

DICKINSON COUNTY PLANNING AND ZONING COMMISSION

Monday, September 19, 2011

1:00 P.M.

The Dickinson County Planning and Zoning Commission met Monday, September 19, 2011 at 1:00 p.m. in the community room, Dickinson County Courthouse.

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

Tony Weber, Vice-Chair, called the meeting to order at 1:00 p.m.

First on the agenda was approval of the minutes of July 18, 2011. Roach moved to approve the minutes as written. Chaffin seconded. All were in favor.

Second on the agenda was Cletus and Jeanette Ortmeier, rezoning from A-2 Environmental District to R-1 Suburban Residential District, part of a tract in the NW NW, Section 25, Lakeville Twp., aka Parcel "E". Recommendation to the Board of Supervisors.

Kohlhaase introduced Clete and Jeanette Ortmeier, owners of the property, and Joe Conover, contract purchaser. The existing zoning on this parcel has been in place since the first zoning map was drawn. The request is to make the whole parcel consistent, and it is personal opinion that the top of the hill on the A-2 zoned part is the most desirable place to build on the ten acres.

Joe Conover said he has been looking for a place in the country. The topographic maps show there is a rise on the westerly side of the property. This is the best place for a house. His intent is to build out there and have a hobby farm. He said they have had conversations with the owners of the land to the south, the State of Iowa, acting through the DNR.

Kohlhaase said a letter went out to Steve Reighard of the DNR. Mr. Reighard visited the office and said the DNR had no issues with the application. Chris LaRue of the DNR was also contacted and by phone said this application is not an issue for the DNR. They knew from the beginning that Ortmeier was saving out these 10 acres for a building site. A home site will not affect them. They do want to caution that hunters can use that DNR ground up to the fence line.

Kohlhaase said they went one step further knowing that a home there would require a septic system. He checked soils types and topography which showed where the house is planned is a better site than what is allowed today.

There being no questions, Fairchild moved to vote on the rezoning application. Moser seconded. All were in favor.

The vote was recorded as all approve recommendation of the rezoning application to the Board of Supervisors.

Third on the agenda was old business. There was none.

Fairchild moved to adjourn. Chaffin seconded. All were in favor. The meeting adjourned at 1:13 p.m.