

Mt. Vernon Planning and Zoning Commission
Minutes
February 10, 2021

The Planning and Zoning Commission meeting was held via the Zoom application. The public was invited to participate via telephone by calling 1-312-626-6799 and prompted to enter the following information: Meeting ID: 831 0520 7304 and Password: 148677. If assistance was needed before the meeting began the public could contact City Planner, Laura Eckles at 641-521-4110. The following Commission members were remotely present: Jenna Wischmeyer, Joan Burge, Jay Willems, Rich Hileman and Matt Nelson. Absent: Trude Elliott and Truman Jordan. Also in attendance: City Planner Laura Eckles and resident Deborah Kerr. Acting chairperson, Jay Willems, called the meeting to order at 6:36 p.m.

Approval of Agenda and January 15, 2021 minutes. These documents stand approved unless otherwise indicated by Commission members.

Public Hearing and possible action on rezoning request for 2101 Palisades Road SW from AG (Agricultural) to SR (Suburban Residential). Eckles explained that the applicant is wanting to parcel off .75 acres from the rest of his parcel as seen in the plat of survey #2494. The proposed lot split would not comply with the requirements of the current AG zoning. Eckles explained that in order for the applicant to satisfy the AG zoning requirements, he would need to parcel off at least an acre. The commission asked the applicant, Armstrong, why he did not want to keep the current zoning and increase his proposed parcel. Armstrong stated that he did not wish to lose any more farm land than necessary for this lot split. Armstrong wishes to rezone to SR so that the plat of survey is in congruence with zoning requirements. Eckles then explained that if the commission would be in favor of the rezoning, the legal description on the minor plat for a future subdivision would have to match the presented plat of survey legal description. The commission did not feel there would be any controversy to rezoning this parcel since the surrounding area is also zoned SR. Wischmeyer made a motion to approve the rezoning of 2101 Palisades Road SW from AG to SR, contingent on the legal description included in the future minor plat agreeing with the plat of survey #2494 legal description. Seconded by Hileman. All approved. Jordan and Elliot absent. The applicant's neighbor, Deborah Kerr, was present and asked the commission whether or not the zoning of her property would be affected by this. Commission members reassured her that the rezoning of this parcel would not have implications on the zoning of her property.

Meeting adjourned at 6:53 p.m. on February 10, 2021.

Respectfully submitted,
Marsha Dewell
Deputy Clerk