the following:

1. Mike & Pam Lucassen - 207 Green Street, West Branch, Iowa 52358 - Certified
2. Joseph Fahrenkrug - 3704 165th Street, Blue Grass, Iowa 52726-9412
3. Charlotte Hill - 130 W. Rochester Avenue, Atalissa, Iowa 52720
4. George Domer - 141 W. Rochester Avenue, Atalissa, Iowa 52720
5. Larry Siders - 143 W. Rochester Avenue, Atalissa, Iowa 52720
6. Kevin & Cindy Slutts - 158 Shrader Road, Iowa City, Iowa 52245-4920
7. Van Pierson & Karla Nolan - 118 W. Rochester Road, Atalissa, Iowa 52720
8. Larry Hill - 127 W. Rochester Avenue, Atalissa, Iowa 52720

5 Board of Adjustment members

Copy to Tipton Conservative and West Branch Times on 9/8/08

Copy e-mailed to County Engineer on 9/9/08

2 File Copies

Bulletin Board Copy

CEDAR COUNTY BOARD OF ADJUSTMENT MINUTES

September 25, 2008

The Cedar County Board of Adjustment conducted a Public Hearing on Thursday, September 26, 2008, in the Large Meeting Room in the basement of the Cedar County Courthouse, Tipton, Iowa. Members present were Lenker, Hoy and Penningroth. Members absent were Beyer and Johnson.

Chairperson Pro-tem Lenker called the meeting to order at 3:00 p.m. The Board members then considered the following petition:

- 1. Mike and Pam Lucassen, 207 Green Street, West Branch (Owners)** – Requesting a variance of the maximum fence height from four (4) feet to six (6) feet in a required front yard at 136 West Rochester Avenue, Atalissa. Said property is located in the SE ¼, SW ¼, SW ¼, Section 2, T-79N, R-3W, in Iowa Township. Said property is currently zoned A-1 Agricultural.

Zoning Administrator La Rue informed the members there were no written or verbal objections on file and advised them to do their review in accordance with Chapter 17.18(3) of the Zoning Ordinance for variances. He then read from Chapter 3, General Regulations and Provisions, Subparagraph 11 (Hedges and Fences) and Chapter 3, Subparagraph 9 (Visual Clearances). The letter from the County Engineer stated the property is located on West Rochester Avenue and will not have any effect on the road system. The additional two feet will not have an adverse effect on the site distance for the roadway. La Rue then read from Chapter 17, Paragraph 3 (Variances), Subparagraph a, (A written application for a variance is submitted demonstrating:) Number 1 through 4, and Subparagraph b, c, d, e & f (Page 82 & 83 of the Zoning Ordinance).

La Rue informed the members this property was significantly damaged during the flood in June 2008. The home was destroyed and has been removed. He then stated that Chairperson Beyer, who was unable to attend the meeting, expressed her concern to follow Chapter 17.18(2) and to make sure that the variance request is due to a hardship and not as a convenience for the petitioners which could start a precedence.


The Lucassen's were present and stated they would like the fence height variance from four feet to six feet. The fence will be 14 feet behind the road right-of-way. Mr. Lucassen stated they will have an eight foot gate which will swing to the outside to allow them to get their travel travel, boat and trailer in and out. He stated the gates will only be open when they go in or

out of the property and will not be left open. He informed the members he could dismantle the fence in case of another flood. He stated they want the variance for security purposes. They will not rebuild on the property but will use it as their own personal campground. La Rue informed the members the variance, if granted, would be for a 6 foot high fence and allow the fence to be located 14 feet from the road right-of-way. The Lucassen's stated they have a great dane which could go over a 4 foot fence but not a 6 foot fence. The dog will only be there when the Lucassen's are there. It was noted that there is septic tank with a small drainfield and a well on the property. The well and sewer are too close to each other. The Lucassen's stated they will not use the well. La Rue stated he does not have a problem with them using the existing septic system. The members felt that if the Lucassen's sell the property, the variance would be voided. The new property owners would have to request a variance for themselves if they wished to keep the six foot high fence. The Lucassen's agreed.

