PLANNING AND ZONING COMMISSION MEETING
July 9, 2024
6:00 PM
City Council Chambers
Minutes

1. Call to Order
The meeting was called to order at 6:00 PM.

2. Roll Call
Commission members present: Cortney Marmon, Al Farris, Misty Darling, Lin Stecker, Jake Vice, Justin Noethe, Rich Piper.
Staff members present: Ben Reeves, Charlie Dissell, Emily Rizvic, Kristen Hoss, Tara Bosteder.

3. Agenda Approval

A. Approval of the July 9, 2024 agenda.

Farris made a motion to approve the agenda.
Vice seconded the motion.
Motion was passed.

4. Minutes Approval

A. Approval of the June 25, 2024 meeting minutes.

Vice made a motion to approve the meeting minutes.
Noethe seconded the motion.
Motion was passed.

5. Public Comment

6. Old Business

A. Consideration and Adoption of Urban Chicken Ordinance in the City of Indianola

Kristen Hoss with the City of Indianola presented updated results from the Urban Chicken Ordinance survey as well as an updated ordinance proposal.
Discussion was held among commission members and several questions were asked.
Some community members were also present and spoke to the commission regarding the ordinance.

Farris made a motion to approve the proposed ordinance with the condition to remove item 5g of Section 55.20.
Vice seconded the motion.
Motion was passed with a 4-3 vote.

7. New Business

A. Twin Creeks Final Plat

1. Consider request from Chad Daniels for final plat approval of the Twin Creeks
   Subdivision.

Darling made a motion to approve request with the following conditions: Should Outlot X, Y, and/or Z be further developed, residential density shall take into account the metes and bounds of the Twin Creeks Final Plat, to achieve density goals identified in the Elevate Indianola Comprehensive Plan
Vice seconded the motion.
Motion was passed by a unanimous vote.

2. Consider the request from Chad Daniels to rezone property identified as Lots 1 through 5, and Outlot 'Z' to the R-1 'Single-Family Residential Detached' Zoning District and Outlot 'X' and Y' to the R-2 'Single-Family Residential Attached' Zoning District from the A-1 'Agricultural/Open-Space' Zoning District.

Farris made a motion to approve request as submitted.
Vice seconded the motion.
Motion was passed by a unanimous vote.

B. Consider approval of a plat of survey request for Chad Daniels for Lot 3 of the Indianola Industrial Park Plat 3.

Noethe made a motion to approve request as submitted.
Farris seconded the motion.
Motion was passed by a unanimous vote.

C. Consider waiving right to review of a Plat of Survey for Chad Daniels, for a property located within two miles of the City of Indianola

Vice made a motion to approve request as submitted.
Noethe seconded the motion.
Motion was passed by a unanimous vote.

D. Consideration and Adoption of Building Design Alternatives

Farris made a motion to approve request as submitted.
Piper seconded the motion.
Motion was passed by a unanimous vote.

8. Comments

A. Building Permit Report

B. Current Projects

9. Adjourn

Vice made a motion to adjourn.
Darling seconded the motion.
The meeting was adjourned at 7:30 PM.