



PLANNING AND ZONING

Cerro Gordo County Courthouse

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November 18, 2021

TO: Cerro Gordo County Planning and Zoning Commission

FROM: John Robbins

SUBJECT: Next Meeting – *Thursday, December 2, 2021; 4:00 p.m.; Boardroom*

Ladies and Gentlemen:

The next meeting of the Cerro Gordo County Planning and Zoning Commission is scheduled for **December 2, 2021 at 4:00 p.m., in the Boardroom at the Courthouse.** You will be considering a rezoning request.

If you have concerns with attending in person due to COVID-19, the option to attend the hearing via web conference will be made available. Social distancing will be practiced. You may join the web conference by using the following web address or by calling the phone number and entering the conference ID when prompted. Please let me know if you have any questions or if you are not able to attend in advance of the hearing.

BY COMPUTER

Web Conference: <https://bit.ly/30aNhTO>

BY PHONE (AUDIO ONLY)

Conference phone: (641) 351-6385

Conference ID: 517 656 470#

1. Peggy J. Majewski 24378 Zinnia Avenue (NE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 1, Falls Township)

This 5.38-acre parcel is located in the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 1, Falls Township. A rezoning from A-1 Agricultural to A-2 Agricultural residence is being requested because the resulting parcel will be under 10 acres.

The parcel has a house, a detached garage, a barn, two silos, a grain bin, a corn crib, and several machine sheds (See Figures 1-4). The grain bin is 3'-4" from the corn crib, and the two silos are separated 4'-6". The Zoning Ordinance requires a minimum separation distance of 10' between detached structures.

The property is surrounded by fields in agricultural production. The fields can be accessed to the south of the property via Zinnia Avenue.

The rezoning request is in general compliance with the comprehensive plan: it is an existing building site, no agricultural land will be taken out of production, and there are no access issues. I recommend the request be forwarded to the Board of Supervisors for approval with the non-conforming structures noted.