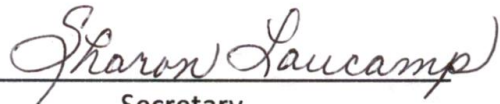
After further discussion, Penningroth made a motion to grant the variance, which is unique to these particular people and only them, to allow a fence no higher than 6 feet in the required front yard and allow the fence to be located 14 feet from the edge of the road right-of-way. Hoy seconded the motion. Ayes all.

Minutes from the last meeting held on August 28, 2008, were previously sent to the members. Penningroth made a motion to approve the minutes as written. Hoy seconded the motion. Ayes all.

With no further business to be discussed at this time, the meeting adjourned at 3:35 p.m.



Chairperson Pro-tem
Bill Lenker



Secretary
Sharon Laucamp



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse Tipton, Iowa 52772

AGENDA

Cedar County Board of Adjustment

Basement, Cedar County Courthouse, Tipton, Iowa

Thursday, September 25, 2008 – 3:00 p.m.

- I. Introduction
- II. Review of the following request:
 - A. Mike & Pam Lucassen, 207 Green Street, West Branch (Owners) – A variance of the maximum fence height from 4 feet to 6 feet in a required front yard. Said property is currently zoned A-1 Agricultural.
- III. Discussion
- IV. Conclusion

CEDAR COUNTY BOARD OF ADJUSTMENT MINUTES

August 28, 2008

The Cedar County Board of Adjustment conducted a Public Hearing on Thursday, August 28, 2008, in the Large Meeting Room in the basement of the Cedar County Courthouse, Tipton, Iowa. Members present were Penningroth, Johnson, Beyer, Lenker and Hoy.

Chairperson Beyer called the meeting to order at 3:00 p.m. The minutes from the previous meeting held on June 26, 2008, were previously sent to the members. They were approved as presented. The Board members then considered the following petitions:

1. Al and Melany Reinboldt, 809 Hill Ridge Dr., Lisbon (Owners) –

Requesting a Special Use Permit authorizing a private horse barn on Lot 11, Buffalo Ridge Second Addition, located in the NW ¼, NW ¼ and SW ¼, NW ¼, Section 19, T-82N, R-4W, in Pioneer Township, consisting of 20.52 acres more or less. Said property is currently zoned R-1 Suburban Residential.

Zoning Administrator La Rue informed the members there were no written or verbal objections on file and advised them to do their review in accordance with Chapter 17.18(2) of the Zoning Ordinance. The letter received from County Engineer Rob Fangmann stated this property is on gravel route Adams Avenue and should not cause any road concerns. An approved entrance permit is on file as part of the Buffalo Ridge 2nd Addition to Cedar County. The barn will not be located near the right-of-way, and therefore, he has no concerns on the petition.

Al Reinboldt was present and informed the members that he and his wife bought 17 acres of ground for the construction of a single family residence, a barn and pasture ground. He stated they currently board two horses. La Rue informed the members the Planning &

Zoning Commission reviewed this petition on August 20, 2008, and they recommended approval allowing four horses, one donkey, a few chickens and not more than one or two cows. Mr. Reinboldt stated this will be a hobby farm for themselves only. He also stated they own their own business and are not in the business of selling livestock. La Rue then presented the soil evaluation. Limitations for building are moderate and the agricultural limitations are slight to moderate. Limitations for septic systems are slight to moderate based upon slope alone. Mr. Reinboldt stated their house and barn will be located on the southern most edge of the property. He also stated they will have a strip of hay that will make a U shape around the property. He stated the land moderately slopes toward Buffalo Ridge Subdivision and the hay ground will make a buffer. Chairperson Beyer stated the Board of Adjustment should have some restrictions that are consistent with what the Planning & Zoning Commission members recommended. Mr. Reinbolt stated there will a wire electric fence with wooden posts.

After further discussion, Penningroth made a motion to approve the Special Use Permit request authorizing a private horse barn with the limitation that there be no more than four horses, one donkey, two cows and a dozen or fewer chickens. Lenker seconded the motion. Ayes all. This Special Use Permit is subject to annual review.

