

Members present:

Cindy Hall, Chairperson
Catherine Davies
Paul Thomsen
Nicole Stecklein

Members absent:

Ethan Zumbach

Staff present:

Michele Lubben – Land Use Administrator

Visitors present:

Ned Rohwedder – District 4 Supervisor
Jenny King – applicant, 10160 Shaw Rd., Anamosa
Steve Hanson – NEIT representative
Peg Mere – applicant 17616 Langworthy Rd., Monticello

A quorum of members of the Jones County Board of Adjustment was achieved at 5:00 p.m. and the meeting was called to order by Chairperson Cindy Hall.

Introductions of the Board of Adjustment, staff and visitors took place.

Motion by Stecklein seconded by Thomsen to approve the agenda for the meeting. All aye. Motion carried.

Motion by Stecklein seconded by Thomsen to approve the November 20, 2018 meeting minutes. All aye. Motion carried.

Motion by Stecklein seconded by Thomsen to open the public hearing at 5:02 p.m. for owner Jennifer King who has applied for a special permitted use in the R-Residential Zoning District for property described as Parcel 2009-72, in Section 13 of Fairview Township located at 10160 Shaw Rd., Anamosa. More specifically, the special permitted use is for a home based massage therapy business called Aspire Therapy LLC. All aye. Motion carried.

The Land Use Administrator noted that the Board received copies of the application, aerial map, and written report. All adjoining landowner letters were delivered except Terry Vernon and Frances Appleby were returned unsigned and no verbal comments were received.

Jenny King explained her business would have one client at a time so it should not be any issues. She currently works out of a retail space in Monticello and has looked for space within Anamosa.

Motion by Thomsen seconded by Stecklein to close the public hearing at 5:04 p.m. All aye. Motion carried.

Motion by Thomsen seconded by Stecklein to approve the special permitted use in the R-Residential Zoning District for property described as Parcel 2009-72, in Section 13 of Fairview Township located at 10160 Shaw Rd., Anamosa. More specifically, the special permitted use is for a home based massage therapy business called Aspire Therapy LLC.

Roll call vote:

Davies - Aye

Thomsen - Aye

Stecklein - Aye

Hall - Aye

All aye. Motion carried. The red zoning sign was returned and approval will be sent via regular mail.

Motion by Stecklein seconded by Thomsen to open the public hearing at 5:06 p.m. for owner Peggy Mere has applied for a special permitted use in the R-Residential Zoning District for property located in Section 8 of Wayne Township and is generally located 17616 Langworthy Rd., Monticello. More specifically, the special permitted use is for a home based business called Muddy Boots Flower Farm which is a self-pick flower farm. All aye. Motion carried.

The Land Use Administrator noted that the Board received copies of the application, aerial map, and written report. All adjoining landowner letters were delivered and a verbal comment was received by Richard Wolken and read aloud.

Peg Mere explained that she currently has flowers that she takes to the local farmers markets. The flower farming is not changing, however, it is that customers will come to the property to cut their own flowers, take them to the barn and arrange them. Expansion could include additional flower beds for perennials and adding some trees to a property line. The pasture will remain the same and the current flower field will remain the same.

Motion by Thomsen seconded by Stecklein to close the public hearing at 5:11 p.m. All aye. Motion carried.

Motion by Stecklein seconded by Thomsen to approve the special permitted use in the R-Residential Zoning District for property located in Section 8 of Wayne Township and is generally located 17616 Langworthy Rd., Monticello. More specifically, the special permitted use is for a home based business called Muddy Boots Flower Farm, which is a self-pick flower farm.

Roll call vote:

Davies - Aye

Thomsen - Aye

Stecklein - Aye

Hall - Aye

All aye. Motion carried. The red zoning sign was returned and approval will be sent via regular mail.

Motion by Stecklein seconded by Davies to open the public hearing at 5:14 p.m. for a request by owner Douglas and Jody Fairbanks and applicant NEIT Properties, LLC, have applied for a special permitted use in the A-Agricultural Zoning District for property described as South ½ NE SE Section 22 of Fairview Township and is generally located at 9401 Forest Chapel Rd., Anamosa. More specifically the special permitted use is to construct a 190' self-support communication tower to support the FirstNet system. All aye. Motion carried.

The Land Use Administrator noted that the Board received copies of the application, aerial map, and the written report. All adjoining landowner letters were delivered and no written comments were received. Steve Hanson discussed the information regarding the proposed tower. The primary tenant will be Cover 2, which is a partnership with independent Iowa telephone companies to build a 55-site network across Iowa. The network will be a roam only network, partnered with AT&T, that will provide LTE coverage for AT&T mobility customers and FirstNet subscribers. FirstNet is a federally commissioned nationwide mobile network for emergency services personnel (police, fire, EMT). Iowa has opted-in as a state and the service will provide priority and preemption for emergency services subscribers at all times so their service is always available during an emergency or crisis. Steve expects that this will be the last tower required for the FirstNet system in Jones County. The Sullivan and Langworthy towers near Monticello are constructed and almost up and functioning. The Cascade tower (Supple) and Wyoming (Eichhorn) towers are also constructed. Their first attempt was to co-locate on the existing two towers in that area. However, the shorter tower which is now owned by T-mobile gave no response to their inquiry on co-location. The larger tower is owned by US Cellular and co-location was not feasible with this option as the cost was prohibitive and did not fit their business model.

Steve Hanson explained that Cellsite Solutions was hired by the telephone companies to go ahead and build several towers, but now since they are caught up, NEIT Properties thought they could handle the build of this tower themselves.

Motion by Thomsen seconded by Davies to close the public hearing at 5:24 p.m. All aye. Motion carried.

Motion by Stecklein seconded by Davies to approve the Special Permitted Use in the A-Agricultural Zoning District for property described as South ½ NE SE Section 22 of Fairview Township and is generally

located at 9401 Forest Chapel Rd., Anamosa. More specifically the special permitted use is to construct a 190' self-support communication tower to support the FirstNet system.

Roll call vote:

Thomsen – Aye

Zumbach – Aye

Stecklein - Aye

Hall – Aye

All aye. Motion carried. The red zoning zoning sign was returned and approval will be send via regular mail to the owner and email to the applicant once it is returned.

Next meeting, if needed, will be May 21, 2019 at 4:00 p.m. Deadline for applications for this meeting will be April 24, 2019.

Motion by Davies seconded by Stecklein to adjourn the meeting at 5:25 p.m. All aye. Motion carried.