

Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse

Tipton, Iowa 52772

December 13, 2019

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 December because no petitions have been filed.

MERRY CHRISTMAS & HAPPY NEW YEAR!!

Sincerely,

A handwritten signature in blue ink that appears to read "Phil".

Phil La Rue
Zoning Administrator

PL:sl

CEDAR COUNTY BOARD OF ADJUSTMENT MINUTES

November 21, 2019

The Cedar County Board of Adjustment conducted a Public Hearing on Thursday, November 21, 2019, in the Large Meeting Room of the Courthouse, Tipton, Iowa. Members present were Beyer, Lenker, Hoy, Twing and Goerdt.

Chairperson Hoy called the meeting to order at 3:00 p.m. Minutes from the last meeting held on May 23, 2019, were previously sent to the members. Goerdt made a motion to approve the minutes as presented. Beyer seconded the motion. Ayes all.

The Board members then considered the following petition:

1. **Justin and Stephanie Wainwright, 2374 Harding Avenue, West Liberty, IA (Owners)** - Requesting a variance of 20 feet from the required front yard setback of 50 feet for a proposed 4464 square foot storage building to be constructed on Parcel A, in the NW ¼, SW ¼, Section 32, T-79N, R-3W, in Iowa Township, consisting of 2.51 acres more or less. Said property is currently zoned A-1 Agricultural District.

Zoning Administrator La Rue informed the members there were no written or verbal objections on file for this petition. He advised the members to consider this variance request in accordance with Chapter 17.18(3) regarding variances and Chapter 5 of Cedar County Zoning Ordinance #10.

Mrs. Wainwright then informed the members they want to construct a storage building 30 feet from their fence line because they do not want to build on top of their geothermal system so they can continue to have accessibility to it. She stated they consider it an essential part of their home function which is similar to their septic. She informed the members that Mr. La Rue visited their property in the middle of October at which time she felt they had thoroughly explained not only the benefits of their geothermal but also the reason for the geothermal placement. She stated he told her that geothermal was not a necessity, it was not his problem and its placement there was not grounds for a hardship. She stated she felt his attitude seems to be contradicting the future goals of the Cedar County Comprehensive Plan 2038. She then read some excerpts from the Plan. She informed the members they have a very significant grade and stated they are not asking for another driveway. She stated there is 24 feet from the road to the fence line. Mr. Wainwright stated the back yard is hay ground which he bales and he does not want to take it out. She stated there are only two houses on the road and it is not frequently traveled. She told the members they felt fortunate there is a process in place to have a fair opportunity to have a voice and thanked the members for listening to their concerns. They stated the geothermal was placed where the manufacturer recommended. Mr. Wainwright questioned what the road right-of-way was. County Engineer, Rob Fangmann, was present and stated the county road right-of-way is 66 feet in that area or 33 feet from the center of the road. Mr. Wainwright stated he measured back an extra 3 feet so they would only be asking for a 17' variance. Mr. La Rue stated in this case, the A-1 district for residentially used property requires a 50' front yard. He suggested moving the building site to the north and east. Mr. Wainwright stated that due to significant grade changes it would require about 8 ½' of fill. Mrs. Wainwright stated they want to keep the

building close to the access and the house. La Rue asked if they anticipated placement of the building when the geothermal was installed. The Wainwright's again stated it was the manufacturer of the geothermal who suggested the site. Rob Fangmann stated his concern of poor site distance at the current entrance and encouraged the petitioners to relocate their entrance to the top of the hill. Mr. Wainwright stated the ditches are deep and the banks are high for snow removal there. Mr. Fangmann stated he can not make them change the driveway and is only recommending it. He also questioned if they could orient the building sideways. Wainwright's stated their drawing was not true to size and showed the members the proposed best location for them considering the location of the pool, septic field, geothermal and hayfield. Mrs. Wainwright then stated that if the septic system was located where the geothermal is, it could be considered a hardship and she hopes the time has come that a geothermal could be considered the same.

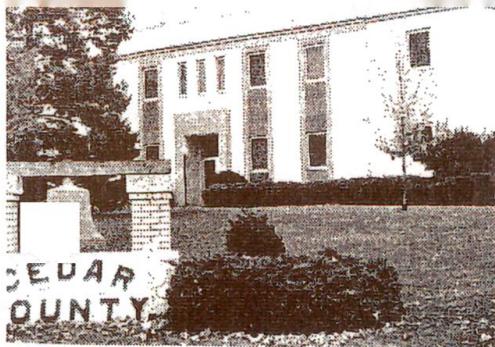
After further discussion, Member Beyer made a motion to grant the 20' variance request citing the geothermal as the existing hardship, after having reviewed all other options and considering the ag use in the rear yard. Member Twing seconded the motion. Ayes all.

Zoning Administrator La Rue informed the members that there were two Special Use Permits which needed to be rescinded: 1) John Moffit – SUP to allow a third dwelling on a farm; 2) The Ranch – SUP to allow a private campground & events. Member Beyer made a motion to rescind the previously granted Special Use Permits. Member Goerdt seconded the motion. Ayes all.

With no further business to be discussed at this time, the meeting ended at 3:45 p.m.

Chairperson
Chuck Hoy

Secretary
Sharon Laucamp



Tel: 563-886-2248

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

November 1, 2019

LEGAL NOTICE

The Cedar County Board of Adjustment has been petitioned to conduct a Public Hearing on Thursday, November 21, 2019, 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. Justin and Stephanie Wainwright, 2374 Harding Avenue, West Liberty, IA (Owners)** - Requesting a variance of 20 feet from the required front yard setback of 50 feet for a proposed 4464 square foot storage building to be constructed on Parcel A, in the NW ¼, SW ¼, Section 32, T-79N, R-3W, in Iowa Township, consisting of 2.51 acres more or less. Said property is currently zoned A-1 Agricultural District.

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 LaRue
Zoning Administrator

Copies sent out on 11/4/19 to the following:

1. Justin & Stephanie Wainwright – 2374 Harding Avenue, West Liberty, Iowa 52776 – **Certified**
2. Travis Parry – 1826 130th St., Atalissa, IA 52720-9746
3. Spring Fever Farms LLC – 4816 Bears Paw, Springfield, IL 62711-6709

Copy e-mailed to Tipton Conservative & West Liberty Index on 11/1/19
5 Board of Adjustment members on 11/4/19

2 File Copies

1 Copy for Bulletin Board



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse

Tipton, Iowa 52772

October 7, 2019

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 filed.

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

August 9, 2019

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 August because no petitions have been filed.

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

July 11, 2019

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 July because no petitions have been filed.

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

June 13, 2019

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 June because no petitions have been filed.

Sincerely,

Phil La Rue
Zoning Administrator

PL:sl

CEDAR COUNTY BOARD OF ADJUSTMENT MINUTES

May 23, 2019

The Cedar County Board of Adjustment conducted a Public Hearing on Thursday, May 23, 2019, in the Large Meeting Room of the Courthouse, Tipton, Iowa. Members present were Beyer, Goerdt, Hoy, Lenker and Twing.

Chairperson Hoy called the meeting to order at 3:00 p.m. Minutes from the previous meeting held on March 28, 2019, were previously sent to the members. They were approved as presented. Secretary Laucamp stated she had amended the minutes from the meeting held on February 28, 2019, regarding the comments made by County Engineer, Rob Fangmann, pertaining to the traffic at the Cedar County Cooperative located at 1546 Baker Avenue, West Branch. The members then approved them also.

The Board members then considered the following petitions:

1. **Sue and Gary Faith, 525 290th St., West Branch, IA (Owners)** - Requesting an amendment to their Home Industry Permit which authorized the location of a tool sharpening business, to also allow the sale of firearms at the above address in Lot Q, in the SE ¼, SW ¼, Section 1, T-79N, R-4W, in Springdale Township, consisting of 2.51 acres more or less. Said property is currently zoned A-1 Agricultural District.

Zoning Administrator La Rue informed the members there were no written or verbal objections on file for this petition and advised them to do their review in accordance with Chapter 15 of Cedar County Zoning Ordinance #10.

Gary Faith then informed the members of his intent to have a firearm repair shop at their property. He stated they will not be open all of the time and there will not be a shop. He also stated guns will be stored in gun safes and secured to the floor. He will be mostly repairing older guns. There will be no test firings. He also stated they will not advertise and do not want an advertising sign on the property. The letter received from County Engineer, Rob Fangmann, stated this property is located on paved route F44 (290th Street) and should have minimal impact on the existing infrastructure. There is adequate sight distance for the existing entrance to the property.

After a brief discussion, Beyer made a motion to grant the amendment to the Faith's Home Industry Permit to allow the firearms repair business, subject to annual review and federal licensing. Lenker seconded the motion. Ayes all.

2. **Chase Broulik, 85 Highway 38, Olin, IA (Owner)** – Requesting a Home Industry Permit authorizing the location of a micro-brewery at the above address located in the SE ¼, SE

$\frac{1}{4}$, Section 2, T-82N, R-3W, in Fremont Township, consisting of 3.37 acres more or less. Said property is currently zoned A-1 Agricultural District.

Zoning Administrator La Rue informed the members there were no written or verbal objections on file for this petition and advised them to do their review in accordance with Chapter 15 of the Cedar County Zoning Ordinance pertaining to Home Occupations and Home Industries. He also stated he received a letter from Sheila Lee, Iowa DOT, which stated there are two approved Type "C" entrances to the property for light traffic volumes. La Rue stated Ms. Lee anticipates no problems unless traffic volumes increase to exceed 20 vehicles per hour. Mr. Broulik stated there may be an extra truck per month and since his proposed business is strictly wholesale, there won't be any additional traffic.

Mr. Broulik informed the members he wants to start a wholesale brewery in a remodeled building on the property. He stated his parents have a vineyard and winery and they offer a bunch of Iowa craft beers in their tasting room. He stated he has been doing home brewing for quite a while and he wants to create a small business at a different location. He stated he has been remodeling a building for the business. He stated the federal part of it is coming through but not done yet and the state is waiting on the Board of Adjustment's decision. He stated the building was an old garage which has two secure doors. He also informed the members the brewing equipment is stainless steel and some fermenters are plastic. He will not have any employees but his wife may help him. He stated he is not planning on making a living doing this. He also stated he owns a tiling business and works during the week at it. He stated the brewery business will be a side business and he wants it to be small. He has a one barrel brewing system which he wants to do once a week and one barrel is about 30 gallons. He again stated his mom and sister own the local winery which has a tasting room. He also stated his mom and sister have a Class C license so they can buy from him. With his state license he would only be allowed to sell to a Class C licensee. Zoning Administrator La Rue questioned why he can't have his brewing business at his parents winery. Mr. Broulik stated only one license is allowed at a certain location. They are also not allowed to make beer and wine at the same location. La Rue stated he has a concern about the wastewater from washing the equipment. Mr. Broulik stated he has talked with the IDNR on the phone about it and stated they did not have any concerns with it due to the amount of gallons. He also stated he has a double sink to wash and sanitize the equipment. He also stated the grains will be fed to livestock. La Rue stated the IDNR considers some of the product that he will produce to be an industrial waste which is not allowed to be disposed of in a septic system. He also stated he is working with two folks at the IDNR who are not in agreement with each other. Mr. Broulik stated he will use Oxy Clean Free for the cleaner and will put a small amount of sanitizer in the rinse water. La Rue stated some cleaners and sanitizers are not for septic systems. Mr. Broulik again stated his brewery business will be very small. He stated he has never had a septic issue in the past five years where he has been brewing. La Rue stated it may be easier to have a holding tank for the wastewater produced. Mr. Broulik stated he does not want to put a lot of money into it since his is

such a small business. He also stated his business has to be cost efficient and he will talk to the IDNR again.