- 2. Jason Smith, 1051 Garfield Avenue, Tipton (Owner) –** Requesting a Special Use Permit authorizing an Agricultural Service Business, a communication cable installation business at 1051 Garfield Avenue, Tipton, on property located in the SE ¼, NE ¼, Section 25, T-81N, R-4W, in Cass Township, consisting of 5.9 acres more or less. Said property is currently zoned A-1 Agricultural.

Zoning Administrator La Rue informed the members there were no written or verbal objections on file and advised them to do their review in accordance with Chapter 17.18(2) of the Zoning Ordinance. The letter from the County Engineer stated this property is located on paved route Garfield Avenue and should not cause any road concerns. The entrance has adequate site distance and the proposed building site is approximately 300 yards from the roadway.

Jason Smith was present and informed the members of his intention to build an oversized pole building for his business. He stated his business was located in Cedar Rapids and was destroyed by the flood. Therefore, he would like to re-locate the business to this site. He stated he does a lot of blueprint takeoffs for jobs. He also stated his business is not an over the counter sales so customers will not actually show up at his property. He stated it will be a place to do bids and take off to the job sites. He informed the members there will be no large equipment and most of their cable work is done inside. He stated the building is mainly for a small office area for prints and bids and for material storage and personal use. He also informed the members there will be no advertisement sign. He stated he currently has six employees who will go to the job sites. He informed the members he is currently working out of a trailer and needs more space. Mr. Smith then showed the members on the aerial photo where the building will be constructed. He is unsure at this time if a septic system will be installed or whether a porta potty will be utilized.

After a brief discussion, Lenker made a motion to grant the Special Use Permit authorizing an agricultural service business on the site, subject to annual review. Hoy seconded the

motion. Ayes all.

With no further business to be discussed at this time, Penningroth made a motion for adjournment. Lenker seconded the motion. Meeting was adjourned at 3:20 p.m.

Claudia Beyer

Chairperson

Claudia Beyer

Sharon Laucamp

Secretary

Sharon Laucamp

C O P Y



Book 911 Page 245

Document 2008 3119 Pages 1

Date 9/04/2008 Time 10:22:25AM

Rec Amt \$7.00

CHARLINE L THUMM, RECORDER
CEDAR COUNTY IOWA

Prepared By: Phil La Rue, Cedar Co. Zoning Dept., 400 Cedar St., Tipton, IA 52772
Return To: Phil La Rue

RESOLUTION GRANTING SPECIAL USE PERMIT

WHEREAS, a petition for a Special Use Permit to allow an agricultural service business, a communication cable installation business, on property located in the SE $\frac{1}{4}$, NE $\frac{1}{4}$, Section 25, T-81N, R-4W, in Cass Township, consisting of 5.9 acres more or less. has been filed by Jason Smith, with the Cedar County Zoning Administrator, and said petition, Number 4508, reviewed by the Cedar County Planning and Zoning Commission of Cedar County, Iowa, and recommended to the Cedar County Board of Adjustment, Cedar County, Iowa, and after consideration of the same in accordance with Chapter 17, Section 17.18(2), Special Exceptions, of the Zoning Ordinance of Cedar County, Number 10, have found the petition to be in harmony with the purpose and intent of the Zoning Ordinance of Cedar County, Iowa, and Chapter 335.10 of the Code of Iowa, 1995, in relation to special exceptions.

NOW, THEREFORE, BE IT RESOLVED by the Board of Adjustment of Cedar County, Iowa, that the petition for a Special Use Permit, Petition Number 4508, for an ag service business, be granted and approved on the part of Cedar County, Iowa, this 28th day of August, 20 08.

8/28/08

Date

Claudia Beyer

Chairperson of the Cedar County Board of Adjustment

STATE OF IOWA :

: ss.

COUNTY OF CEDAR :

On this 28th day of August, A.D. 20 08, before me, Claudia Beyer, personally appeared as Chairperson of the Cedar County Board of Adjustment.



