

**POTTAWATTAMIE COUNTY
PLANNING AND ZONING COMMISSION
REGULAR MEETING MINUTES
MONDAY, JANUARY 22, 2024
SUPERVISORS' HEARING ROOM-COUNTY COURTHOUSE
227 SOUTH 6TH STREET, COUNCIL BLUFFS, IOWA**

1. CALL TO ORDER

The meeting was called to order by Chairman Silkworth at 5:30 P.M.

2. ROLL CALL

Members Present: Larson, Silkworth, Leaders, Chapman
Members Absent: Schultz
Staff Present: Wyant, Kalstrup

3. MINUTES

Motion #1: to approve the Minutes of the November 20, 2023 meeting.
Motion by: Leaders.
Second by: Chapman.
Vote: Unanimous vote. Motion carried.

4. ELECTION OF OFFICERS

Chairman

By acclamation, Chapman was elected Chairman of the Planning and Zoning Commission for 2024.

Vice-Chairman

By acclamation, Leaders was elected Vice Chairman of the Planning and Zoning Commission for 2024.

5. REVIEW OF 2024 MEETING SCHEDULE AND 2023 ATTENDANCE ROSTER

6. PUBLIC HEARING

The Chairman read a statement advising the audience that the public hearing would be conducted in accordance with the Commission's Rules of Procedure.

CASE #ZMA-2024-01

PROPERTY OWNER:

Morris Properties LLC

REQUEST:

Zoning Map Amendment to reclassify approximately 35.94 acres from a Class A-3 (Riverfront & Ag Production) to a Class I-1 (Limited Industrial).

TOWNSHIP:

Lewis

STREET:

192nd Street

LEGAL DESCRIPTION:

17-74-43 NE SW EXC RR

Motion #2: to open the public hearing on Case #ZMA-2024-01
Motion by: Leaders.
Second by: Larson.
Vote: Unanimous Vote. Motion Carried.

Motion #3: to close the public hearing on Case #ZMA-2024-01.
Motion by: Larson.
Second by: Leaders.

Vote: Unanimous Vote. Motion Carried.

Motion #4: to recommend that the request of Morris Properties LLC for Zoning Map Amendment to reclassify approximately 35.94 acres from a Class A-3 (Riverfront & Ag Production) to a Class I-1 (Limited Industrial), as filed under Case #ZTA-2024-01, be **approved by the Board of Supervisors**.

Motion by: Leaders.

Second by: Larson.

Vote: Ayes –Larson, Leaders, Silkworth, Chapman. Motion Carried.

CASE #ZTA-2024-01

APPLICANT: Pottawattamie County

REQUEST: Zoning text to amend the Pottawattamie County, Iowa, Zoning Ordinance, Chapter 8.004.095 Accessory Dwelling Unit..

Motion #5: to open the public hearing on Case #ZTA-2024-01

Motion by: Leaders.

Second by: Silkworth.

Vote: Unanimous Vote. Motion Carried.

Motion #6: to close the public hearing on Case #ZTA-2024-01.

Motion by: Larson.

Second by: Silkworth.

Vote: Unanimous Vote. Motion Carried.

Motion #7: to recommend that the request of Pottawattamie County, Iowa for zoning text to amend Chapter 8.004.09, Accessory Dwelling Unit, as filed under Case #ZTA-2024-01, be **approved by the Board of Supervisors**.

Motion by: Silkworth.

Second by: Leaders.

Vote: Ayes –Larson, Leaders, Silkworth, Chapman. Motion Carried.

7. ADJOURNMENT

Motion #7: to adjourn.

Motion by: Larson.

Second by: Leaders.

Vote: Unanimous. Motion carried.

The meeting was adjourned at approximately 6:08 P.M.

Jill Chapman, Chairman

Date

ATTEST: _____

Matt Wyant, County Planning Director

Date