After further discussion, Twing made a motion to approve the Home Industry Permit request, subject to annual review. Goerdt seconded the motion. Ayes all.

With no additional business to be discussed at this time, Twing made a motion to adjourn. Beyer seconded the motion. Ayes all. Meeting adjourned at 3:35 p.m.

Chairperson
Chuck Hoy

Secretary
Sharon Laucamp



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse

Tipton, Iowa 52772

May 3, 2019

LEGAL NOTICE

The Cedar County Board of Adjustment has been petitioned to conduct a Public Hearing on Thursday, May 23, 2019, 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. **Sue and Gary Faith, 525 290th St., West Branch, IA (Owners)** - Requesting an amendment to their Home Industry Permit which authorized the location of a tool sharpening business, to also allow the sale of firearms at the above address in Lot Q, in the SE ¼, SW ¼, Section 1, T-79N, R-4W, in Springdale Township, consisting of 2.51 acres more or less. Said property is currently zoned A-1 Agricultural District.
2. **Chase Broulik, 85 Highway 38, Olin, IA (Owner)** – Requesting a Home Industry Permit authorizing the location of a micro-brewery at the above address located in the SE ¼, SE ¼, Section 2, T-82N, R-3W, in Fremont Township, consisting of 3.37 acres more or less. Said property is currently zoned A-1 Agricultural District.

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 LaRue
Zoning Administrator

Copies sent out on 5/7/19 to the following:

1. Gary & Susan Faith – 525 290th St., West Branch, IA 52358 – **Certified**
2. David & Kathleen Frederick – 524 290th Street, West Branch, IA 52358
3. Russell & Mary Jo Leighty – 540 290th Street, West Branch, IA 52358
4. Randy & Tammy Mather – 789 290th Street, West Liberty, Iowa 52776

1. Chase R. Broulik – 85 Highway 38, Olin, Iowa 52320 – **Sent regular mail per petitioner's request**
2. Kenneth & Mildred Soenksen – 3175 Sunburst Ave., Marion, Iowa 52302
3. Alreta Crock Rev. Trust & Et Ali – 730 Adams Ct., Center Point, IA 52213
4. David Bixler – 705 12th Ave., Coralville, IA 52241-5485
5. Theodore & Mary Ann Herring – 87 Highway 38, Olin, Iowa 52320-9708

Copy e-mailed to Tipton Conservative on 5/6/19

Copy e-mailed to West Branch Times on 5/6/19

5 Board of Adjustment members on 5/7/19

Copy e-mailed to County Engineer on 5/7/19

2 File Copies

1 Copy for Bulletin Board



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse

Tipton, Iowa 52772

April 9, 2019

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 filed.

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, 2019

TO: Cedar County Board of Adjustment Members

I took a copy of the minutes from the February 28, 2019, meeting to Rob Fangmann and asked him for his comments. I, therefore, inserted into the minutes what he wrote down for me. Looks good to me. Hope you all agree. Thought I should send the revised minutes to you all while it is still fresh in our minds.

Thanks. HAPPY EASTER!!!

Sharon

CEDAR COUNTY BOARD OF ADJUSTMENT

March 28, 2019

The Cedar County Board of Adjustment conducted a Public Hearing on Thursday, March 28, 2019, in the Large Meeting Room of the Courthouse, Tipton, Iowa. Members present were Beyer, Hoy, Lenker and Twing. Member absent was Goerdt.

Chairperson Hoy called the meeting to order at 3:00 p.m. Minutes from the previous meeting held on February 28, 2019, were previously sent to the members. Member Twing questioned the comment made by County Engineer, Rob Fangmann, regarding traffic on the highway. Secretary Laucamp stated she would check with the Engineer to see if he would like his comment worded differently. Laucamp then stated she had corrected the minutes from the previous meeting held on January 24, 2019, which added "Ayes all" after the motion was made and seconded pertaining to the S.U.P. request filed by Tim and Madonna Rex.

The Board members then held their annual review of the following Home Occupation/Industry and Special Use Permits which had previously been granted to the following:

1. Dennis and Dianna Hodgden, RR, Tipton (Owners) – A Special Use Permit authorizing the commercial extraction of limestone on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 22, T-80N, R-3W, in Center West Township, consisting of 5.00 acres more or less. **Zoning Administrator La Rue stated the quarry company wanted to lock in the Special Use Permit for future use. However, they have not proceeded with the quarry to this date. He stated that many counties require that after a Special Use Permit is issued, they have to be using it and keep using it within the first five years. If it ends in more than a year, the petitioner can lose it. La Rue stated this request was from 20 some years ago and they are not using it. The members felt that the S.U.P. must be used or they will lose it.**
2. Joe and Carolyn Kilburg, RR, Lisbon (Owners) – A Home Occupation Permit for the purpose of operating a photography studio in their home on property located in Lot 6, in the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 18, T-82N, R-4W, in Pioneer Township. Lot 6 is currently zoned R-1 Suburban Residential and consists of 1.615 acres more or less.
3. Deborah Lashbrook, 120th St., Lowden (Owner) and Wendling Quarries, Inc., De Witt – A Special Use Permit authorizing the commercial extraction of sand and gravel on property located in the S $\frac{1}{2}$ of the SW $\frac{1}{4}$, Section 11, T-82N, R-1W, in Massillon Township, consisting of 103 acres more or less. **La Rue stated this property changes hands a lot. He stated Wendling Quarries has an active quarry site there (a sand pit at Massillon). He also stated they use it only about every two years when they need it but Wendling Quarries maintains the access, etc.**
4. Patty Laing, RFD, West Branch (Owner) – A permit authorizing a Home Occupation Permit for the purpose of operating a beauty salon in her home located in the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 14, T-80N, R-4W, in Gower Township.

5. Loretta Martin Frana, RR, Lowden (Owner) – A permit authorizing the operation of a commercial dog breeder kennel on her property located in Lot A, in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 19, T-82N, R-1W, in Massillon Township, consisting of approximately 3.13 acres.
6. Donald and Scheryl Grant, RR, Bennett (Owners) – A permit authorizing the operation of a commercial dog breeder kennel on their property located in Lot E, in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 33, T-81N, R-1W, in Springfield Township, consisting of 10.00 acres more or less.
7. Elaine Barry, 636 Ocean Ave., Clarence (Owner) – A Special Use Permit authorizing the location of a commercial dog breeding kennel on property located in the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 4, T-81N, R-2W, in Fairfield Township, consisting of 2.179 acres more or less.
8. Cedar County Cooperative, 1546 Baker Avenue, West Branch (Owner) – A Special Use Permit authorizing an Agricultural Business. The property is located in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 20, T-80N, R-4W, in Gower Township, consisting of 20.00 acres more or less. The property is currently zoned Ab Agricultural Business. Amendments were granted to the S.U.P. on 9/27/07, 8/25/11, 6/26/14 and 2/28/19 for the expansion of chemical storage at this facility
9. Sandra Langenberg, RR, West Branch (Owner) – A Home Occupation Permit for the purpose of operating a Day Care Home on property located in Lot 2, in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 32, T-80N, R-4W, in Gower Township, consisting of 1.84 acres more or less. Lot 2 is currently zoned R-1 Suburban Residential.
10. Duffee Grain, Inc., Wilton (Owner) – A permit authorizing the storage and drying of grain on their property located in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 27, T-79N, R-4W, in Springdale Township, consisting of 8.43 acres more or less.
11. United States Cellular Communications, Davenport, Iowa – A Special Use Permit authorizing the location of a cellular communication tower on property located in the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 12, T-79N, R-2W, in Sugar Creek Township, consisting of 5.65 acres more or less.
12. Sherry Smahaj, RFD, Lowden (Owner) – A Home Industry Permit for the purpose of operating a floral design business on her property located in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 10, T-81N, R-1W, in Springfield Township, consisting of 10.00 acres more or less.
13. River Valley Cooperative, 2223 290th St., Wilton (Owner) – A Special Use Permit authorizing the location of a bulk anhydrous ammonia storage site and chemical mixing site on property located in the S $\frac{1}{2}$ of the SW $\frac{1}{4}$, Section 2, T-79N, R-1W, in Farmington Township, in the unincorporated town of Sunbury. Amendments to their S.U.P. were granted on 2/26/09 and 4/22/10, for expansion of LP storage.
14. Mike Yates, DBA Country Welding, 181 King Ave., Stanwood, IA (Owner) – A Home Industry Permit authorizing a welding and fabrication shop and firearms sales and repair business on property located in the SE $\frac{1}{4}$, SW $\frac{1}{4}$, Section 11, T-82N, R-3W, in Fremont Township, consisting of 5.60 acres more or less.

15. Iowa Wireless, Des Moines, Iowa – A Special Use Permit authorizing the location of a 195 foot personal communication services (P.C.S.) tower on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 23, T-79N, R-2W, in Sugar Creek Township, consisting of 29.78 acres more or less.
16. Iowa Wireless, Des Moines, Iowa – A Special Use Permit authorizing the location of a 199 foot personal communication services (P.C.S.) tower on property located in the N $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 2, T-79N, R-4W, in Springdale Township, consisting of 74.50 acres more or less.
17. Nextel West Corporation, Bloomingdale, MN – A Special Use Permit authorizing the location of a cellular communication tower on property located in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 17, T-79N, R-2W, in Rochester Township, consisting of 2.774 acres more or less.
18. Nextel West Corporation, Bloomingdale, MN – A Special Use Permit authorizing the location of a cellular communication tower on property located in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 9, T-79N, R-4W, in Springdale Township, consisting of 2.774 acres more or less.
19. Northern Border Pipeline Company, Omaha, Nebraska – A Special Use Permit authorizing the location of a communication tower on property located in the NE $\frac{1}{4}$ of the NE 1/4 of the SW $\frac{1}{4}$, Section 30, T-79N, R-1W, in Farmington Township, consisting of 6.16 acres more or less
20. John Moffit, RR, Mechanicsville (Owner) – A Special Use Permit authorizing the location of a third dwelling on a farm in accordance with Chapter 5, A-1 Agricultural District, Section C(2) of the Cedar County Zoning Ordinance. This dwelling is located in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 14, T-82N, R-4W, in Pioneer Township. **La Rue informed the members that John Moffit has transferred ownership of one of the three homes to one of his sons. Therefore, there are no longer three homes on the farm any more. La Rue will check with Mr. Moffit regarding this and will inquire if Mr. Moffit wishes to have the S.U.P. rescinded since it is no longer needed.**
21. EEC Limited – New York (Owner) - (formerly Kun Chae Bae Trust and KM Communications, Skokie, IL) – A Special Use Permit authorizing the location of a 1,459 foot communication tower and broadcast station on property located in the S $\frac{1}{2}$ of the NE $\frac{1}{4}$, Section 19, T-80N, R-4W, in Gower Township, on a parcel consisting of 68.83 acres more or less.
22. Cedar County P.C.S., Clarence, Iowa – A Special Use Permit authorizing the location of a 190 foot personal communication services (P.C.S.) tower on property located in the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 19, T-82N, R-3W, in Fremont Township, consisting of 60.00 acres more or less.
23. James and Adrienne Mills, RFD, Tipton – A Special Use Permit authorizing the location of a dog kennel on property located in Lot 1 in the N $\frac{1}{2}$ of the SW $\frac{1}{4}$, Section 26, T-81N, R-2W, in Fairfield Township, consisting of 4.12 acres more or less. Said Lot 1 is presently zoned A-1 Agricultural.

