

**BOARD OF SUPERVISORS
BOONE COUNTY, IOWA**

20263203

RECORDED: 08/26/2026 03:32:32 PM

RECORDING FEE: \$0.00

REVENUE TAX: \$

COMBINED FEE: \$0.00

ERIN CANFIELD, RECORDER

BOONE COUNTY, IOWA

ORDINANCE NO. 172

Prepared by and Return to: Boone County Planning and Development, 201 State Street, Boone, Iowa 50036 Phone: 515-433-0550.

WHEREAS, BOONE COUNTY DESIRES TO HAVE ORDERLY DEVELOPMENT OF PROPERTIES WITHIN ITS BORDERS, AND

WHEREAS, BOONE COUNTY HAS PROMULGATED AND ENFORCED ZONING REGULATIONS TO PROVIDE FOR THIS ORDERLY DEVELOPMENT THAT PROTECTS THE INTERESTS OF ALL PROPERTY OWNERS WHILE PROVIDING FOR THE USE AND DEVELOPMENT OF PROPERTY WITHIN THESE REGULATIONS, AND

WHEREAS, THE BOONE COUNTY ZONING COMMISSION HAS UNDERTAKEN A STUDY OF THESE REGULATIONS AS REQUESTED BY THE BOARD OF SUPERVISORS, AND

WHEREAS, THE ZONING COMMISSION HAS MADE CERTAIN RECOMMENDATIONS TO THE BOARD OF SUPERVISORS, AND

WHEREAS, THE BOARD DESIRES TO ESTABLISH AN INSPECTION PROCEDURE TO VERIFY THAT BUILDINGS CONSTRUCTED IN BOONE COUNTY COMPLY WITH SETBACK REGULATIONS AS REQUIRED BY THE ZONING ORDINANCE. :

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF BOONE COUNTY, IOWA AS FOLLOWS:

SECTION ONE:

THE PURPOSE OF THIS ORDINANCE IS TO PROTECT THE PUBLIC HEALTH, SAFETY WELFARE AND ENVIRONMENT IN WHICH WE LIVE BY MODIFYING THE REQUIREMENTS OF THE BOONE COUNTY ZONING ORDINANCE # 88, FILED JULY 21, 2008 DOCUMENT # 083467, AS AMENDED, IN THE OFFICE OF THE BOONE COUNTY RECORDER AS THEY RELATE TO ARTICLE III, VERIFICATION OF PROPERTY LINES AND BUILDING LOCATION.

SECTION TWO:

THAT BOONE COUNTY SHALL, AND IT DOES HEREBY, ADOPT THE AMENDMENTS TO ARTICLE III AS FOLLOWS:

SECTION THREE:

3.24.02 Verification of Property Lines and Building Location

1. Where any portion of a proposed structure is within two (2) times the required minimum setback distance from a property line, the applicant shall provide verification of the property lines and stake the proposed building footprint prior to inspection.
2. Verification of property lines shall mean either:
 - a) existing property corner markers placed by a licensed surveyor shall be located and exposed for inspection, or
 - b) if not present, they shall be established by a licensed land surveyor and visibly marked.

3.24.03 Pre-Construction Inspection

1. When verification is required under Section 3.24.02, the applicant shall notify the Planning and Development Department at least two (2) business days prior to the requested inspection.
2. Construction shall not begin until compliance with the required setbacks has been approved by the Planning and Development Department and the zoning permit issued.

SECTION FOUR:

THAT THIS AMENDMENT SHALL BE IN FULL FORCE AND EFFECT FROM AND AFTER ITS PASSAGE AND APPROVAL IN THE MANNER PROVIDED BY LAW.

ACTION UPON FIRST READING

DATE: 8-12-2026

Moved by: Longhorn

Seconded by: Kretzinger

Discussion:

AYES (A), NAYES (N), ABSENT (X):

Shawn Bryant

☒

Erich Kretzinger

☐

Scott Longhorn

☐

ACTION UPON SECOND READING

DATE: 8-19-2026

Moved by: Bryant

Seconded by: Longhorn

Discussion: Waived 3rd Reading

AYES (A), NAYES (N), ABSENT (X):

Shawn Bryant

☐

Erich Kretzinger

☐

Scott Longhorn

☐

ACTION UPON FINAL READING

DATE: _____

Moved by: Waived

Seconded by: _____

Discussion:

AYES (A), NAYES (N), ABSENT (X):

Shawn Bryant ☐

Erich Kretzinger ☐

Scott Longhorn ☐

Erich Kretzinger

Erich Kretzinger, Chairperson

Boone County Board of Supervisors

8/19/26
Date

Diane R. Patrick

ATTEST:

DIANE PATRICK, COUNTY AUDITOR

8/19/26
Date

