

Patrick F. Gill, Auditor/Recorder, Woodbury County Iowa



ORDINANCE NO. 66

**A ZONING DISTRICT DESIGNATION MAPPING AMENDMENT
TO THE WOODBURY COUNTY, IOWA ZONING ORDINANCE**

WHEREAS the Board of Supervisors of Woodbury County, Iowa, adopted a Zoning Ordinance on July 22, 2008, by Resolution No. 10,455 being recorded in the Office of the Woodbury County Recorder, and

WHEREAS the Woodbury County Board of Supervisors has received a report in respect to amending the said Ordinance from the Woodbury County Zoning Commission which held a public hearing on the amendment; all as by law provided. Which the amendment is attached hereto marked item One (1), and hereby made a part hereof; and

WHEREAS the Woodbury County Board of Supervisors has received said report, studied and considered the same, and has held hearings on said amendment, all as by law provided; and

WHEREAS the Woodbury County Board of Supervisors has concluded that the said ordinance shall amend the aforesaid Zoning Ordinance;

NOW THEREFORE, BE IT RESOLVED by the Woodbury County Board of Supervisors, duly assembled, that the aforesaid Zoning District is amended as shown on said attached item One (1); and the previous zoning district designation shall be repealed upon the effective date of this amendment.

Dated this 9th day of August, 2022.

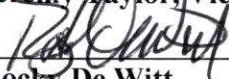
THE WOODBURY COUNTY, IOWA BOARD OF SUPERVISORS



Keith Radig, Chairman



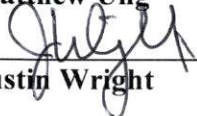
Jeremy Taylor, Vice Chairman



Rocky De Witt

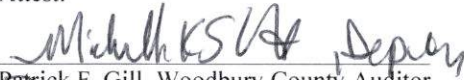


Matthew Ung



Justin Wright

Attest:



Patrick F. Gill, Woodbury County Auditor
Michelle K. Staff, Clerk

Adoption Timeline: Public Hearing and 1 st Reading: <u>August 2, 2022</u> Public Hearing and 2 nd Reading: <u>August 9, 2022</u> Public Hearing and 3 rd Reading: <u>Waived on August 9, 2022</u> Adopted: <u>August 9, 2022</u> Effective: <u>August 17, 2022</u>

ITEM ONE (1)

Property Owner(s): Mark A. Livermore and Michelle M. Livermore, 1460 Grundy Avenue, PO Box 472, Merville, IA 51039

Petitioner Applicant: Mark A. Livermore and Michelle M. Livermore, 1460 Grundy Avenue, PO Box 472, Merville, IA 51039

Pursuant to Section 2.02:4 of the Woodbury County Zoning Ordinance, and in accordance with Section 335 of the Code of Iowa, the Woodbury County Zoning Commission held a public hearing on Monday, July 25, 2022, to review and make a recommendation for amendments to the Woodbury County Zoning Ordinance and Mapping for the unincorporated area of Woodbury County, Iowa as follows:

Amendment to rezone from the Agricultural Preservation (AP) Zoning District to the Agricultural Estates (AE) Zoning District for 2.89-acres located in the NE ¼ of the SW ¼ of Section 30, T89N R44W (Arlington Township) in the County of Woodbury and State of Iowa. The property is described as

A PARCEL OF LAND LOCATED IN THE NE ¼ OF THE SW ¼ OF SECTION 30, TOWNSHIP 89 NORTH, RANGE 44 WEST OF THE 5TH P.M., WOODBURY COUNTY, IOWA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NE ¼ OF THE SW ¼ OF SAID SECTION 30; THENCE SOUTH 00 DEGREES 00'00" WEST 988.82 FEET ALONG THE WEST LINE OF SAID NE ¼ OF THE SW ¼; THENCE SOUTH 87 DEGREES 35'51" EAST 260.31 FEET TO THE POINT OF THE BEGINNING; THENCE CONTINUING SOUTH 87 DEGREES 35'51" EAST 315.69 FEET; THENCE NORTH 00 DEGREES 01'20" EAST 384.44 FEET; THENCE NORTH 82 DEGREES 10'00" WEST 318.40 FEET; THENCE SOUTH 00 DEGREES 01'20" WEST 414.60 FEET TO THE POINT OF THE BEGINNING. CONTAINING 2.89 ACRES. NOTE: THE WEST LINE OF THE NE ¼ OF THE SW ¼ WAS ASSUMED TO BEAR DUE NORTH AND SOUTH.