24. Sharon Stiff, 1903 3rd St., Tipton (Owner) – A Home Occupation Permit authorizing the operation of a wood crafts shop in her home on property located in Lots 6, 7 and 8, Block 19, in the SW ¼ of the SE ¼, Section 2, T-79N, R-3W, Rochester Township, in the unincorporated town of Rochester, consisting of 0.54 acres more or less. Said property is currently zoned R-2, Urban Residential.
25. Eastern Iowa Drainage Services, RFD, Lowden (Owner) – A Special Use Permit granted for the purpose of conducting a farm service and tiling business in accordance with Chapter 5, A-1 Agricultural District, Section D1 of the Cedar County Zoning Ordinance, on property located in Parcel A, NW ¼ of the NW ¼, Section 11, T-81N, R-1W, in Springfield Township. Said parcel of land consists of 6.989 acres more or less.
26. Mike Moore, Tipton (Contract Buyer) – A Special Use Permit granted authorizing the location of a storage rental facility on property located in the NW ¼ of the NW ¼, Section 12, T-80N, R-3W, in Center West Township, consisting of 1.00 acres more or less. Said property is currently zoned A-1 Agricultural.
27. Mike Moore, 1110 Cedar Valley Rd., Tipton, IA (Owner) – A Special Use Permit for the purpose of authorizing the use of an existing gun range for the purpose of providing specialized firearms training, and the use of an adjoining building for both classroom instruction and a firearms sales and firearms repair business.
28. Richard Kordick, Kordick Surveying and Engineering, RFD, Tipton (Owner) – A Home Occupation Permit granted for the purpose of operating a surveying and civil engineering business in his home on property located in the SE ¼ of the NE 1/4 and the NE ¼ of the SE ¼, Section 18, T-81N, R-3W, in Red Oak Township, consisting of 11.87 acres more or less. Said property is currently zoned A-1 Agricultural.
29. David Frederick, DBA “The Wood Haus”, RFD, West Branch – A Home Industry Permit for the purpose of operating a woodworking shop on property located in the NW ¼ of the NW ¼, Section 12, T-79N, R-4W, in Springdale Township, consisting of 2.07 acres more or less. Said property is presently zoned A-1 Agricultural.
30. Wireless Facilities, Inc., Urbandale, Iowa – A Special Use Permit authorizing the location of a 195 foot tall Personal Communication Services (PCS) tower on property located in the SW ¼ of the SW ¼ of the NE ¼, Section 22, T-79N, R-1W, in Farmington Township, on a tract of land consisting of 35.59 acres more or less. Said property will be leased and is currently zoned A-1 Agricultural.
31. Trinity Wireless Towers, Inc., Irving, Texas (Previously IPCS Wireless, Inc.) – A Special Use Permit authorizing the location of a 190 foot tall Personal Communication Services (P.C.S.) tower on property located in the SW ¼ of the NW ¼ of the SE ¼, Section 9, T-79N, R-3W, in Iowa Township, consisting of 1.00 acres more or less. Said property will be leased and is currently zoned A-1 Agricultural.

32. Trinity Wireless Towers, Inc., Irving, Texas (Previously IPCS Wireless, Inc.) – A Special Use Permit authorizing the location of a 190 foot tall Personal Communication Services (P.C.S.) tower on property located in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 7, T-79N, R-4W, in Springdale Township, consisting of 1.00 acres more or less. Said property will be leased and is currently zoned A-1 Agricultural.
33. Vicki Reynolds, RFD, West Branch (Owner) – A Special Use Permit for the purpose of operating a dog grooming shop and kennel on property located in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 32, T-79N, R-4W, in Springdale Township, consisting of 0.71 acres more or less. Said property is currently zoned A-1 Agricultural.
34. Wendling Quarries, Inc., DeWitt, Iowa – A Special Use Permit for the purpose of expanding their existing limestone quarry operation on property located in Lot 1 of Lot B, in the NE $\frac{1}{4}$, Section 23, T-80N, R-3W, in Center West Township, consisting of 27.105 acres more or less. Said property is presently zoned A-1 Agricultural.
35. Joanna Reichert, RFD, Tipton (Owner) – A Home Occupation Permit for the purpose of operating a massage therapy business in her home on property located in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 16, T-80N, R-3W, in Center West Township, consisting of 365 acres more or less. Said property is currently zoned A-1 Agricultural.
36. Robert and Judy Wright, 1434 Plato Rd., West Branch (Owners) – A Special Use Permit authorizing the location of a third dwelling on a farm in accordance with Chapter 5, A-1, Agricultural District, Section C(2) of the Cedar County Zoning Ordinance, in the W $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 15, T-80N, R-4W, in Gower Township.
37. Wendling Quarries, Inc., DeWitt, Iowa – A Special Use Permit for the purpose of expanding their existing limestone quarry operation on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 23 and the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 24, T-80N, R-3W, in Center West Township, consisting of 31.00 acres more or less. Said property is currently zoned A-1 Agricultural.
38. U.S. Cellular, Cedar Rapids, Iowa (Leasee) and Weets Farms, Inc. (Leaser and Owner), 350 Franklin Avenue, Mechanicsville, Iowa – A Special Use Permit authorizing the location of a 330 foot tall wireless communication tower on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 23, T-82N, R-4W, in Pioneer Township, consisting of 4.34 acres more or less. Said property is zoned A-1 Agricultural.
39. U.S. Cellular, Cedar Rapids, Iowa (Leasee) and Pam Farms, Inc. (Leaser and Owner), 300th Street, West Branch, Iowa – A Special Use Permit authorizing the location of a 280 foot tall wireless communication tower on property located in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 18, T-79N, R-4W, in Springdale Township, consisting of 4.42 acres more or less. Said property is zoned A-1 Agricultural.
40. U.S. Cellular, Cedar Rapids, Iowa (Leasee) and David Litscher (Lessor and Owner) – A Special Use Permit authorizing the location of a 250 foot tall cellular communication tower on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 27, T-82N, R-3W, in Fremont

Township, consisting of 5.74 acres more or less. Said property is currently zoned A-1 Agricultural.

41. Harry and Denice Wethington, RFD, Tipton (Owners) – A Special Use Permit authorizing the location of a yard waste composting facility on property located in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 32, T-81N, R-2W, in Fairfield Township, consisting of 0.5 acres more or less. Said property is currently zoned A-1 Agricultural.
42. Wendling Quarries, Inc., DeWitt, Iowa – A Special Use Permit for the purpose of expanding their existing limestone quarry operation on property located in the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and a portion of the W $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ and the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, all in Section 4, T-81N, R-1W, in Springfield Township, consisting of 44.65 acres more or less. Said property is currently zoned A-1 Agricultural.
43. Jordan Pettus, 61 Solon Road, Solon (Owner) – A Home Occupation Permit for the purpose of operating a residential design and consultation service in his home on property located in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 19, T-81N, R-4W, in Cass Township, consisting of 6.70 acres more or less. Said property is zoned R-1 Suburban Residential and A-1 Agricultural.
44. Christopher Doherty, RFD, Tipton – A Home Industry Permit authorizing the location of a landscaping business at 1872 3rd St., Tipton, Iowa. Said property is described as Parcel “B” in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 2, T-79N, R-3W, in Rochester Township, in the unincorporated town of Rochester. Said Parcel “B” consists of 2.88 acres more or less. Total property is 4.00 acres more or less and is zoned both R-2 Urban Residential and A-1 Agricultural.
45. Deanna Schroeder, RFD, Oxford Junction (Owner) – A Special Use Permit authorizing the location of a dog grooming and boarding facility on property located in the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 9, T-82N, R-1W, in Massillon Township, consisting of 2.76 acres more or less. Said property is currently zoned A-1 Agricultural.
46. David Fulwider, 1112 235th Street, Tipton (Owner) – A Home Industry Permit for the purpose of operating a nuisance animal control business on his property located in the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 12, T-80N, R-3W, in Center West Township, consisting of 0.78 acres more or less. Said property is currently zoned A-1 Agricultural.
47. Amy Reif and Ron Benhart, 1772 140th Street, Lowden, Iowa (Owners) – A Home Industry Permit to allow automotive repair on property located in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 25, T-82N, R-2W, in Dayton Township, consisting of 3.97 acres more or less. Said property is currently zoned A-1 Agricultural.
48. Kay Bentley, 707 West 9th Street #39, Tipton (Owner) – A Special Use Permit to allow a dog breeding kennel at 637 Rose Avenue, Clarence, Iowa, in the E $\frac{1}{2}$ of the SE $\frac{1}{4}$, of the NE $\frac{1}{4}$, Section 2, T-81N, R-2W, in Fairfield Township, Consisting of 2.35 acres more or less. Said property is currently zoned A-1 Agricultural. **La Rue informed the members that Ms. Bentley does not have a dog boarder or breeder's license with the Department of**

Agriculture any more but she does not want to give up her S.U.P. It was noted she can not use the S.U.P. without the proper licenses.

49. Dennis Ricke, 743 Adams Avenue, Lisbon (Owner) – A Home Occupation Permit to allow for the manufacture of custom firearms on his property located in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 7, T-81, R-4W, in Linn Township, consisting of 47.90 acres more or less. Said property is currently zoned A-1 Agricultural.
50. Cedar County PCS, L.L.C., 608 Lombard St., Clarence (Leasee) & Randall & Kimberly Siders, 1086 273rd St., Tipton (Leasor & Owners) – A Special Use Permit authorizing the location of a 190 foot tall wireless communication tower on property located in the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 35, T-80N, R-3W, in Rochester Township. Said property is currently zoned A-1 Agricultural.
51. John and Sherrie Falkers, 990 Cedar Valley Road, Tipton (Owners) – A Home Industry Permit to allow repair of motor vehicles as Falkers Repair and Body Shop on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 15, T-80N, R-3W, in Center West Township. Said property is currently zoned A-1 Agricultural.
52. Cedar County P.C.S., L.L.C., 608 Lombard St., Clarence (Leasee) and James and Sharon Wilson, 1826 230th St., Bennett (Leasor & Owners) – A Special Use Permit authorizing the location of a 190 foot tall wireless communication tower on property located in the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 7, T-80N, R-1W, in Inland Township. Said property is currently zoned A-1 Agricultural.
53. Al and Melany Reinboldt, 809 Hill Ridge Dr., Lisbon (Owners) – 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.
54. Jason Smith, 1051 Garfield Avenue, Tipton (Owner) – 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.
55. Michael S. Moore, 1110 Cedar Valley Road, Tipton (Owner) – A Home Industry Permit allowing a lawn mowing, small engine and snow removal business on property located in the SW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 1, T-80N, R-3W, in Center West Township. Said property is currently zoned A-1 Agricultural.
56. Michael and Brandi King, 2352 Old Lincoln Highway, Lowden (Owners) – A Special Use Permit authorizing a dog breeding kennel at 2352 Old Lincoln Highway, Lowden, located in Parcel A, SW $\frac{1}{4}$, SW $\frac{1}{4}$, NE $\frac{1}{4}$, Section 1, T-81N, R-1W, in Springfield Township, consisting of 3.02 acres more or less. Said property is currently zoned A-1 Agricultural.

