

**Mt. Vernon Planning and Zoning Commission**  
Minutes- City Hall (Conference Room)  
September 14, 2022

The Planning and Zoning Commission returned to in-person meetings. For those individuals that were unable to attend or did not feel comfortable with in-person meetings, the city provided a Zoom Option. For those planning to attend via Zoom the following information was needed: Telephone#: 312-626-6799, Meeting ID: 86529071955, Password: 014262. 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 present: Trude Elliot, Truman Jordan, Jay Willems, and Joan Burge. Also in attendance: City Planner, Laura Eckles. Absent: Jacob Buster, Jenna Wischmeyer, and Matthew Nelson. Chairperson, Truman Jordan, called the meeting to order at 6:31 p.m.

**Approval of the Agenda and August 31, 2022, minutes.** These documents stand approved unless otherwise indicated by commission members.

**Public hearing, discussion, and possible action on amending the Comprehensive Plan and Official Zoning Map to create a public use overlay district for Mount Vernon Police Station, 380 Old Lincoln Hwy.** Jordan opened the public hearing at 6:39 PM. Jay Delancey, 509 Scobey Rd NW, voiced concerns about drainage issues on his property and made a request to put a retention pond where the solar panels are currently placed at the Mount Vernon-Lisbon Police Station. City staff and commission members suggested that Delancey present the issue to City Administrator and City Council for a request for action. Jordan closed the public hearing at 6:51 PM.

Willems made a motion to approve the amendment to the Comprehensive Plan and Official Zoning Map to create a public use overlay district for Mount Vernon Police Station, 380 Old Lincoln Hwy. Motion seconded by Elliot. Voting yes: Jordan, Willems, Elliot, and Burge. Motion passes.

**Public hearing, discussion, and possible action on amending the Comprehensive Plan and Official Zoning Map to create a public use overlay district for P.O.S. #1743 Parcel A, locally known as Stonebrook Parkland.** Eckles explained that this parcel's base zoning will stay the same and that the overlay will not impact the permitted uses in that zoning district. The overlay will only be applied to the city-owned property and not to any of the neighboring properties. Jordan opened the public hearing at 7:01 PM. Matt Meyer, 535 15<sup>th</sup> Ave SW, requested to see the proposed plan for the parkland. Eckles suggested that Meyer approach Matt Siders, the Parks and Recreation Director, to obtain the plan and supply public input. Jordan closed the public hearing at 7:07 PM.

Willems made a motion to approve the amendment to the Comprehensive Plan and Official Zoning Map to create a public use overlay district for P.O.S. #1743 Parcel A, locally known as Stonebrook Parkland. Motion seconded by Burge. Voting yes: Jordan, Willems, Elliot, and Burge. Motion passes.

**Public hearing, discussion, and possible action on amending the Comprehensive Plan and Official Zoning Map to create a public use overlay district for Bryant Park, Legal**

**Description W605' NW NE-S OF RR-EX INTER SEC 9 TWP 82 R 5.** Jordan opened the public hearing at 7:08 PM. Eckles explained that as the other agenda items discussed, this overlay will only be placed on the city-owned property and will not extend to any neighboring properties. Jordan closed the public hearing at 7:11 PM.

Willems made a motion to approve the amendment to the Comprehensive Plan and Official Zoning Map to create a public use overlay district for Bryant Park, Legal Description W605' NW NE-S OF RR-EX INTER SEC 9 TWP 82 R 5. Motion seconded by Elliot. Voting yes: Jordan, Willems, Elliot, and Burge. Motion passes.

**Public hearing, discussion, and possible action on amending the Comprehensive Plan and Official Zoning Map to create a public use overlay district for Mount Vernon Fire Station,**

**606 2nd Ave SW.** Jordan opened the public hearing at 7:12 PM. A resident living across the street from the Fire Station wanted to double-check that this was not going to change how it is currently being used. Elliot replied that it will not impact the current use. Jordan closed the public hearing at 7:15 PM.

Willems made a motion to approve the amendment to the Comprehensive Plan and Official Zoning Map to create a public use overlay district for Mount Vernon Fire Station, 606 2nd Ave SW. Motion seconded by Burge. Voting yes: Jordan, Willems, Elliot, and Burge. Motion passes.

**Public hearing, discussion, and possible action on amending the Comprehensive Plan and Official Zoning Map to create a public use overlay district for City Services Building, 202**

**7th St NE.** Jordan opened the public hearing at 7:19 PM. Andrew Gemmell, 203 6<sup>th</sup> St NE, wanted to be sure that there was no change to the physical building or the overall use. Eckles stated that this will not impact the use of the building and that there are no plans to change the structure of the building as of now. Jordan asked Eckles if Elliot Park was covered by the public use overlay. Eckles stated that it was included in the initial overlay amendment. Jordan closed the public hearing at 7:21 PM.

Willems made a motion to approve the amendment to the Comprehensive Plan and Official Zoning Map to create a public use overlay district for City Services Building, 202 7th St NE. Motion seconded by Elliot. Voting yes: Jordan, Willems, Elliot, and Burge. Motion passes.

Meeting adjourned at 7:31 PM. on September 14, 2022.

Laura Eckles  
City Planner