*** Proof of Publication ***

STATE OF IOWA
COUNTY OF WOODBURY

The undersigned, of said County, being duly sworn, on oath states
the undersigned is an employee of the Sioux City Journal printed and
published by Journal Communications, in Sioux City in said County
and issued daily and Sunday

Woodbury County Planning & Zoning
Accounts Payable
620 DOUGLAS STREET 6TH FLOOR
SIOUX CITY IA 51101

ORDER NUMBER 50312

Subscribed and sworn before me in Sioux City, in said County,

this 17 day of August, 2022



Michelle Graham Notary Public

In and for Woodbury County.



Section: Legal

Category: 015 Attorneys & Legals

PUBLISHED ON: 08/17/2022

TOTAL AD COST: 44.78

FILED ON: 8/17/2022

***** Proof of Publication *****

ORDINANCE NO. 66
A ZONING DISTRICT DESIGNATION
MAPPING AMENDMENT TO THE
WOODBURY COUNTY, IOWA
ZONING ORDINANCE

WHEREAS the Board of Supervisors of Woodbury County, Iowa, adopted a Zoning Ordinance on July 22, 2008, by Resolution No. 10,455 being recorded in the Office of the Woodbury County Recorder, and

WHEREAS the Woodbury County Board of Supervisors has received a report in respect to amending the said Ordinance from the Woodbury County Zoning Commission which held a public hearing on the amendment; all as by law provided. Which the amendment is attached hereto marked item One (1), and hereby made a part hereof; and

WHEREAS the Woodbury County Board of Supervisors has received said report, studied and considered the same, and has held hearings on said amendment, all as by law provided; and

WHEREAS the Woodbury County Board of Supervisors has concluded that the said ordinance shall amend the aforesaid Zoning Ordinance;

NOW THEREFORE, BE IT RESOLVED by the Woodbury County Board of Supervisors, duly assembled, that the aforesaid Zoning District is amended as shown on said attached item One (1); and the previous zoning district designation shall be repealed upon the effective date of this amendment.

Dated this 9th day of August, 2022.

THE WOODBURY COUNTY:

IOWA BOARD OF SUPERVISORS

Keith Radig, Chairman

Jeremy Taylor, Vice Chairman

Rocky De Witt

Matthew Ung

Justin Wright

Adoption Timeline:

Public Hearing and 1st Reading:

August 2, 2022

Public Hearing and 2nd Reading:

August 9, 2022

Public Hearing and 3rd Reading:

Waived on August 9, 2022

Adopted:

August 9, 2022

Effective:

August 17, 2022

ITEM ONE (1)

Property Owner(s): Mark A. Livermore and Michelle M. Livermore, 1460 Grundy Avenue, PO Box 472, Merville, IA 51039

Petitioner Applicant: Mark A. Livermore and Michelle M. Livermore, 1460 Grundy Avenue, PO Box 472, Merville, IA 51039

Pursuant to Section 2.02:4 of the Woodbury County Zoning Ordinance, and in accordance with Section 335 of the Code of Iowa, the Woodbury County Zoning Commission held a public hearing on Monday, July 25, 2022, to review and make a recommendation for amendments to the Woodbury County Zoning Ordinance and Mapping for the unincorporated area of Woodbury County, Iowa as follows:

Amendment to rezone from the Agricultural Preservation (AP) Zoning District to the Agricultural Estates (AE) Zoning District for 2.89-acres located in the NE ¼ of the SW ¼ of Section 30, T89N R44W (Arlington Township) in the County of Woodbury and State of Iowa. The property is described as

A PARCEL OF LAND LOCATED IN THE NE ¼ OF THE SW ¼ OF SECTION 30, TOWNSHIP 89 NORTH, RANGE 44 WEST OF THE 5TH P.M., WOODBURY COUNTY, IOWA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NE ¼ OF THE SW ¼ OF SAID SECTION 30; THENCE SOUTH 00 DEGREES 00'00" WEST 988.82 FEET ALONG THE WEST LINE OF SAID NE ¼ OF THE SW ¼; THENCE SOUTH 87 DEGREES 35'51" EAST 260.31 FEET TO THE POINT OF THE BEGINNING; THENCE CONTINUING SOUTH 87 DEGREES 35'51" EAST 315.69 FEET; THENCE NORTH 00 DEGREES 01'20" EAST 394.44 FEET; THENCE NORTH 82 DEGREES 10'00" WEST 318.40 FEET; THENCE SOUTH 00 DEGREES 01'20" WEST 414.60 FEET TO THE POINT OF THE BEGINNING. CONTAINING 2.89 ACRES. NOTE: THE WEST LINE OF THE NE ¼ OF THE SW ¼ WAS ASSUMED TO BEAR DUE NORTH AND SOUTH.