57. Marty Moylan, 1003 Cedar Valley Road, Tipton, IA (Owner) – A Special Use Permit authorizing the location of a private horse barn on Lot 1, Nebergall's Second Addition, located in the SW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 11, T-80N, R-3W, Center West Township, consisting of 3.62 acres more or less.

58. James Lilenthal, 26865 1st Avenue, New Liberty (Owner) – A Special Use Permit authorizing the location of an Agricultural Service Business for the sale of seed grains on property located in the NW $\frac{1}{4}$, NW $\frac{1}{4}$, NW $\frac{1}{4}$, Section 24, T-79N, R-1W, in Farmington Township, consisting of 5.00 acres more or less. Said property is currently zoned C-2 Highway Commercial and A-1 Agricultural District.

59. Cedar County P.C.S., LLC, 608 Lombard St., Clarence, IA (Leasee) and Ron and Daisy Wingert, 1389 Highway 130, Tipton, IA (Leaser and Owners) – A Special Use Permit authorizing the location of a 190 foot tall wireless communication tower on property located in the SE $\frac{1}{4}$, SW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 27, T-81N, R-4W, in Cass Township.

60. Rob and Andrea Schmidt, 1944 Spicer Avenue, Wilton, IA (Owners) – A Home Occupation/Industry Permit for the purpose of allowing a photography studio on property located in the SW $\frac{1}{4}$, NW $\frac{1}{4}$, Section 7, T-79N, R-1W, in Farmington Township, consisting of 4.74 acres more or less.

61. Acciona, 601 Fawcett Drive, West Branch, IA (Leasee) and Steve and Teresa Weets, 612 160th Street, Mechanicsville, IA (Leasor & Owners) – A Special Use Permit authorizing the location of a 507 foot tall wind turbine: Commercial Wind Energy Conversion System (C.W.E.C.S.) on property located in the N $\frac{1}{2}$, NE $\frac{1}{4}$, SE $\frac{1}{4}$, Section 6, T-81N, R-3W, in Red Oak Township.

62. Acciona, 601 Fawcett Drive, West Branch, IA (Leasee) and Steve and Teresa Weets. 612 160th Street, Mechanicsville, IA (Leasor & Owners) – A Special Use Permit authorizing the location of a 507 foot tall wind turbine: Commercial Wind Energy Conversion System (C.W.E.C.S.) on property located in the S $\frac{1}{2}$, SE $\frac{1}{4}$, NE $\frac{1}{4}$, Section 6, T-81N, R-3W, in Red Oak Township.

63. Steve and Sheryl Yerington, 1050 Stonemill Road, Tipton, IA (Owners) A Special Use Permit authorizing the location of a commercial dog kennel on property located on Parcel D, in the NW $\frac{1}{4}$, SE $\frac{1}{4}$, Section 14, T-80N, R-3W, in Center West Township, consisting of 5.19 acres more or less.

64. Craig and Trudy Pearson, 1033 210th Street, Tipton, IA (Owners) – A Home Industry Permit to allow a tool sharpening business on property located on Lots A and B, in the SE $\frac{1}{4}$, NW $\frac{1}{4}$, Section 35, T-81N, R-3W, in Center West Township, consisting of 3.14 acres more or less.

65. Scott and Lisa Mosier, dba Mosier Seed Supply, Inc. 110 Meadow Lane, Tipton, IA (Owners) - A Special Use Permit authorizing the location of an Agricultural Service Business for the sale of seed grains on property located at 462 Highway 38, Stanwood, IA, in the NW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 30, T-82N, R-2W, in Dayton Township, consisting of 4.00 acres more or less.

66. Jerrad Pelzer, 1539 240th St., Tipton, IA (Renter) and Ed & Molly Pelzer, 1531 240th St., Tipton, IA (Owners) – A Home Industry Permit to allow a firearms business on the 1539 240th St. property located in the S ½, SE ¼, SW ¼, except Parcel A in Section 10, T-80N, R-2W, in Center East Township, consisting of 18.97 acres more or less.
67. AgVantage Farm Service, 1600 8th Street SW, Waverly, IA (Lessee) and Murry and Renee Mente, 1309 Highway 130, Tipton, Iowa (Owners and Lessors) – A Special Use Permit authorizing an Agricultural Service Business for a bulk farm chemical station.
68. Tim Powers, “Powers Sports, LLC”, 254 Adams Avenue, Lisbon (Owner) – A Home Industry Permit to allow a firearms business.
69. Rodney Hansen, 875 297th Street, Atalissa, IA (Owner) – A Home Business Permit authorizing the location of a firearm sales business.
70. Gregory and Melissa Sahr, 2190 177th Street, Lowden, IA (Owners) – A Special Use Permit authorizing the location of a livestock stable on Lot 3, Pruess Second Addition.
71. Sue Faith, 525 290th St., West Branch, IA (Owners) – A Home Industry Permit authorizing the location of a tool sharpening business.
72. Laurence and Julie Christiansen, 448 Spicer Avenue, Clarence, IA (Owners) – A Special Use Permit authorizing a farm equipment business.
73. Erin Morrison-Vincent, West Branch, IA (Owner) – A Home Occupation Permit authorizing the location of a photography studio.
74. Susan Wiederhoeft, 756 Grant Avenue, Mechanicsville – A Home Occupation Permit for the purpose of operating a dog grooming business.
75. Randall and Linda Weaver, 726 Green Road, Tipton, IA (Owners) – A Special Use Permit authorizing a winery with exposition grounds on Lot 1, Buchanan House Addition and Parcel B, consisting of 25.01 acres more or less.
76. Lori Walsh, 1767 275th Street, West Branch, IA (Owner) – A Home Industry Permit for the purpose of operating a retail, second hand and consignment store in an existing building on her property.
77. SBA Towers IV, LLC, 5900 Broken Sound Parkway NW, Boca Raton, FL (Verizon Wireless, Lessee) and David Shinker, 1276 Hwy. 30, Stanwood, IA (Owner) – A Special Use Permit authorizing the location of a wireless communication tower in Dayton Township.
78. Devin & Laura Schroeder, 1647 180th St., Clarence, IA (Owners) – A Special Use Permit authorizing the location of an Agricultural Service Business for the sale of seed grains on property in Fairfield Township.

79. Dalene Johnson, 2366 Garfield Ave., West Liberty, IA (Owner) – A Home Occupation Permit authorizing the location of an antique and collectables shop in an accessory building in Iowa Township.

80. Cedar County Cooperative, 907 East 7th St., Tipton, IA (Owner) – A Special Use Permit authorizing the placement of a 30,000 gallon anhydrous ammonia storage tank at the site of their existing anhydrous ammonia tank facility at 1201 Newton Ave., Tipton, in Center West Township.

81. Kraig Timmerman, 770 Main St., New Liberty, IA and Kyle Timmerman, 206 Lake Drive, Durant, IA (Owners) – A Special Use Permit authorizing the location of an Agricultural Service Business (Timmerman Seed LLC) for the sale of seed grains on property located at 2135 Hwy. 130, Bennett, IA, in Inland Township.

82. Grant and Angela Lilenthal, 2266 310th St., Wilton, IA (Owners) – A Special Use Permit for the purpose of authorizing an Event Venue site on Parcel E, in Farmington Township.

83. Darryl Schwarz & Kevin Coss, dba Town & Country Tires, Inc., 3478B Hwy 927 East, Durant, IA (Owners) – A Special Use Permit authorizing the location of an Agricultural Service Business for the sale of agricultural tires and tire repair on property located in the SW ¼, NW ¼, NW ¼, Section 36, T-79N, R-1W, in Farmington Township.

84. Corey Roberts, dba Tactical Insights, LLC, 607 Baker Avenue, Lisbon, IA (Owner) – A Home Occupation Permit for the purpose of authorizing the location of a Firearms Training and Security Consulting business with firearm sales on property located in the NE ¼, NE ¼, Section 6, T-81N, R-4W, in Linn Township, consisting of 3.83 acres more or less.

85. “The Ranch”, 1608 300th St., Wilton, IA – A Special Use Permit authorizing a privately operated campground, with outdoor recreation, events and retreat site on property located in the NE ¼, NE ¼, the SE ¼, NE ¼ and the NE ¼, SE ¼, Section 15, T-79N, R-2W, in Sugar Creek Township, consisting of 49.98 acres more or less.

86. Marcia Meyers, 864 Highway 38, Tipton, IA (Owner) – A Home Occupation Permit for the purpose of operating a barber shop in her home located in the NW ¼, SW ¼, Section 18, T-81N, R-2W, in Red Oak Township.

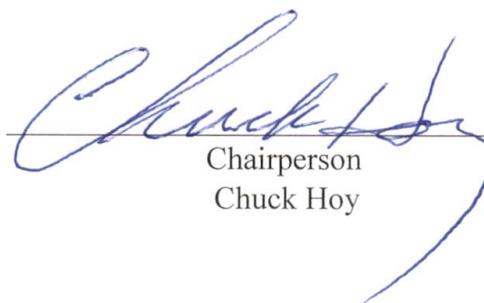
87. David O’Donaghue, dba “The Lyceum”, 519 185th St., Mechanicsville, IA (Owner) – A Special Use Permit authorizing the location of a Retreat Center on property located in the NW ¼, SE ¼, Section 14, T-81N, R-4W, in Linn Township, consisting of 47.77 acres more or less.

88. Kevin Slutts, 108 West Rochester Road, Atalissa, IA (Owner) A Special Use Permit authorizing the location of a bait shop at 151 Rochester Avenue, Atalissa, IA, on property located on Lots 9 and 10, SW ¼, SW ¼, Section 2, T-79N, R-3W, in Iowa Township.

89. Bradley Reinhard, 1049 305th St., Atalissa, IA (Owner) – A Home Occupation Permit for the purpose of authorizing the location of a firearms sales, service and repair business located in the NW ¼, SE ¼, Section 14, T-79N, R-3W, in Iowa Township.
90. Edward Bartels, 224 Meadowview Drive, Lisbon, IA (Owner) – A Home Occupation Permit for the purpose of authorizing a Professional Engineering and Surveying business located in Lot 4, Meadowview Acres, NE ¼, NW ¼, Section 18, T-82N, R-4W, in Pioneer Township.
91. Michelle Anderl and Lauren Herdrich, dba Two Sisters Kennels, 44 280th St., West Branch, IA – A Special Use Permit authorizing the location of a dog boarding kennel, located in the NE ¼, NW ¼, Section 6, T-79N, R-4W, in Springdale Township.

After discussion, Member Beyer made a motion to grant continuation of all the items they reviewed except for **#1 (Dennis and Dianna Hodgen) and #20 (John Moffit)**. Member Lenker seconded the motion. Ayes all.

With no further business to be discussed at this time, Beyer made a motion to adjourn. Twing seconded the motion. Meeting adjourned at 3:20 p.m.



Chairperson
Chuck Hoy



Secretary
Sharon Laucamp

STATE OF IOWA, CEDAR COUNTY, ss:

I, Stuart S. Clark, publisher of The Tipton Conservative and Advertiser, a weekly newspaper of general circulation, published in said county, being duly sworn do declare and say that a notice, of which one hereto attached is a copy, was published in the said

Tipton Conservative and Advertiser Once

To wit on 3-6-19

Howard S. Hall

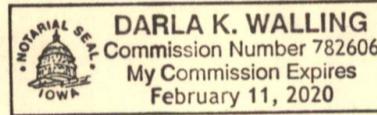
Subscribed and sworn to before me this 1

Day of March, A.D. 2019

Mark S. Walker
Notary Public in and for Cedar County, Iowa

4/29/ 99

Printer's fee \$ 7 10.