Tarah Gates

Notary Public in the State of Iowa

June 8, 2009

Expiration Date

BOOK

PAGE

911 245

C O P Y



Book 911 Page 1

Document 2008 3048 Pages 1

Date 8/29/2008 Time 8:13:20AM

Rec Amt \$7.00

pd

CHARLINE L THUMM, RECORDER
CEDAR COUNTY IOWA

Prepared By: Phil La Rue, Cedar Co. Zoning Dept., 400 Cedar St., Tipton, IA 52772
Return To: Phil La Rue

RESOLUTION GRANTING SPECIAL USE PERMIT

WHEREAS, a petition for a Special Use Permit to allow a private horse
barn on Lot 11, Buffalo Ridge Second Addition,
on property located in the NW $\frac{1}{4}$, NW $\frac{1}{4}$ and SW $\frac{1}{4}$, NW $\frac{1}{4}$, Section 19, T-82N,
R-4W, in Pioneer Township, consisting of 20.52 acres more or less.
has been filed by Al and Melany Reinboldt, with the
Cedar County Zoning Administrator, and said petition, Number 4208, reviewed by
the Cedar County Planning and Zoning Commission of Cedar County, Iowa, and
recommended to the Cedar County Board of Adjustment, Cedar County, Iowa, and after
consideration of the same in accordance with Chapter 17, Section 17.18(2), Special
Exceptions, of the Zoning Ordinance of Cedar County, Number 10, have found the
petition to be in harmony with the purpose and intent of the Zoning Ordinance of Cedar
County, Iowa, and Chapter 335.10 of the Code of Iowa, 1995, in relation to special
exceptions.

NOW, THEREFORE, BE IT RESOLVED by the Board of Adjustment of Cedar
County, Iowa, that the petition for a Special Use Permit, Petition Number 4208,
for a private horse barn, be granted and approved on the part of Cedar
County, Iowa, this 28th day of August, 20 08.

8-28-08

Date

Claudia Beyer

Chairperson of the Cedar County Board of Adjustment

STATE OF IOWA :

: ss.

COUNTY OF CEDAR :

On this 28th day of August, A.D. 20 08, before me,
Claudia Beyer, personally appeared as Chairperson of the
Cedar County Board of Adjustment.



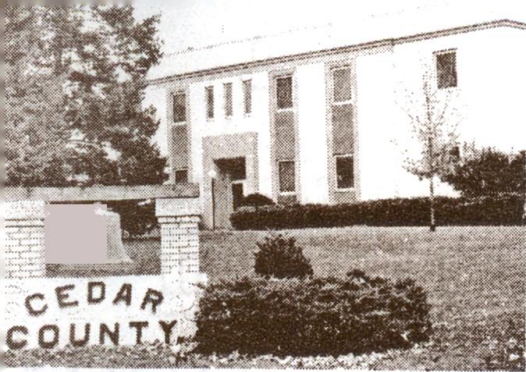
Tarah Gates

Notary Public in the State of Iowa

June 8, 2009

Expiration Date

BOOK 911 PAGE 1



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse
Tipton, Iowa 52772

August 4, 2008

LEGAL NOTICE

The Cedar County Board of Adjustment has been petitioned to conduct a Public Hearing on Thursday, August 28, 2008, at 3:00 p.m., in the Large Meeting Room in the basement of the Cedar County Courthouse, Tipton, Iowa.

At this time, the Board will consider the following petitions:

1. **Al and Melany Reinboldt, 809 Hill Ridge Dr., Lisbon (Owners)** – Requesting a Special Use Permit authorizing a private horse barn on Lot 11, Buffalo Ridge Second Addition, located in the NW $\frac{1}{4}$, NW $\frac{1}{4}$ and SW $\frac{1}{4}$, NW $\frac{1}{4}$, Section 19, T-82N, R-4W, in Pioneer Township, consisting of 20.52 acres more or less. Said property is currently zoned R-1 Suburban Residential.
2. **Jason Smith, 1051 Garfield Avenue, Tipton (Owner)** – Requesting a Special Use Permit authorizing an Agricultural Service Business, a communication cable installation business at 1051 Garfield Avenue, Tipton, on property located in the SE $\frac{1}{4}$, NE $\frac{1}{4}$, Section 25, T-81N, R-4W, in Cass Township, consisting of 5.9 acres more or less. Said property is currently zoned A-1 Agricultural.

