

Muscatine County Board of Supervisors
Monday, September 21, 2015

The Muscatine County Board of Supervisors met in regular session with Howard, Sorensen, Kelly, Sauer and Bonebrake present. Chairperson Kelly presiding.

On a motion by Sorensen, second by Bonebrake, the agenda was approved as presented. Ayes: All.

On a motion by Howard, second by Sauer, claims dated September 21, 2015 were approved in the amount of \$28,222. Ayes: All.

The Board reviewed variances granted by the Muscatine County Board of Adjustment on Friday, September 4, 2015. Case #15-09-03 is an application filed by Elnora J. Arp, Record Owner. This property is located in Montpelier Township, 3506 160th Street, South of 160th Street, in the NW ¼ of Sec. 5-T77N-R1E, containing approximately 37.36 acres, and is zoned A-1 Agricultural District. This request, if approved, would allow the Zoning Administrator to issue a Variance in order to split off the existing dwelling that was built in 1999. The Board of Adjustment approved this request. On a motion by Sorensen, second by Sauer, the Board accepted the variance. Ayes: All.

The Board reviewed Special Use Permits granted by the Board of Adjustment on September 4, 2015: Case #15-09-01 is an application filed by Thomas M. and Rebecca L. Furlong, Record Owners and Lucas S. Kemp, Proposed Buyer and Builder. This property is located in Seventy-Six Township, East of Golden Avenue and South of 245th Street, in the SW¼ of Section 18-T76N-R3W, containing approximately 205 acres, and is zoned A-1 Agricultural District. This request would allow the Zoning Administrator to issue a Special Use Permit in order for Lucas Kemp to build a rural residence on approximately 28 acres that will be split from this property that borders 245th Street. The Board of Adjustment approved this request. Case #15-09-02 is an application filed by Marvin Ray Stolley, Record Owner by Doug Stolley, POA, and Craig Ineichen, Proposed Buyer and Builder. This property is located in Bloomington Township, East of Hwy. 38, in the SW¼ of Section 12-T77N-R2W, containing approximately 18 acres, and is zoned A-1 Agricultural District. This request would allow the Zoning Administrator to issue a Special Use Permit in order for Craig Ineichen to build a rural residence on this property. The Board of Adjustment denied this request because the proposed buyer stated that he would not be able to place the proposed dwelling at least 750 feet away from the next nearest residence. The Board of Adjustment suggested the proposed buyer pursue possible re-zoning.

A Public Meeting was conducted regarding a request by T. Wesley Hunter, Record Owner by Todd Hunter, to approve the preliminary and final plat of the proposed one lot agricultural subdivision, JBN Subdivision, containing approximately 47 acres. This proposed one lot agricultural subdivision is located in Goshen Township, North of 155th Street, in the SE ¼ of Section 26-T78N-R3W containing approximately 93 acres, and is zoned A-1 Agricultural District.

On a motion by Sorensen, second by Howard, the Board approved Resolution #09-21-15-01 Approval of a Combined Preliminary and Final Plat of JBN Subdivision, a one-lot agricultural subdivision containing approximately 47 acres in Goshen Township. Roll call vote: Ayes: All.

A Public Meeting was conducted regarding a request by Virginia Miehe or Donna Kaalberg, Record Owners by Zelma Burr Trust, to approve the preliminary and final plat of the proposed one lot agricultural subdivision, Atwood Acres, containing approximately 2.48 acres. This proposed agricultural subdivision is located in Wapsi Township, in parts of the NW $\frac{1}{4}$ and SE $\frac{1}{4}$ of Section 6-T78N-R4W, 1063 Atwood Avenue, containing approximately 78.51 acres, and is zoned A-1 Agricultural District.

On a motion by Howard, second by Bonebrake, the Board approved Resolution #09-21-15-02 Approval of a Combined Preliminary and Final Plat of Atwood Acres, a one-lot agricultural subdivision containing approximately 2.48 acres in Wapsi Township subject to submission of the restrictive covenants. Roll call vote: Ayes: All.

Planning and Zoning Administrator Eric Furnas updated the Board on activities related to the Nichols water supply nitrate levels. Furnas stated that Burt's Tap and Casey's have public water supply systems, while the rest of Nichols residences and businesses have private wells. Furnas stated the nitrate level increased considerably at Burt's Tap in the last few weeks, so they are under advisory until the situation is corrected. Furnas stated Nichols has a history of high nitrate levels. Furnas stated the Zoning Office has a grant to provide free well testing on private wells and he has provided brochures to the residents of Nichols offering them the free well testing. Furnas stated he researched whether or not the grant allows for testing of a rental property at the request of the lessee and found that it does.

On a motion by Bonebrake, second by Sauer, minutes of the September 14, 2015 regular meeting were approved as written. Ayes: All.

Correspondence:

Howard reported that all Supervisors received correspondence from an individual requesting permission to pan for gold under County bridges.

Committee Reports:

Sauer attended a Riverbend Transit meeting September 16th.

Sauer attended a Muscatine Board of Health meeting September 16th.

Sauer attended a Muscatine County Fair Board meeting September 16th.

Sorensen attended a Wilton Development Corporation meeting September 16th.

Sorensen, Kelly, Sauer and Bonebrake attended the Muscatine County Farm Bureau Annual meeting September 14th. Sorensen and Kelly attended a Muscatine County Burial Policy Committee meeting September 17th.

County Engineer Keith White updated the Board on secondary road construction projects. Howard asked for White's opinion of the resident request to be allowed to pan for gold. White stated the County does not own the property, but has easements for road purposes. White stated utilities also have an easement. White stated he has no idea if this falls under mineral rights or not and suggested the County get an opinion from the County Attorney. Board consensus was to get an opinion from the County Attorney.

Information Services Director Bill Riley stated the County went live with a cloud based email server late last Tuesday afternoon. Riley stated email archiving will be temporarily held for one year to give time for the County to develop a policy for archiving email.

On a motion by Sorensen, second by Sauer, the Board approved Resolution #09-21-15-03 Suspending the Collection of Taxes. Roll call vote: Ayes: All.

On a motion by Sorensen, second by Sauer, the Board approved Resolution #09-21-15-04 Suspending the Collection of Taxes. Roll call vote: Ayes: All.

On a motion by Howard, second by Bonebrake, the Board accepted the September 2015 payroll claims. Ayes: All.

The meeting was adjourned at 9:44 A.M.

ATTEST:

Leslie A. Soule, County Auditor

Kas Kelly, Chairperson
Board of Supervisors