PUBLIC NOTICE

Special Use Permit for the purpose of expanding their existing limestone operation on property located NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and a of the W $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the SE Section 4, T-81N, R-1W, d Township, consisting more or less. Said currently zoned A-1

Branch, IA (Leasee) and Steve and Teresa Weets, 612 160th Street, Mechanicsville, IA (Leasor & Owners) - A Special Use Permit authorizing the location of a 507 foot tall wind turbine: Commercial Wind Energy Conversion System (C.W.E.C.S.) on property located in the S $\frac{1}{4}$, SE $\frac{1}{4}$, NE $\frac{1}{4}$, Section 6, T-81N, R-3W, in Red Oak Township.

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
C10

61 Solon Road, Home Occupation use of operating a and consultation on property located in the SE $\frac{1}{4}$, SW $\frac{1}{4}$, in Cass Township, consisting of 5.70 acres more or less. Said currently zoned A-1

62 Craig and Trudy Pearson, 1033 210th Street, Tipton, IA (Owners) - A Home Industry Permit to allow a tool sharpening business on property located in Lots A and B, in the SE $\frac{1}{4}$, NW $\frac{1}{4}$, Section 35, T-81N, R-3W, in Center West Township, consisting of 3.14 acres more or less.

63 Scott and Lisa Mosier, dba Mosier Seed Supply, Inc. 110 Meadow Lane, Tipton, IA Owners) - A Special Use Permit authorizing the location of an Agricultural Service Business for the sale of seed grains on property located at 462 Highway 38, Stanwood, IA, in the NW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 30, T-82N, R-2W, in Dayton Township, consisting of 4.00 acres more or less.

64 Brad Pelzer, 1539 240th St., Tipton, (Renter) and Ed & Molly Pelzer, 240th St., Tipton, IA (Owners) - Home Industry Permit to allow a business on the 1539 240th property located in the S $\frac{1}{4}$, SE $\frac{1}{4}$, except Parcel A in Section R-2W, in Center East consisting of 18.97 acres

65 Kim Service, 1600 8th Avenue, Waverly, IA (Lessee) Renee Mente, 1309 1st Street, Waverly, Iowa (Owners) - Special Use Permit for the sale of agricultural Service for the farm chemical

66 Sports, LLC, 1309 1st Street, Waverly, Iowa (Owner) - A Special Use Permit to allow a

67 Street, Home Occupation use of operating a

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OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse

Tipton, Iowa 52772

March 1, 2019

LEGAL NOTICE

The Cedar County Board of Adjustment will be holding a Public Hearing on Thursday, March 28, 2019, 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 be conducting their annual review of the following Home Occupation/Industry and Special Use Permits which had previously been granted to the following:

1. Dennis and Dianna Hodgden, RR, Tipton (Owners) – A Special Use Permit authorizing the commercial extraction of limestone on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 22, T-80N, R-3W, in Center West Township, consisting of 5.00 acres more or less.
2. Joe and Carolyn Kilburg, RR, Lisbon (Owners) – A Home Occupation Permit for the purpose of operating a photography studio in their home on property located in Lot 6, in the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 18, T-82N, R-4W, in Pioneer Township. Lot 6 is currently zoned R-1 Suburban Residential and consists of 1.615 acres more or less.
3. Deborah Lashbrook, 120th St., Lowden (Owner) and Wendling Quarries, Inc., De Witt – A Special Use Permit authorizing the commercial extraction of sand and gravel on property located in the S $\frac{1}{2}$ of the SW $\frac{1}{4}$, Section 11, T-82N, R-1W, in Massillon Township, consisting of 103 acres more or less.
4. Patty Laing, RFD, West Branch (Owner) – A permit authorizing a Home Occupation Permit for the purpose of operating a beauty salon in her home located in the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 14, T-80N, R-4W, in Gower Township.
5. Loretta Martin Frana, RR, Lowden (Owner) – A permit authorizing the operation of a commercial dog breeder kennel on her property located in Lot A, in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 19, T-82N, R-1W, in Massillon Township, consisting of approximately 3.13 acres.
6. Donald and Scheryl Grant, RR, Bennett (Owners) – A permit authorizing the operation of a commercial dog breeder kennel on their property located in Lot E, in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 33, T-81N, R-1W, in Springfield Township, consisting of 10.00 acres more or less.

1. John Barry, 636 Ocean Ave., Clarence (Owner) – A Special Use Permit authorizing the location of a commercial dog breeding kennel on property located in the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 4, T-81N, R-2W, in Fairfield Township, consisting of 2.179 acres more or less.

8. Cedar County Cooperative, 1546 Baker Avenue, West Branch (Owner) – A Special Use Permit authorizing an Agricultural Business. The property is located in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 20, T-80N, R-4W, in Gower Township, consisting of 20.00 acres more or less. The property is currently zoned Ab Agricultural Business. Amendments were granted to the S.U.P. on 9/27/07, 8/25/11, 6/26/14 and 2/28/19 for the expansion of chemical storage at this facility

9. Sandra Langenberg, RR, West Branch (Owner) – A Home Occupation Permit for the purpose of operating a Day Care Home on property located in Lot 2, in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 32, T-80N, R-4W, in Gower Township, consisting of 1.84 acres more or less. Lot 2 is currently zoned R-1 Suburban Residential.

10. Duffee Grain, Inc., Wilton (Owner) – A permit authorizing the storage and drying of grain on their property located in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 27, T-79N, R-4W, in Springdale Township, consisting of 8.43 acres more or less.

11. United States Cellular Communications, Davenport, Iowa – A Special Use Permit authorizing the location of a cellular communication tower on property located in the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 12, T-79N, R-2W, in Sugar Creek Township, consisting of 5.65 acres more or less.

12. Sherry Smahaj, RFD, Lowden (Owner) – A Home Industry Permit for the purpose of operating a floral design business on her property located in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 10, T-81N, R-1W, in Springfield Township, consisting of 10.00 acres more or less.

13. River Valley Cooperative, 2223 290th St., Wilton (Owner) – A Special Use Permit authorizing the location of a bulk anhydrous ammonia storage site and chemical mixing site on property located in the S $\frac{1}{2}$ of the SW $\frac{1}{4}$, Section 2, T-79N, R-1W, in Farmington Township, in the unincorporated town of Sunbury. Amendments to their S.U.P. were granted on 2/26/09 and 4/22/10, for expansion of LP storage.

14. Mike Yates, DBA Country Welding, 181 King Ave., Stanwood, IA (Owner) – A Home Industry Permit authorizing a welding and fabrication shop and firearms sales and repair business on property located in the SE $\frac{1}{4}$, SW $\frac{1}{4}$, Section 11, T-82N, R-3W, in Fremont Township, consisting of 5.60 acres more or less.

15. Iowa Wireless, Des Moines, Iowa – A Special Use Permit authorizing the location of a 195 foot personal communication services (P.C.S.) tower on property located in the

NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 23, T-79N, R-2W, in Sugar Creek Township, consisting of 29.78 acres more or less.

16. Iowa Wireless, Des Moines, Iowa – A Special Use Permit authorizing the location of a 199 foot personal communication services (P.C.S.) tower on property located in the N $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 2, T-79N, R-4W, in Springdale Township, consisting of 74.50 acres more or less.
17. Nextel West Corporation, Bloomingdale, MN – A Special Use Permit authorizing the location of a cellular communication tower on property located in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 17, T-79N, R-2W, in Rochester Township, consisting of 2.774 acres more or less.
18. Nextel West Corporation, Bloomingdale, MN – A Special Use Permit authorizing the location of a cellular communication tower on property located in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 9, T-79N, R-4W, in Springdale Township, consisting of 2.774 acres more or less.
19. Northern Border Pipeline Company, Omaha, Nebraska – A Special Use Permit authorizing the location of a communication tower on property located in the NE $\frac{1}{4}$ of the NE 1/4 of the SW $\frac{1}{4}$, Section 30, T-79N, R-1W, in Farmington Township, consisting of 6.16 acres more or less
20. John Moffit, RR, Mechanicsville (Owner) – A Special Use Permit authorizing the location of a third dwelling on a farm in accordance with Chapter 5, A-1 Agricultural District, Section C(2) of the Cedar County Zoning Ordinance. This dwelling is located in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 14, T-82N, R-4W, in Pioneer Township.
21. EEC Limited – New York (Owner) - (formerly Kun Chae Bae Trust and KM Communications, Skokie, IL) – A Special Use Permit authorizing the location of a 1,459 foot communication tower and broadcast station on property located in the S $\frac{1}{2}$ of the NE $\frac{1}{4}$, Section 19, T-80N, R-4W, in Gower Township, on a parcel consisting of 68.83 acres more or less.
22. Cedar County P.C.S., Clarence, Iowa – A Special Use Permit authorizing the location of a 190 foot personal communication services (P.C.S.) tower on property located in the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 19, T-82N, R-3W, in Fremont Township, consisting of 60.00 acres more or less.
23. James and Adrienne Mills, RFD, Tipton – A Special Use Permit authorizing the location of a dog kennel on property located in Lot 1 in the N $\frac{1}{2}$ of the SW $\frac{1}{4}$, Section 26, T-81N, R-2W, in Fairfield Township, consisting of 4.12 acres more or less. Said Lot 1 is presently zoned A-1 Agricultural.
24. Sharon Stiff, 1903 3rd St., Tipton (Owner) – A Home Occupation Permit authorizing the operation of a wood crafts shop in her home on property located in Lots 6, 7 and 8,

Block 19, in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$. Section 2, T-79N, R-3W, Rochester Township, in the unincorporated town of Rochester, consisting of 0.54 acres more or less. Said property is currently zoned R-2, Urban Residential.

25. Eastern Iowa Drainage Services, RFD, Lowden (Owner) – A Special Use Permit granted for the purpose of conducting a farm service and tiling business in accordance with Chapter 5, A-1 Agricultural District, Section D1 of the Cedar County Zoning Ordinance, on property located in Parcel A, NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 11, T-81N, R-1W, in Springfield Township. Said parcel of land consists of 6.989 acres more or less.
26. Mike Moore, Tipton (Contract Buyer) – A Special Use Permit granted authorizing the location of a storage rental facility on property located in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 12, T-80N, R-3W, in Center West Township, consisting of 1.00 acres more or less. Said property is currently zoned A-1 Agricultural.
27. Mike Moore, 1110 Cedar Valley Rd., Tipton, IA (Owner) – A Special Use Permit for the purpose of authorizing the use of an existing gun range for the purpose of providing specialized firearms training, and the use of an adjoining building for both classroom instruction and a firearms sales and firearms repair business.
28. Richard Kordick, Kordick Surveying and Engineering, RFD, Tipton (Owner) – A Home Occupation Permit granted for the purpose of operating a surveying and civil engineering business in his home on property located in the SE $\frac{1}{4}$ of the NE 1/4 and the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 18, T-81N, R-3W, in Red Oak Township, consisting of 11.87 acres more or less. Said property is currently zoned A-1 Agricultural.
29. David Frederick, DBA “The Wood Haus”, RFD, West Branch – A Home Industry Permit for the purpose of operating a woodworking shop on property located in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 12, T-79N, R-4W, in Springdale Township, consisting of 2.07 acres more or less. Said property is presently zoned A-1 Agricultural.
30. Wireless Facilities, Inc., Urbandale, Iowa – A Special Use Permit authorizing the location of a 195 foot tall Personal Communication Services (PCS) tower on property located in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 22, T-79N, R-1W, in Farmington Township, on a tract of land consisting of 35.59 acres more or less. Said property will be leased and is currently zoned A-1 Agricultural.
31. Trinity Wireless Towers, Inc., Irving, Texas (Previously IPCS Wireless, Inc.) – A Special Use Permit authorizing the location of a 190 foot tall Personal Communication Services (P.C.S.) tower on property located in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 9, T-79N, R-3W, in Iowa Township, consisting of 1.00 acres more or less. Said property will be leased and is currently zoned A-1 Agricultural.
32. Trinity Wireless Towers, Inc., Irving, Texas (Previously IPCS Wireless, Inc.) – A Special Use Permit authorizing the location of a 190 foot tall Personal Communication Services (P.C.S.) tower on property located in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$,

Section 7, T-79N, R-4W, in Springdale Township, consisting of 1.00 acres more or less. Said property will be leased and is currently zoned A-1 Agricultural.