At said Public Hearing, any person present, and so wishing, will be given the opportunity to be heard, for or against, said petitions. 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.

Phil La Rue
Zoning Administrator

PL:sl

Copies sent out on 8/6/08 to the following:

1. Al & Melany Reinboldt - 809 Hill Ridge Drive, Lisbon, Iowa 52253 - Certified
 2. Jeremy & Brenda Brimeyer - 60 Everett Court, Lisbon, Iowa 52253
 3. Cory & Jaime Townsend - 2429 Handley Dr. SW, Cedar Rapids, Iowa 52404
 4. Nicholas & Kim Thurn - 80 Everett Court, Lisbon, Iowa 52253
 5. Thomas & Kellie Steffenson - 90 Everett Court, Lisbon, Iowa 52253-7600
 6. Jeremy & Deanna Kulbartz - 2032 77th Street, Blainstown, Iowa 52209-9502
 7. C. K. Alexander Irrevocable Trust - P.O. Box 50, Mt. Vernon, Iowa 52314
 8. Ruth Young - 1115 Scramblers Knob, Franklin, TN 37069
 9. Mark & Audrey Graver - 555 Green Ridge Road, Lisbon, Iowa 52253-9758
 10. Andrew & Michelle Kiesey - 10 Everett Court, Lisbon, Iowa 52253
 11. Best of Iowa Community Credit Union - 405 S. Blairsferry Crossing, Hiawatha, IA 52233-7942
 12. Bradley & Kristina Dvorak - 40 Everett Court, Lisbon, Iowa 52253
 13. Tracy & Shannon Bergmann - 50 Everett Court, Lisbon, Iowa 52253
-

1. Jason Smith - 1051 Garfield Avenue, Tipton, Iowa 52772 - Certified
 2. Joseph & Sandra Pennington - 571 210th Street, Tipton, Iowa 52772
 3. Janis Meier - 1324 J. Springbrook Lane, DeWitt, Iowa 52742-1078
 4. Hornfield Iowa Farms Associates LP - P.O. Box 500, Nevada, IA 50201-0500
 5. Geneva Wood - 219 S. Cedar St., Apt. 304, Tipton, Iowa 52772
 6. Jeptha Randolph - 422 North Elm, Mechanicsville, Iowa 52306
-

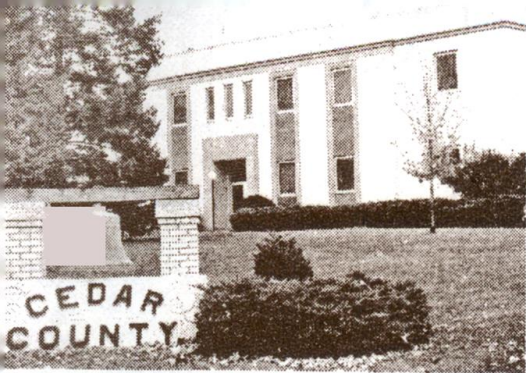
Copy to Tipton Conservative on 8/4/08

5 Board of Adjustment members

2 File Copies

Bulletin Board Copies

Copy e-mailed to County Engineer on 8/5/08



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse Tipton, Iowa 52772

AGENDA

Cedar County Board of Adjustment

Basement, Cedar County Courthouse, Tipton, Iowa

Thursday, August 28, 2008 – 3:00 p.m.

- I. Introduction
- II. Review of the following requests:
 - A. Al and Melany Reinboldt, 809 Hill Ridge Drive, Lisbon (Owners) – A Special Use Permit authorizing a private horse barn on Lot 11, Buffalo Ridge Second Addition. Said property is currently zoned R-1.
 - B. Jason Smith, 1051 Garfield Avenue, Tipton (Owner) – A Special Use Permit authorizing an Agricultural Service Business, a communication cable installation business. Said property is currently zoned A-1.
- III. Discussion
- IV. Conclusion

CEDAR COUNTY BOARD OF ADJUSTMENT MINUTES

June 26, 2008

The Cedar County Board of Adjustment conducted a Public Hearing on Thursday, June 26, 2008, in the Blue Room in the basement of the Cedar County Courthouse, Tipton, Iowa. Members present were Lenker, Penningroth, Beyer, Hoy & Johnson.