*** Proof of Publication ***

STATE OF IOWA
COUNTY OF WOODBURY

The undersigned, of said County, being duly sworn, on oath states the undersigned is an employee of the Sioux City Journal printed and published by Journal Communications, in Sioux City in said County and issued daily and Sunday

Woodbury County Board of Supervisors/legals
Karen James or Heather Satterwhite
620 DOUGLAS, RM 104
SIOUX CITY IA 51101

ORDER NUMBER 49385

Subscribed and sworn before me in Sioux City, in said County,

this 1 day of August, 2022



Michelle Graham

Notary Public

In and for Woodbury County.



Section: Legal
Category: 015 Attorneys & Legals
PUBLISHED ON: 07/28/2022

TOTAL AD COST: 43.91
FILED ON: 8/1/2022

NOTICE REGARDING PUBLIC HEARINGS
FOR A ZONING ORDINANCE MAP
AMENDMENT (REZONE)
WOODBURY COUNTY BOARD OF
SUPERVISORS

The Woodbury County Board of Supervisors will hold public hearings on the following item of business, hereafter described in detail, on Tuesday, August 2, 2022 at 4:45 PM, Tuesday, August 9, 2022 at 4:45 PM and Tuesday, August 16, 2022 at 4:45 PM or as soon as possible thereafter as the matter may be considered.

Said hearings shall be held at the Woodbury County Courthouse, 620 Douglas Street, Sioux City, Iowa, in the Board of Supervisors' meeting room in the basement of the courthouse. Persons wanting to participate in the public hearings may attend in person during the meetings to comment.

Copies of said item may now be examined in the Woodbury County Auditor's office in the said Courthouse during the normal business hours of Monday through Friday between 8:00 AM and 4:30 PM by any interested persons.

All persons who wish to be heard in respect to this matter should appear to participate in the aforesaid hearings.

Item One (1)

Pursuant to Section 335 of the Code of Iowa, the Woodbury County Board of Supervisors will hold public hearings on the referenced dates and times above to consider the application for a zoning ordinance map amendment (rezone) to the Woodbury County Zoning Ordinance and/or Map for the Unincorporated Area of Woodbury County Iowa by Mark A. Livermore and Michelle M. Livermore.

PROPOSED ZONING ORDINANCE MAP AMENDMENT (REZONE): The proposal is to rezone from the Agricultural Preservation (AP) Zoning District to the Agricultural Estates (AE) Zoning District for 2.89-acres located in the NE 1/4 of the SW 1/4 of Section 30, T89N R44W (Arlington Township) in the County of Woodbury and State of Iowa. The property is described as

A PARCEL OF LAND LOCATED IN THE NE 1/4 OF THE SW 1/4 OF SECTION 30, TOWNSHIP 89 NORTH, RANGE 44 WEST OF THE 5TH P.M., WOODBURY COUNTY, IOWA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NE 1/4 OF THE SW 1/4 OF SAID SECTION 30; THENCE SOUTH 00 DEGREES 00'00" WEST 988.82 FEET ALONG THE WEST LINE OF SAID NE 1/4 OF THE SW 1/4; THENCE SOUTH 87 DEGREES 35'51" EAST 260.31 FEET TO THE POINT OF THE BEGINNING; THENCE CONTINUING SOUTH 87 DEGREES 35'51" EAST 315.69 FEET; THENCE NORTH 00 DEGREES 01'20" EAST 384.44 FEET; THENCE NORTH 82 DEGREES 10'00" WEST 318.40 FEET; THENCE SOUTH 00 DEGREES 01'20" WEST 414.60 FEET TO THE POINT OF THE BEGINNING, CONTAINING 2.89 ACRES. NOTE: THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 WAS ASSUMED TO BEAR DUE NORTH AND SOUTH.

