

Jones County Planning and Zoning Commission Meeting Minutes October 22nd, 2024 4:30 p.m.

Members present:

Tim Fay
Keith Stamp
Janine Sulzner
Lowell Tiedt
Kris Doll

Members absent:

Staff present:

Whitney Amos, Jones County Land Use Administrator

Visitors present:

Tom Novick
Ryan Barner
Brett Barner
Ned Rohwedder

Chairperson Fay called the meeting to order at 4:30 p.m.

Motion by Stamp seconded by Tiedt to approve the agenda for the meeting with an amendment to add a discussion on data centers. All aye. Motion carried.

Motion by Sulzner seconded by Tiedt to open the public hearing at 4:31 for preliminary and final plat for owner Barner Inc., to subdivide the SE 1/4 of the SE 1/4 of Section 17 and School Lot 57 in the SW 1/4 of the SW 1/4 of section 16 all of Fairview Township. Calling this Barner Second Addition.

At 4:30 Doll arrived.

The Commission reviewed the Land Use Administrator's report which included the following:

- Variance to Section 3. Interior Street Standards, of Article V, Minimum Improvements of the Jones County Subdivision Ordinance.
 - There is no proposed interior street. Therefore, there are no proposed cul-de-sacs, bus turnarounds or street names.

- Variance to Section 7. Storm Water Pollution Prevention Plan, of Article V, Minimum Improvements, of the Jones County Subdivision Ordinance.
 - If more than one acre is disturbed a Storm Water Pollution Prevention Plan will be required to be submitted.

- Variance to Section 5. of Article VII, A soil erosion control plan and drainage control plan created by a licensed engineer, filed with the Jones County Land Use Office.
 - Per Jones County District Soil Conservationist, a soil erosion plan must be submitted before any land disturbing activity.

Barner advised that they have a closing date on Lot #2 where the house sets November 15. They would like this to be done by that date so they can close, and he does not lose this sale. Lot #2 will be sold at another date.

There is much concern over the current streets and alleys. It has been advised that these streets and alleys will need to be vacated prior to the final plat being approved.

Motion by Stamp seconded by Tiedt to close the public hearing at 4:49 p.m. All aye. Motion Carried.

Motion by Stamp seconded by Sulzner to recommend approval of the preliminary plat with the contingencies that all streets and alleys are vacated prior to the final plat being approved.

Tim Fay- Aye
Keith Stamp- Aye
Janine Sulzner- Aye
Lowell Tiedt - Aye
Kris Doll- Aye

Motion carried.

There was much discussion about the data center presentation given by U-R Energy at the Board of Supervisors meeting earlier in the day. There was a lot of information and discussion for making an effective ordinance.

The next regular meeting will be Tuesday November 12, 2024, at 4:30 p.m. if needed.

Motion by Stamp seconded by Tiedt to adjourn at 5:39 p.m.

All aye. Motion carried.