Chairperson Beyer called the meeting to order at 3:00 p.m. The Board members then considered the following petition:

- 1. Kevin and Cindy Slutts, 138 Shrader Road, Iowa City, IA (Owners) –**
Requesting a variance of the front yard setback requirements for property zoned R-1 Suburban Residential, located at 129 West Rochester Road, Atalissa, IA, in the SW ¼ of the SW ¼, Section 2, T-79N, R-3W, in Iowa Township, consisting of 3.46 acres more or less.

Zoning Administrator La Rue informed the members there were no written or verbal objections on file and advised them to do their review in accordance with Chapter 17.18(3) of the Zoning Ordinance. The letter received from the County Engineer stated this property is located on West Rochester Road and will not have any effect on the road system. The existing entrance is adequate and the structure will be 9 feet from the existing right-of-way. He also stated, given the surrounding timber, the structure will not create any additional snow drifting. La Rue stated if the structure is 9 feet from the road right-of-way, that would be a variance of 41 feet at that location. He also informed the members this property is not in Zone A of the flood insurance rate map.

Kevin Slutts was present and informed the members they would like to move to a little higher location than he originally petitioned due to the flooding which means he would be even further away from the right-of-way. During the flooding, they moved their pickup to the top of the hill and moved their camper to a high spot. He stated the area where they moved their camper to remained dry. They now know that this location will be a good spot to place a garage. He informed the members that they no longer wish to place the garage on the existing cement slab as he originally petitioned. He would now like to place the garage to the west of the slab which would now be 100 feet from the right-of-way. He stated that because this property is irregular, it is 35 feet away from the property line. They want to build the garage before building the home so he wants to proceed with the variance. Chairperson Beyer stated if they granted the requested 41' variance, he would be as close as 9 feet to the road right-of-way. La Rue stated the County Engineer would probably not have any objection. Mr. Slutts stated they want to

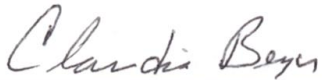
stay back from the ravine drainage as much as possible. He then presented photos for the members to review. Mr. Slutts stated that what he is proposing now is 80' off the right-of-way. It will not effect the neighbors access. There are two existing driveways on the property and they will use the one for the proposed house entrance. A variance of 15 feet is needed in order to locate where Mr. Slutts wants to place the garage at the closest corner (the southeast side of the building). Mr. Slutts stated it appears they are 80 feet from the right-of-way to the corner of the garage and 35 feet from the property line to the side of the garage. In changing this location, it was noted there should not be any inconvenience to them or their neighbor.

After further discussion, Penningroth made a motion to grant the variance of 15 feet and allow them to begin construction of the storage building before building the house. Lenker seconded the motion. Ayes all. It was the opinion of the Board that the petitioner's variance request is justified.

The minutes from the previous meeting held on November 29, 2007, were previously sent to the members. They were approved as presented.

Zoning Administrator La Rue reported to the members that he has heard from everyone regarding the special permits except the corn cob operation.

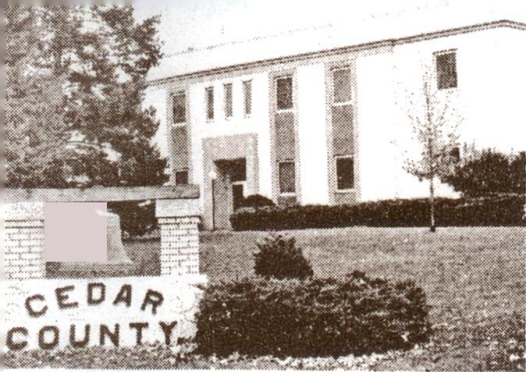
With no further business to be discussed at this time, Johnson made a motion to adjourn. Hoy seconded the motion. Meeting adjourned at 3:25 p.m.



Chairperson
Claudia Beyer



Secretary
Sharon Laucamp



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse
Tipton, Iowa 52772

June 9, 2008

LEGAL NOTICE

The Cedar County Board of Adjustment has been petitioned to conduct a Public Hearing on Thursday, June 26, 2008, at 3:00 p.m., in the Large Meeting Room in the basement of the Cedar County Courthouse, Tipton, Iowa.