33. Vicki Reynolds, RFD, West Branch (Owner) – A Special Use Permit for the purpose of operating a dog grooming shop and kennel on property located in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 32, T-79N, R-4W, in Springdale Township, consisting of 0.71 acres more or less. Said property is currently zoned A-1 Agricultural.
34. Wendling Quarries, Inc., DeWitt, Iowa – A Special Use Permit for the purpose of expanding their existing limestone quarry operation on property located in Lot 1 of Lot B, in the NE $\frac{1}{4}$, Section 23, T-80N, R-3W, in Center West Township, consisting of 27.105 acres more or less. Said property is presently zoned A-1 Agricultural.
35. Joanna Reichert, RFD, Tipton (Owner) – A Home Occupation Permit for the purpose of operating a massage therapy business in her home on property located in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 16, T-80N, R-3W, in Center West Township, consisting of 365 acres more or less. Said property is currently zoned A-1 Agricultural.
36. Robert and Judy Wright, 1434 Plato Rd., West Branch (Owners) – A Special Use Permit authorizing the location of a third dwelling on a farm in accordance with Chapter 5, A-1, Agricultural District, Section C(2) of the Cedar County Zoning Ordinance, in the W $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 15, T-80N, R-4W, in Gower Township.
37. Wendling Quarries, Inc., DeWitt, Iowa – A Special Use Permit for the purpose of expanding their existing limestone quarry operation on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 23 and the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 24, T-80N, R-3W, in Center West Township, consisting of 31.00 acres more or less. Said property is currently zoned A-1 Agricultural.
38. U.S. Cellular, Cedar Rapids, Iowa (Lessee) and Weets Farms, Inc. (Leaser and Owner), 350 Franklin Avenue, Mechanicsville, Iowa – A Special Use Permit authorizing the location of a 330 foot tall wireless communication tower on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 23, T-82N, R-4W, in Pioneer Township, consisting of 4.34 acres more or less. Said property is zoned A-1 Agricultural.
39. U.S. Cellular, Cedar Rapids, Iowa (Lessee) and Pam Farms, Inc. (Leaser and Owner), 300th Street, West Branch, Iowa – A Special Use Permit authorizing the location of a 280 foot tall wireless communication tower on property located in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 18, T-79N, R-4W, in Springdale Township, consisting of 4.42 acres more or less. Said property is zoned A-1 Agricultural.
40. U.S. Cellular, Cedar Rapids, Iowa (Lessee) and David Litscher (Lessor and Owner) – A Special Use Permit authorizing the location of a 250 foot tall cellular communication tower on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 27, T-82N, R-3W, in Fremont Township, consisting of 5.74 acres more or less. Said property is currently zoned A-1 Agricultural.

41. Harry and Denice Wethington, RFD, Tipton (Owners) – A Special Use Permit authorizing the location of a yard waste composting facility on property located in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 32, T-81N, R-2W, in Fairfield Township, consisting of 0.5 acres more or less. Said property is currently zoned A-1 Agricultural.
42. Wendling Quarries, Inc., DeWitt, Iowa – A Special Use Permit for the purpose of expanding their existing limestone quarry operation on property located in the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and a portion of the W $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ and the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, all in Section 4, T-81N, R-1W, in Springfield Township, consisting of 44.65 acres more or less. Said property is currently zoned A-1 Agricultural.
43. Jordan Pettus, 61 Solon Road, Solon (Owner) – A Home Occupation Permit for the purpose of operating a residential design and consultation service in his home on property located in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 19, T-81N, R-4W, in Cass Township, consisting of 6.70 acres more or less. Said property is zoned R-1 Suburban Residential and A-1 Agricultural.
44. Christopher Doherty, RFD, Tipton – A Home Industry Permit authorizing the location of a landscaping business at 1872 3rd St., Tipton, Iowa. Said property is described as Parcel “B” in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 2, T-79N, R-3W, in Rochester Township, in the unincorporated town of Rochester. Said Parcel “B” consists of 2.88 acres more or less. Total property is 4.00 acres more or less and is zoned both R-2 Urban Residential and A-1 Agricultural.
45. Deanna Schroeder, RFD, Oxford Junction (Owner) – A Special Use Permit authorizing the location of a dog grooming and boarding facility on property located in the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 9, T-82N, R-1W, in Massillon Township, consisting of 2.76 acres more or less. Said property is currently zoned A-1 Agricultural.
46. David Fulwider, 1112 235th Street, Tipton (Owner) – A Home Industry Permit for the purpose of operating a nuisance animal control business on his property located in the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 12, T-80N, R-3W, in Center West Township, consisting of 0.78 acres more or less. Said property is currently zoned A-1 Agricultural.
47. Amy Reif and Ron Benhart, 1772 140th Street, Lowden, Iowa (Owners) – A Home Industry Permit to allow automotive repair on property located in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 25, T-82N, R-2W, in Dayton Township, consisting of 3.97 acres more or less. Said property is currently zoned A-1 Agricultural.
48. Kay Bentley, 707 West 9th Street #39, Tipton (Owner) – A Special Use Permit to allow a dog breeding kennel at 637 Rose Avenue, Clarence, Iowa, in the E $\frac{1}{2}$ of the SE $\frac{1}{4}$, of the NE $\frac{1}{4}$, Section 2, T-81N, R-2W, in Fairfield Township, Consisting of 2.35 acres more or less. Said property is currently zoned A-1 Agricultural.

49. Dennis Ricke, 743 Adams Avenue, Lisbon (Owner) – A Home Occupation Permit to allow for the manufacture of custom firearms on his property located in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 7, T-81, R-4W, in Linn Township, consisting of 47.90 acres more or less. Said property is currently zoned A-1 Agricultural.
50. Cedar County PCS, L.L.C., 608 Lombard St., Clarence (Leasee) & Randall & Kimberly Siders, 1086 273rd St., Tipton (Leasor & Owners) – A Special Use Permit authorizing the location of a 190 foot tall wireless communication tower on property located in the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 35, T-80N, R-3W, in Rochester Township. Said property is currently zoned A-1 Agricultural.
51. John and Sherrie Falkers, 990 Cedar Valley Road, Tipton (Owners) – A Home Industry Permit to allow repair of motor vehicles as Falkers Repair and Body Shop on property located in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 15, T-80N, R-3W, in Center West Township. Said property is currently zoned A-1 Agricultural.
52. Cedar County P.C.S., L.L.C., 608 Lombard St., Clarence (Leasee) and James and Sharon Wilson, 1826 230th St., Bennett (Leasor & Owners) –A Special Use Permit authorizing the location of a 190 foot tall wireless communication tower on property located in the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 7, T-80N, R-1W, in Inland Township. Said property is currently zoned A-1 Agricultural.
53. Al and Melany Reinboldt, 809 Hill Ridge Dr., Lisbon (Owners) – 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.
54. Jason Smith, 1051 Garfield Avenue, Tipton (Owner) – 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.
55. Michael S. Moore, 1110 Cedar Valley Road, Tipton (Owner) – A Home Industry Permit allowing a lawn mowing, small engine and snow removal business on property located in the SW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 1, T-80N, R-3W,in Center West Township. Said property is currently zoned A-1 Agricultural.
56. Michael and Brandi King, 2352 Old Lincoln Highway, Lowden (Owners) – A Special Use Permit authorizing a dog breeding kennel at 2352 Old Lincoln Highway, Lowden, located in Parcel A, SW $\frac{1}{4}$, SW $\frac{1}{4}$, NE $\frac{1}{4}$, Section 1, T-81N, R-1W, in Springfield Township, consisting of 3.02 acres more or less. Said property is currently zoned A-1 Agricultural.

57. Marty Moylan, 1003 Cedar Valley Road, Tipton, IA (Owner) – A Special Use Permit authorizing the location of a private horse barn on Lot 1, Nebergall's Second Addition, located in the SW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 11, T-80N, R-3W, Center West Township, consisting of 3.62 acres more or less.
58. James Lilenthal, 26865 1st Avenue, New Liberty (Owner) – A Special Use Permit authorizing the location of an Agricultural Service Business for the sale of seed grains on property located in the NW $\frac{1}{4}$, NW $\frac{1}{4}$, NW $\frac{1}{4}$, Section 24, T-79N, R-1W, in Farmington Township, consisting of 5.00 acres more or less. Said property is currently zoned C-2 Highway Commercial and A-1 Agricultural District.
59. Cedar County P.C.S., LLC, 608 Lombard St., Clarence, IA (Leasee) and Ron and Daisy Wingert, 1389 Highway 130, Tipton, IA (Leaser and Owners) – A Special Use Permit authorizing the location of a 190 foot tall wireless communication tower on property located in the SE $\frac{1}{4}$, SW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 27, T-81N, R-4W, in Cass Township.
60. Rob and Andrea Schmidt, 1944 Spicer Avenue, Wilton, IA (Owners) – A Home Occupation/Industry Permit for the purpose of allowing a photography studio on property located in the SW $\frac{1}{4}$, NW $\frac{1}{4}$, Section 7, T-79N, R-1W, in Farmington Township, consisting of 4.74 acres more or less.
61. Acciona, 601 Fawcett Drive, West Branch, IA (Leasee) and Steve and Teresa Weets, 612 160th Street, Mechanicsville, IA (Leasor & Owners) – A Special Use Permit authorizing the location of a 507 foot tall wind turbine: Commercial Wind Energy Conversion System (C.W.E.C.S.) on property located in the N $\frac{1}{2}$, NE $\frac{1}{4}$, SE $\frac{1}{4}$, Section 6, T-81N, R-3W, in Red Oak Township.
62. Acciona, 601 Fawcett Drive, West Branch, IA (Leasee) and Steve and Teresa Weets. 612 160th Street, Mechanicsville, IA (Leasor & Owners) – A Special Use Permit authorizing the location of a 507 foot tall wind turbine: Commercial Wind Energy Conversion System (C.W.E.C.S.) on property located in the S $\frac{1}{2}$, SE $\frac{1}{4}$, NE $\frac{1}{4}$, Section 6, T-81N, R-3W, in Red Oak Township.
63. Steve and Sheryl Yerington, 1050 Stonemill Road, Tipton, IA (Owners) A Special Use Permit authorizing the location of a commercial dog kennel on property located on Parcel D, in the NW $\frac{1}{4}$, SE $\frac{1}{4}$, Section 14, T-80N, R-3W, in Center West Township, consisting of 5.19 acres more or less.
64. Craig and Trudy Pearson, 1033 210th Street, Tipton, IA (Owners) – A Home Industry Permit to allow a tool sharpening business on property located on Lots A and B, in the SE $\frac{1}{4}$, NW $\frac{1}{4}$, Section 35, T-81N, R-3W, in Center West Township, consisting of 3.14 acres more or less.
65. Scott and Lisa Mosier, dba Mosier Seed Supply, Inc. 110 Meadow Lane, Tipton, IA (Owners) - A Special Use Permit authorizing the location of an Agricultural Service Business for the sale of seed grains on property located at 462 Highway 38, Stanwood,

IA, in the NW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 30, T-82N, R-2W, in Dayton Township, consisting of 4.00 acres more or less.

