

DICKINSON COUNTY PLANNING AND ZONING COMMISSION

Monday, October 20, 2008

1:00 P.M.

The Dickinson County Planning and Zoning Commission met Monday, October 20, 2008 at 1:00 p.m. in the community room of the County Courthouse.

Members present were Sally Nielsen, Bob Chaffin, Duane Moser, Tony Weber and Tim Fairchild. Absent were Mike Roach and Jon Gunderson.

Sally Nielsen, Chairman, called the meeting to order at 1:00 p.m.

First on the agenda was approval of the minutes of September 15, 2008. Weber moved to accept the minutes as written. Moser seconded. All were in favor.

Second on the agenda was Amendment No. 1 to Orleans/Dickinson County Urban Renewal Plan for Dickinson County, Iowa.

Mardi Allen said this plan has already been approved. Amendment No. 1 is to include a green belt and retention area not in the original plan. In some plans, it is required that if there is not enough money in the Tax Increment Financing District (TIF), the developer must make up the difference. The TIF should pay for the road, and Jerry Jones wants to use any leftover to do water and sewer. The Board of Supervisors is willing to take out the indebtedness requirement.

After a short discussion, Weber moved to recommend approval of Amendment No. 1 to Orleans/Dickinson County Urban Renewal Plan to the Board of Supervisors. Fairchild seconded. All were in favor.

Third on the agenda was Amendment No. 3 to East Okoboji Beach Urban Renewal Plan for Dickinson County, Iowa.

Mardi Allen said this plan is exactly the same as when approved. There was an Amendment No. 2 which stated the drainage plan must include SUDAS standards. The county turned in a grant application for \$3.3 million. The engineer's estimate came in at \$4 million. The Amendment No. 3 is a change in the language to \$5 million which should more than cover and not have to make any more changes. This is a county project. There is no developer involved. The county has received two grants. The engineering has been done and the surveying.

Chaffin asked when the project is to start.

Allen said it keeps changing, but there is supposed to be a letting the first week of December. This will be done in stages, installing and grading the roads next year, letting it settle over the winter, and applying the overlay the following year. It will be staged in three sections for traffic flow.

Weber moved to recommend approval of Amendment No. 3 to East Okoboji Beach Urban Renewal Plan to the Board of Supervisors. Moser seconded. All were in favor.

Fourth on the agenda was old or unknown business. Barb Woodley gave a short report on the progress of the wind energy study committee.

There being no further business, the meeting adjourned at 1:15 p.m.