

ret. to - Co. Auditor

**BOARD OF SUPERVISOR  
BOONE COUNTY, IOWA**

ORDINANCE NO. 96

Recorder Use Only



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SHERYL J THUL, COUNTY RECORDER  
 BOONE IOWA

ORDINANCE AMENDING THE OFFICIAL BOONE COUNTY ZONING MAP

PARCEL "A" IN EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 30, TOWNSHIP 84 NORTH, RANGE 25 WEST OF THE 5<sup>TH</sup> P.M. BOONE COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 30; THENCE S00\* 11' 30" W 1,207.31 FEET ALONG THE EAST LINE OF SAID SE 1/4 TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUING S00\*11'30"W 220.00 FEET; THENCE N89\*48' 30"W 1,209.05 FEET; THENCE N00\*11' 30" E 220.00 FEET; THENCE S89\* 48N30"E 1,201.42 FEET; TO THE POINT OF BEGINNING, CONTAINING 6.10 ACRES, WITH 0.60 ACRES SUBJECT TO PUBLIC HIGHWAY, NET 5.50 ACRES, TOGETHER WITH ALL EASEMENTS AND SERVIENT ESTATES APPURTENANT THERETO AND ALL IMPROVEMENT SITUATED THEREON, AND SUBJECT TO EASEMENTS OF RECORD, COVENANTS OF RECORD, AND ANY ZONING OR OTHER ORDINANCES, ALL OF WHICH IS REFERRED TO AS THE "PROPERTY."

**WHEREAS,** In this case, West Central Cooperative, with the consent from the current property owner, Robert Johnson, has applied for re-zoning of property north and abutting the current West Central Cooperative facility. Re-zoning is from A-1 (Agricultural Conservation District) to A-2 (Agriculture Business) in order to accommodate for the expansion of current operations that will improve public safety and truck traffic patterns into and off the property from "T" Avenue.

**WHEREAS,** At certain times it is necessary to clarify or change language of the Zoning Ordinance to make regulations more proficient in addressing issuers of growth and desires of the citizens. It is also necessary to clarify the ordinance to make it organized and easier to understand.

**WHEREAS,** The Director of Planning and Development forwarded a recommendation for approval to the Boone County Zoning Commission. The Zoning Commission held a public hearing on **Monday, February 23, 2009** in accordance with Iowa Code and has forwarded a letter of recommendation of approval to the Boone County Board of Supervisors for the rezoning of the property noted hereinabove. The Zoning Commission, with a unanimous vote, recommends approval of the petition by the Board of Supervisors with no conditions.

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

SECTION ONE: That Boone County shall, and it does hereby, approve an amendment to the Official Zoning Map that the property (See Exhibit A) be rezoned from A-1 Agricultural Conservation District to A-2 Agriculture Business District
\* Exhibit A as recorded with the Boone County Recorder

SECTION TWO: Approval with the following conditions:

- 1. None

SECTION THREE: 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: March 24, 2009

Moved by: Lusher

Seconded by: Foster

Discussion:

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

Mike O'Brien [A] Bill Lusher [A] Tom Foster [A]

ACTION UPON SECOND READING

DATE: March 31, 2009

Moved by: Foster

Seconded by: Lusher

Discussion:

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

Mike O'Brien [A] Bill Lusher [A] Tom Foster [A]

ACTION UPON FINAL READING

DATE: April 7, 2009

Moved by: Lusher

Seconded by: Foster

Discussion:

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

Mike O'Brien [A] Bill Lusher [A] Tom Foster [A]