66. Jerrad Pelzer, 1539 240th St., Tipton, IA (Renter) and Ed & Molly Pelzer, 1531 240th St., Tipton, IA (Owners) – A Home Industry Permit to allow a firearms business on the 1539 240th St. property located in the S $\frac{1}{2}$, SE $\frac{1}{4}$, SW $\frac{1}{4}$, except Parcel A in Section 10, T-80N, R-2W, in Center East Township, consisting of 18.97 acres more or less.
67. AgVantage Farm Service, 1600 8th Street SW, Waverly, IA (Lessee) and Murry and Renee Mente, 1309 Highway 130, Tipton, Iowa (Owners and Lessors) – A Special Use Permit authorizing an Agricultural Service Business for a bulk farm chemical station.
68. Tim Powers, “Powers Sports, LLC”, 254 Adams Avenue, Lisbon (Owner) – A Home Industry Permit to allow a firearms business.
69. Rodney Hansen, 875 297th Street, Atalissa, IA (Owner) – A Home Business Permit authorizing the location of a firearm sales business.
70. Gregory and Melissa Sahr, 2190 177th Street, Lowden, IA (Owners) – A Special Use Permit authorizing the location of a livestock stable on Lot 3, Pruess Second Addition.
71. Sue Faith, 525 290th St., West Branch, IA (Owners) – A Home Industry Permit authorizing the location of a tool sharpening business.
72. Laurence and Julie Christiansen, 448 Spicer Avenue, Clarence, IA (Owners) – A Special Use Permit authorizing a farm equipment business.
73. Erin Morrison-Vincent, West Branch, IA (Owner) – A Home Occupation Permit authorizing the location of a photography studio.
74. Susan Wiederhoeft, 756 Grant Avenue, Mechanicsville – A Home Occupation Permit for the purpose of operating a dog grooming business.
75. Randall and Linda Weaver, 726 Green Road, Tipton, IA (Owners) – A Special Use Permit authorizing a winery with exposition grounds on Lot 1, Buchanan House Addition and Parcel B, consisting of 25.01 acres more or less.
76. Lori Walsh, 1767 275th Street, West Branch, IA (Owner) – A Home Industry Permit for the purpose of operating a retail, second hand and consignment store in an existing building on her property.
77. SBA Towers IV, LLC, 5900 Broken Sound Parkway NW, Boca Raton, FL (Verizon Wireless, Lessee) and David Shinker, 1276 Hwy. 30, Stanwood, IA (Owner) – A Special Use Permit authorizing the location of a wireless communication tower in Dayton Township.

78. Devin & Laura Schroeder, 1647 180th St., Clarence, IA (Owners) – A Special Use Permit authorizing the location of an Agricultural Service Business for the sale of seed grains on property in Fairfield Township.
79. Dalene Johnson, 2366 Garfield Ave., West Liberty, IA (Owner) – A Home Occupation Permit authorizing the location of an antique and collectables shop in an accessory building in Iowa Township.
80. Cedar County Cooperative, 907 East 7th St., Tipton, IA (Owner) – A Special Use Permit authorizing the placement of a 30,000 gallon anhydrous ammonia storage tank at the site of their existing anhydrous ammonia tank facility at 1201 Newton Ave., Tipton, in Center West Township.
81. Kraig Timmerman, 770 Main St., New Liberty, IA and Kyle Timmerman, 206 Lake Drive, Durant, IA (Owners) – A Special Use Permit authorizing the location of an Agricultural Service Business (Timmerman Seed LLC) for the sale of seed grains on property located at 2135 Hwy. 130, Bennett, IA, in Inland Township.
82. Grant and Angela Lilenthal, 2266 310th St., Wilton, IA (Owners) – A Special Use Permit for the purpose of authorizing an Event Venue site on Parcel E, in Farmington Township.
83. Darryl Schwarz & Kevin Coss, dba Town & Country Tires, Inc., 3478B Hwy 927 East, Durant, IA (Owners) – A Special Use Permit authorizing the location of an Agricultural Service Business for the sale of agricultural tires and tire repair on property located in the SW ¼, NW ¼, NW ¼, Section 36, T-79N, R-1W, in Farmington Township.
84. Corey Roberts, dba Tactical Insights, LLC, 607 Baker Avenue, Lisbon, IA (Owner) – A Home Occupation Permit for the purpose of authorizing the location of a Firearms Training and Security Consulting business with firearm sales on property located in the NE ¼, NE ¼, Section 6, T-81N, R-4W, in Linn Township, consisting of 3.83 acres more or less.
85. “The Ranch”, 1608 300th St., Wilton, IA – A Special Use Permit authorizing a privately operated campground, with outdoor recreation, events and retreat site on property located in the NE ¼, NE ¼, the SE ¼, NE ¼ and the NE ¼, SE ¼, Section 15, T-79N, R-2W, in Sugar Creek Township, consisting of 49.98 acres more or less.
86. Marcia Meyers, 864 Highway 38, Tipton, IA (Owner) – A Home Occupation Permit for the purpose of operating a barber shop in her home located in the NW ¼, SW ¼, Section 18, T-81N, R-2W, in Red Oak Township.
87. David O’Donaghue, dba “The Lyceum”, 519 185th St., Mechanicsville, IA (Owner) – A Special Use Permit authorizing the location of a Retreat Center on property located in the NW ¼, SE ¼, Section 14, T-81N, R-4W, in Linn Township, consisting of 47.77 acres more or less.

88. Kevin Slutts, 108 West Rochester Road, Atalissa, IA (Owner) A Special Use Permit authorizing the location of a bait shop at 151 Rochester Avenue, Atalissa, IA, on property located on Lots 9 and 10, SW $\frac{1}{4}$, SW $\frac{1}{4}$, Section 2, T-79N, R-3W, in Iowa Township.
89. Bradley Reinhard, 1049 305th St., Atalissa, IA (Owner) – A Home Occupation Permit for the purpose of authorizing the location of a firearms sales, service and repair business located in the NW $\frac{1}{4}$, SE $\frac{1}{4}$, Section 14, T-79N, R-3W, in Iowa Township.
90. Edward Bartels, 224 Meadowview Drive, Lisbon, IA (Owner) – A Home Occupation Permit for the purpose of authorizing a Professional Engineering and Surveying business located in Lot 4, Meadowview Acres, NE $\frac{1}{4}$, NW $\frac{1}{4}$, Section 18, T-82N, R-4W, in Pioneer Township.
91. Michelle Anderl and Lauren Herdrich, dba Two Sisters Kennels, 44 280th St., West Branch, IA – A Special Use Permit authorizing the location of a dog boarding kennel, located in the NE $\frac{1}{4}$, NW $\frac{1}{4}$, Section 6, T-79N, R-4W, in Springdale Township.

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

CEDAR COUNTY BOARD OF ADJUSTMENT

February 28, 2019

The Cedar County Board of Adjustment conducted a Public Hearing on Thursday, February 28, 2019, in the Large Meeting Room of the Courthouse, Tipton, Iowa. Members present were Beyer, Goerdt, Hoy, Lenker and Twing.

Chairperson Hoy called the meeting to order at 3:00 p.m. Minutes from the previous meeting held on January 24, 2019, were previously sent to the members. Member Beyer stated the vote of the members on the petition heard was not included in the minutes. They were then approved with the addition of "Ayes all" to be made. The Board then considered the following petition:

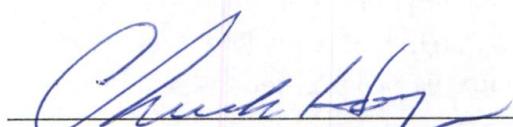
1. **Cedar County Cooperative, 1546 Baker Avenue, West Branch (Owners)** – Requesting an amendment to their Special Use Permit to allow for the placement of a 30,000 gallon liquid propane (LP) tank further south of their existing LP tanks on property located in the SW $\frac{1}{4}$, NW $\frac{1}{4}$, Section 20, T-80N, R-4W, in Gower Township, consisting of 20.00 acres more or less. Said property is currently zoned A-1, Agricultural and Ab-1 Agricultural Business.

It was noted that no verbal or written objections had been received for this petition. Bill Mysak, Energy Sales Representative from the Cedar County Cooperative was present and was the spokesperson for the petition. He informed the members the Cooperative wanted to purchase a 30,000 gallon tank from the Hahn Company in Muscatine for the purpose of increasing their storage capacity for LP. He stated the new tank would sit to the south of the existing tank. He stated they want to increase their capacity to serve their customers and have a better inventory. Vivian Howard, adjoining property owner, was present and stated her farm is south of the Cooperative property. She questioned why the new tank has to go south instead of north of the one already there because there has recently been a big grading project done for her. She asked if the grading would have to start over. Mr. Mysak stated pre-grading was done with the petitioner's request in mind. He also stated that all of the truck traffic for the grain is on the north side of the existing tank. Mrs. Howard asked if they have to install a berm around the tank since it is such a large one. Mr. Mysak stated all that is required by law are barricades so people can't hit the tanks. Mrs. Howard then inquired about possible leakage. Mr. Mysak stated that if something happens to LP, it would be released into the atmosphere. He also stated all of the valves must be checked regularly and they will only put in 27,000 gallons instead of 30,000 gallons which leaves 15% for expansion. Mr. Mysak stated they want to be a good neighbor. He also told Mrs. Howard to feel free to call the Cooperative with any questions or concerns she may have. Cedar County Engineer, Rob Fangmann, was present and stated he has no problems as far as the petitioners request is concerned. He stated his only comment is that since the site has experienced such an increase in development, traffic has increased at the facility and during wet conditions, the traffic has been tracking

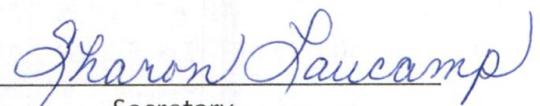
onto X30. In the past, other entities have paved their entrance coming onto the highway to reduce this hazard. He would like them to consider this at their site as well.

After a brief discussion, Twing made a motion to grant the amendment to the S.U.P. Goerdt seconded the motion. Ayes all.

With no additional business to be discussed at this time, Lenker made a motion to adjourn. Beyer seconded the motion. Ayes all. The meeting adjourned at 3:15 p.m.



