



**OFFICE OF THE PLANNING AND ZONING ADMINISTRATOR**

Cedar County Courthouse  
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December 1, 2023

**LEGAL NOTICE**

The Cedar County Board of Adjustment has been petitioned to conduct a Public Hearing on Thursday, December 28, 2023, 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. Croell Inc , 2010 Kenwood Avenue, PO Box 430, New Hampton (Owner) -** Requesting an amendment to their Special Use Permit for the purpose of expanding their sand and gravel open pit mining operation at 219 210<sup>th</sup> St., Solon, Iowa into property located in the E ½, NW ¼, NW ¼, and NE ¼, NW ¼, and SE ¼, NW ¼, Section 28, T-81N, R-4W, also described as Lot 1, Netolicky's First Addition, consisting of 74.86 acres m/l, Cass Township. Said property is zoned A-1 Agricultural District.
- 2. Wade & Michelle Winekauf, 1502 Jeffery Drive, Tipton (Owners) –**Requesting a variance of 27 feet from the required front yard setback of 50 feet for a proposed 36' x 40' storage shed to be constructed at 921 230<sup>th</sup> Street, Tipton, Iowa, on property described as Lot E located in the SW ¼, SW ¼, Section 3, T-80N, R-3W, Center West Township, consisting of 5 acres more or less. Said property is currently zoned R-1 Suburban Residential.

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.

Philip LaRue  
Zoning Administrator