Handwritten signature of Mike O'Brien

Chairman Boone County Board of Supervisors

Handwritten signature: April 7, 2009

Date

Handwritten signature: Philippe E. Meier

ATTEST: Philippe E. Meier, County Auditor



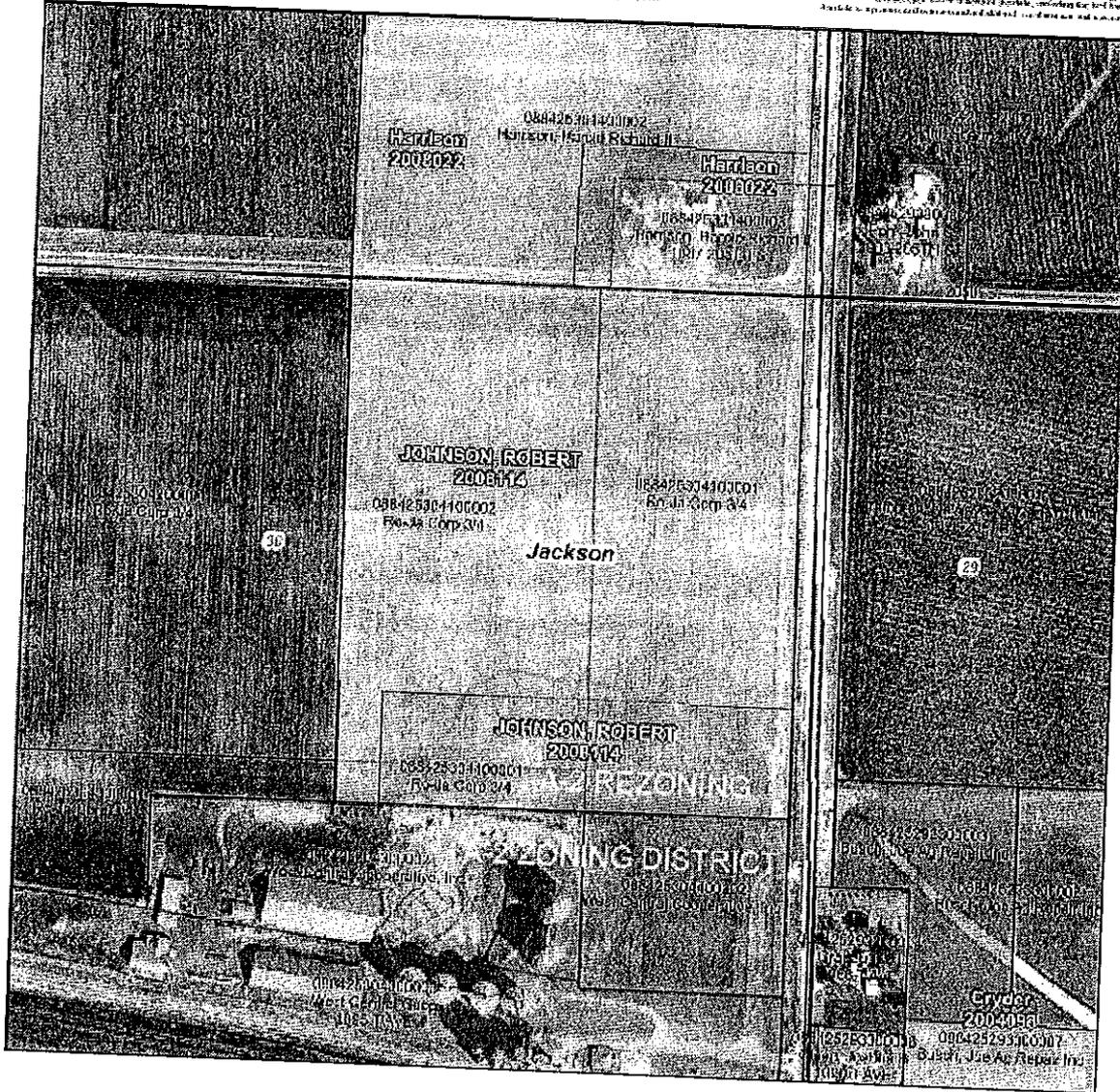
Handwritten signature: April 7, 2009

Date

# Boone County GIS

Geographic Information System  
Map created by the Boone County Planning and Development Department 515-433-0256

This data is provided "as is" without warranty of any kind, express or implied, including but not limited to accuracy, completeness, and reliability. The user assumes all responsibility for any use of the data. The user acknowledges that the user will accept all associated risks, including but not limited to, system crashes, data loss, and other risks.



### Legend

#### Roads

- (all other values)
- ROAD\_TYPE
- (all other values)
- Paved, paved, pavedS, paved
- Creeks

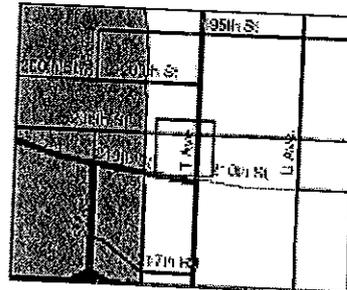


EXHIBIT "A"