Chairperson
Chuck Hoy



Secretary
Sharon Laucamp



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse

Tipton, Iowa 52772

February 1, 2019

LEGAL NOTICE

The Cedar County Board of Adjustment has been petitioned to conduct a Public Hearing on Thursday, February 28, 2019, 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. Cedar County Cooperative, 1546 Baker Avenue, West Branch (Owners) –** Requesting an amendment to their Special Use Permit to allow for the placement of a 30,000 gallon liquid propane (LP) tank further south of their existing LP tanks on property located in the SW ¼, NW ¼, Section 20, T-80N, R-4W, in Gower Township consisting of 20.00 acres more or less. Said property is currently zoned A-1, Agricultural and Ab-1 Agricultural Business.

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.

P.D. LaRue
Phil LaRue
Zoning Administrator

Copies sent out on 2/6/19 to the following:

1. Cedar County Cooperative – Attn: David Summers, P.O. Box 192, Tipton, IA 52772 – Hand delivered
2. Fobian Farms, Inc. – 3639 Oasis Road, West Branch, IA 52358
3. Vivian E. Howard LE – 111 260th Street, West Branch, IA 52358
4. Curtis Family Revocable Trust – David Curtis & Shelley Smith-Trustees, 1655 Manitoba Dr., Sunnyvale, CA 94087-4210
5. Robert & Joan Jindrich – 70 265th Street, West Branch, IA 52358

Copy e-mailed to Tipton Conservative on 2/4/19

Copy e-mailed to West Branch Times on 2/4/19

5 Board of Adjustment Members on 2/6/19

Copy e-mailed to Cedar County Engineer on 2/4/19

2 File Copies

1 Copy for Bulletin Board

CEDAR COUNTY BOARD OF ADJUSTMENT

January 24, 2019

The Cedar County Board of Adjustment conducted a Public Hearing on Thursday, January 24, 2019, in the Large Meeting Room of the Courthouse, Tipton, Iowa. Members present were Beyer, Goerdt, Hoy, Lenker and Twing.

Chairperson Hoy called the meeting to order at 3:00 p.m. Minutes from the previous meeting held on October 25, 2018, were previously sent to the members. They were approved as written. The Board then considered the following petition:

1. **Tim and Madonna Rex, 308 Cedar Street, West Branch, IA (Owners), DBA Mad Tim Enterprises, LLC** – Requesting a Special Use Permit authorizing the location of a Bed and Breakfast Inn at 212 Broadway Street, West Branch, IA, on property described as Lots 3-7, Block 14, in the SE $\frac{1}{4}$, SE $\frac{1}{4}$, Section 30, T-79N, R-4W, Springdale Township, in the unincorporated town of Downey. Said property is currently zoned R-2, Urban Residential District.

Zoning Administrator La Rue informed the members there were no written or verbal objections on file for this petition. He then stated the letter from Cedar County Engineer stated this property is located on gravel routes Broadway St. and Center St. in the unincorporated town of Downey and should have minimal impact on the existing infrastructure. The existing alley will serve as access to the property as illustrated in the petitioner's site plan. The petitioner has an approved onsite parking plan with an agreed provision for overflow parking if necessary. In the event that traffic generated that traffic generated from the business increases the level of dust above those allowed by the Iowa Department of Natural Resources fugitive dust regulations, the petitioner shall apply dust control adjacent to residences affected by the additional traffic as per Cedar County Secondary Road Department Dust Palliative Permit for Dust Control. Administrator La Rue stated the letter from the West Branch Fire Department stated they can and will provide emergency services to the site.

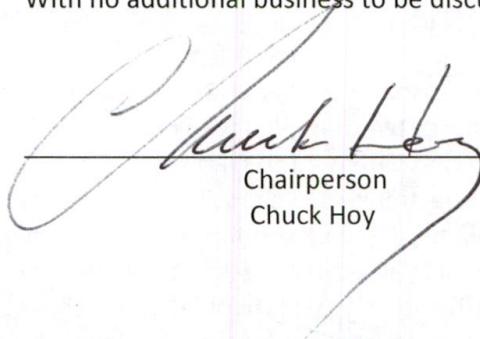
Madonna Rex informed the members that she and her husband purchased the old Downey school house which is across the street from their home. She stated their plan is to restore the building into a bed and breakfast inn. She stated they plan to renovate it into seven rooms. They plan to have Iowa wine and beer. They will also have an outside area and live music but will not be going on late. There will be a large dining room on the main floor. Tim Rex informed the members the building has a solid foundation. He stated they hired a structural engineer shortly after they purchased the building. Mr. Rex stated this building is the only old school left standing in Cedar County. He stated if they had not purchased the building it would have been torn down. Mrs. Rex informed the members that they have been visiting with local residents. They plan to have it listed on the national registry along with the Secrest Barn, Downey Bank and Herbert Hoover Presidential Library. They have also applied for both state and federal tax credits. She stated their facility will be only 15 minutes from Iowa City and the University of Iowa. She stated they plan to offer something different than the usual hotel/motel facilities. Mr. Rex stated they visited a similar school building in Missouri which was almost identical to the Downey School and had been converted into a B & B. Chairperson Hoy asked what kind of water and septic system they will

have. Mr. Rex stated they will have a private well and will work with an engineer and the contractor to design the septic system. It was noted there are 3 lots in the front and 2 lots in the back. Hoy then inquired about handicap accessibility. Mrs. Rex stated that from what they have read, they do not have to have it handicap accessible. Mrs. Rex also stated there are only 3 steps into the main floor area. Mr. Rex stated they do not have their financing in order yet because they are still gathering information and will apply for loans which will be available. Mr. Rex stated they will proceed with restoration plans after they hear back from different agencies.

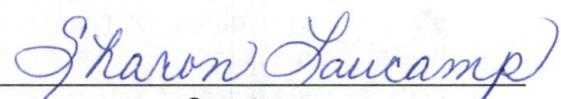
Zoning Administrator La Rue stated under the zoning regulations, bed and breakfast homes are allowed in the R-2 Urban Residential Zoning District. Also, according to Chapter 17.18(2) under special permits, this business would be appropriate just like the Board did with the Buchanan House. La Rue stated the Rex's have complied with all the applications. He also stated the Board of Adjustment is empowered to grant the special exception and put conditions on it to protect the public interest. Member Beyer stated she would like to have the motion broad enough to give the petitioners authority to do all the things they want to. Mrs. Rex stated they want to have some wind and solar power to go along with the electric. Mrs. Rex also stated they are going to look into alternative energy such as geothermal. Member Twing suggested they do a lot of research on the solar and geothermal options. Mr. Rex stated they would like to hire local contractors. It was noted that the liquor permit would be a Class C for a wine and beer permit.

After further discussion, Member Lenker moved to approve the Special Use Permit request for a Bed & Breakfast Inn subject to installation of a permitted water well and adequate on-site wastewater treatment and disposal system; approval of any and all applicable State of Iowa permits for fire, electrical and building codes, hotel licensing and food service, State of Iowa and Cedar County Alcoholic Beverage licensing (as applicable); that occupancy for overnight guests not exceed 18 persons; that any entertainment/musical venues not create a disturbance in the neighborhood and end by 10:00 p.m.; that the parking of guests be in accordance with applicable County Ordinances including, but not limited to, fugitive dust control and subject to annual review. Member Twing seconded the motion. Ayes all.

With no additional business to be discussed at this time, the meeting ended at 3:20 p.m.



Chairperson
Chuck Hoy



Secretary
Sharon Laucamp



Tel: 563-886-2248

OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR
Cedar County Courthouse

Tipton, Iowa 52772

January 4, 2019

LEGAL NOTICE

The Cedar County Board of Adjustment has been petitioned to conduct a Public Hearing on Thursday, January 24, 2019, 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. **Tim and Madonna Rex, 308 Cedar Street, West Branch, IA (Owners), DBA Mad Tim Enterprises, LLC** – Requesting a Special Use Permit authorizing the location of a Bed and Breakfast Inn at 212 Broadway Street, West Branch, IA, on property described as Lots 3-7, Block 14, in the SE ¼, SE ¼, Section 30, T-79N, R-4W, Springdale Township, in the unincorporated town of Downey. Said property is currently zoned R-2, Urban Residential District.

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 LaRue
Zoning Administrator

Copies sent out on 1/7/19 to the following:

1. Tim & Madonna Rex – 308 Cedar Street, West Branch, IA 52358 – **Certified**
2. Georgia Elliott Rev. Trust - % Andrew Elliott, 247 W. Rochester Ave., Atalissa, IA 52720
3. Curtis & Suzanne Kieffer – 2297 Baker Avenue, West Branch, IA 52358
4. Seth & Amy Godspeed – 310 Cedar Street, West Branch, IA 52358
5. Erin & Jordan Willits – 314 Cedar Street, West Branch, IA 52358
6. Mitchell & Dawn Brandt – 2295 Baker Avenue, West Branch, IA 52358
7. Kathryn Ryan – 212 Broadway St., West Branch, IA 52358
8. John Walsh – 205 Cedar Street, West Branch, IA 52358
9. Kurt Kaeser & Misty Johnson – 211 Dillon Street, West Branch, IA 52358
10. Christopher McCreedy – 204 Dillon Street, West Branch, IA 52358
11. Brenda Kunkel – 316 Broadway St., West Branch, IA 52358
12. Paul & Peggy O’Neil – 2281 Baker Avenue, West Branch, IA 52358
13. Austin & Rachel Richards – 301 Cedar Street, West Branch, IA 52358
14. Jane Simmons – 305 Cedar Street, West Branch, IA 52358
15. James & Ruth Oxley – 250 Buckeye Rd., West Liberty, IA 52776
16. Michelle Walsh – 201 Broadway St., West Branch, IA 52358
17. June Hamer – 209 Broadway St., West Branch, IA 52358
18. Clifford Bell – 310 Front Street, West Branch, IA 52358
19. Jenna Alberhasky – 305 Braodway St., West Branch, IA 52358
20. Mary Lou Brendel & Bruce Hoaglin – 313 Broadway St., West Branch, IA 52358
21. Bobby & Jeanne Stubbs - 319 Broadway Street, West Branch, IA 52358
22. Paul & Sonia Flanagan – 102 Front Street, West Branch, IA 52358
23. Kevin & Tammy Jamieson – 106 Front Street, West Branch, Iowa 52358
24. Judith Spencer & Richard King – 110 Front Street, West Branch, Iowa 52358
25. Mike & Bonnie Klinkkammer – 3418 Twin Lake View Dr. NE, North Liberty, IA 52317-9337
26. Glenn Kinkead – 111 Broadway St., West Branch, IA 52358
27. Kirk & Nancy Schrock – 101 Broadway St., West Branch, IA 52358
28. Kristopher Kober – 1883 Garfield Ave., West Branch, IA 52358
29. Sara Stoppelmoor – 102 Broadway St., West Branch, IA 52358
30. Elizabeth & Rene Gray – 203 Center Street, West Branch, IA 52358
31. Glen & Lyle Waters – 143 Buckeye Rd., West Branch, IA 52358
32. Brandon Oxley – 117 Pheasant Run, West Branch, IA 52358
33. Thomas Cobb – 211 Center Street, West Branch, IA 52358
34. Randy & Rebecca Oaks – 2277 Adams Street, West Branch, IA 52358
35. Bryan & Tamara Oaks – 2287 Broadway St., West Branch, IA 52358

Copy e-mailed to Tipton Conservative on 1/7/19

Copy e-mailed to West Branch Times on 1/7/19

5 Board of Adjustment Members on 1/7/19

Copy e-mailed to Cedar County Engineer on 1/7/19

2 File Copies

1 Copy for Bulletin Board