At this time, the Board will consider the following petition:

- 1. Kevin and Cindy Slutts, 138 Shrader Road, Iowa City, IA (Owners) –**
Requesting a variance of the front yard setback requirements for property zoned R-1 Suburban Residential, located at 129 West Rochester Road, Atalissa, IA, in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 2, T-79N, R-3W, in Iowa Township, consisting of 3.46 acres more or less.

At said Public Hearing, any person present, and so wishing, will be given the opportunity to be heard, for or against, said petition. 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.

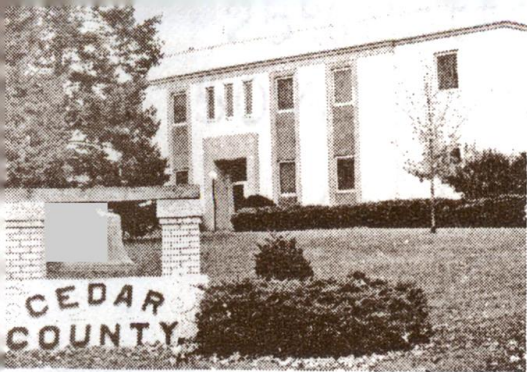
Phil La Rue
Zoning Administrator

PL:sl

Copies sent out on 6/9/08 to the following:

1. Kevin & Cindy Slutts - 158 Shrader Road, Iowa City, Iowa 52245 - Certified
2. Harry & Susan Denny - 126 W. Rochester Avenue, Atalissa, Iowa 52722
3. Van A. Pierson & Karla Nolan - 118 W. Rochester Road, Atalissa, Iowa 52720-9651
4. Larry Siders - 143 W. Rochester Avenue, Atalissa, Iowa 52720
5. George Domer - 141 W. Rochester Avenue, Atalissa, Iowa 52720-9639
6. Pamela, Jaime & Gina Lucassen - 207 Green, West Branch, Iowa 52358-0261
7. Jack Wonick & Carolyn Heitshusen - 258 W. Rochester Avenue, Atalissa, Iowa 52720
8. Joseph Fahrenkrug - 3704 165th Street, Blue Grass, Iowa 52726-9412
9. Charlotte Hill - 130 W. Rochester Avenue, Atalissa, Iowa 52720-9639
10. Dwain McKinney - 1888 Fox Avenue, West Branch, Iowa 52358
11. Melody Ann Gilmore - 31767 Big Rock Road, Dixon, Iowa 52745-9405
12. Daniel E. Tietz - 1013 290th Street, Atalissa, Iowa 52720
13. Larry E. Hill - 127 W. Rochester Avenue, Atalissa, Iowa 52720-9639
14. Duane McCrea & Robert A. Helm - P.O. Box 61, Milan, IL 61264
15. Helen Hohle - 2911 Stanford Avenue, Iowa City, Iowa 52245-4927
16. David & Faye Young - 110 W. Rochester Avenue, Atalissa, Iowa 52720
17. Tina O'Quinn - 1031 290th Street, Atalissa, Iowa 52720-9641
18. Donald & Gloria O'Hara - 104 Cemetery Road, Lisbon, Iowa 52253-9756
19. Melissa Ann Thomas - 405 High Street, Dixon, Iowa 52745-0027

Copy to Tipton Conservative on 6/9/08
5 Board of Adjustment Members on 6/9/08
2 File Copies
Bulletin Board Copy



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse
Tipton, Iowa 52772

May 6, 2008

TO: CEDAR COUNTY BOARD OF ADJUSTMENT MEMBERS

I am writing to inform you that there will not be a meeting of the Board of Adjustment during the month of May because no petitions have been received.

Sincerely,

Phil La Rue
Zoning Administrator

PL:sl



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse
Tipton, Iowa 52772

April 9, 2008

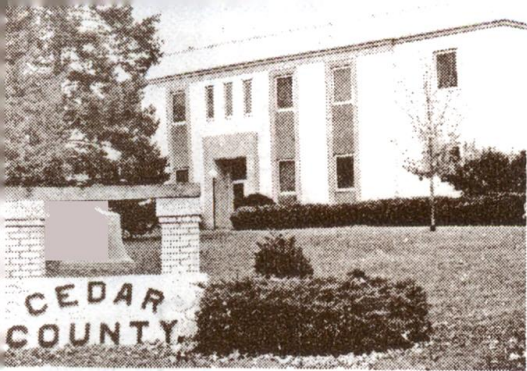
TO: CEDAR COUNTY BOARD OF ADJUSTMENT MEMBERS

I am writing to inform you that there will not be a meeting of the Board of Adjustment during the month of April because no petitions have been received.

Sincerely,

Phil La Rue
Zoning Administrator

PL:sl



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse
Tipton, Iowa 52772

March 10, 2008

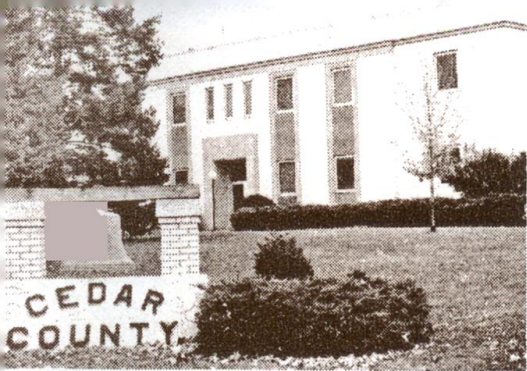
TO: CEDAR COUNTY BOARD OF ADJUSTMENT MEMBERS

I am writing to inform you that there will not be a meeting of the Board of Adjustment during the month of March because no petitions have been received.

Sincerely,

Phil La Rue
Zoning Administrator

PL:sl



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse
Tipton, Iowa 52772

February 4, 2008

TO: CEDAR COUNTY BOARD OF ADJUSTMENT MEMBERS

I am writing to inform you that there will not be a meeting of the Board of Adjustment during the month of February because no petitions have been received.

Sincerely,

Phil La Rue
Zoning Administrator

PL:sl



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse
Tipton, Iowa 52772

January 9, 2008

TO: CEDAR COUNTY BOARD OF ADJUSTMENT MEMBERS

I am writing to inform you that there will not be a meeting of the Board of Adjustment during the month of January because no petitions have been received.

Sincerely,

Phil La Rue
Zoning Administrator

PL:sl

CEDAR COUNTY BOARD OF SUPERVISORS

Cedar County Courthouse

400 Cedar Street

Tipton, Iowa 52772-1750

Telephone: 563-886-3168

Fax: 563-886-3339

E-Mail: bos@cedarcounty.org

COPY

January 3, 2008

Forest Johnson
503 Old Lincoln Hwy
Mechanicsville, Iowa 52306

Dear Mr. Johnson:

Please be advised, that by motion of this Board on January 2, 2008, you were appointed to a five-year term on the Zoning Board of Adjustment. The term will expire 12-31-2012. Your willingness to serve on this Board is greatly appreciated.

Sincerely,


Dennis L. Weih, Chairperson

DLW:bjp

CEDAR COUNTY BOARD OF SUPERVISORS

Cedar County Courthouse

400 Cedar Street

Tipton, Iowa 52772-1750

Telephone: 563-886-3168

Fax: 563-886-3339

E-Mail: bos@cedarcounty.org

COPY

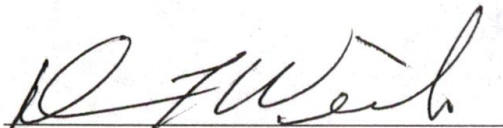
January 3, 2008

Chuck Hoy
606 E Oak Street
Mechanicsville, Iowa 52306

Dear Mr. Hoy:

Please be advised, that by motion of this Board on January 2, 2008, you were appointed to a five-year term on the Zoning Board of Adjustment. The term will expire 12-31-2012. Your willingness to serve on this Board is greatly appreciated.

Sincerely,

A handwritten signature in dark ink, appearing to read "D. L. Weih", written over a horizontal line.

Dennis L. Weih, Chairperson

DLW:bjp