Owner(s)/Applicant(s): Mark A. Livermore and Michelle M. Livermore, 1460 Grundy Avenue, PO Box 472, Moville, IA 51039.

*** Proof of Publication ***

STATE OF IOWA
COUNTY OF WOODBURY

The undersigned, of said County, being duly sworn, on oath states the undersigned is an employee of the Sioux City Journal printed and published by Journal Communications, in Sioux City in said County and issued daily and Sunday

Woodbury County Planning & Zoning
Accounts Payable
620 DOUGLAS STREET 6TH FLOOR
SIOUX CITY IA 51101

ORDER NUMBER 48948

Subscribed and sworn before me in Sioux City, in said County,

this 12 day of July, 2022



Michelle Graham Notary Public

In and for Woodbury County.



Section: Legal

Category: 015 Attorneys & Legals

PUBLISHED ON: 07/09/2022

TOTAL AD COST: 48.01

FILED ON: 7/12/2022

NOTICE REGARDING PUBLIC HEARINGS
FOR A ZONING ORDINANCE MAP
AMENDMENT (REZONE) AND FOR A
MINOR SUBDIVISION
WOODBURY COUNTY ZONING COMMISSION
The Woodbury County Zoning Commission will hold public hearings on the following items hereafter described in detail on July 25, 2022 at 6:00 PM or as soon thereafter as the matter may be considered. Said hearings will be held in the Board of Supervisors' Meeting Room, Number 104, County Courthouse, 620 Douglas Street, Sioux City, Iowa. Copies of said items may now be examined at the office of the Woodbury County Community and Economic Development, on the 6th Floor of said courthouse by any interested persons. All persons who wish to be heard in respect to this matter should appear at the aforesaid hearing in person or call: 712-454-1133 and enter the Conference ID: 516 721 135# during the meeting to listen or comment.

Item One (1)
Pursuant to Section 335 of the Code of Iowa, the Woodbury County Zoning Commission will hold a public hearing to consider the application for a zoning ordinance map amendment (rezone) to the Woodbury County Zoning Ordinance and/or Map for the Unincorporated Area of Woodbury County Iowa by Mark A. Livermore and Michelle M. Livermore.

The proposal is to rezone from the Agricultural Preservation (AP) Zoning District to the Agricultural Estates (AE) Zoning District for 2.89-acres located in the NE 1/4 of the SW 1/4 of Section 30, T89N R44W (Arlington Township) in the County of Woodbury and State of Iowa. The property is described as A PARCEL OF LAND LOCATED IN THE NE 1/4 OF THE SW 1/4 OF SECTION 30, TOWNSHIP 89 NORTH, RANGE 44 WEST OF THE 5TH P.M., WOODBURY COUNTY, IOWA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NE 1/4 OF THE SW 1/4 OF SAID SECTION 30; THENCE SOUTH 00 DEGREES 00'00" WEST 988.82 FEET ALONG THE WEST LINE OF SAID NE 1/4 OF THE SW 1/4; THENCE SOUTH 87 DEGREES 35'51" EAST 260.31 FEET TO THE POINT OF THE BEGINNING; THENCE CONTINUING SOUTH 87 DEGREES 35'51" EAST 315.69 FEET; THENCE NORTH 00 DEGREES 01'20" EAST 384.44 FEET; THENCE NORTH 82 DEGREES 10'00" WEST 318.40 FEET; THENCE SOUTH 00 DEGREES 01'20" WEST 414.60 FEET TO THE POINT OF THE BEGINNING, CONTAINING 2.89 ACRES. NOTE: THE WEST LINE OF THE NE 1/4 OF THE SW 1/4 WAS ASSUMED TO BEAR DUE NORTH AND SOUTH.

Owner/Applicant: Mark A. Livermore and Michelle M. Livermore, 1460 Grundy Avenue, PO Box 472, Moville, IA 51039

Item Two (2)
PROPOSED MINOR SUBDIVISION: To be known as The Evergreens Addition, - a two-lot minor subdivision in a 24.91-acre portion of Section 26, T88N R47W (Woodbury Township) in the NE 1/4 of the NE 1/4 on Parcel #884726200004. The parent parcel is located about 2.2 miles southeast of Sioux City, about 2.7 miles northeast of Sergeant Bluff, and 2.7 miles west of Bronson. The property is located in the Agricultural Preservation (AP) Zoning District. Applicant/Property Owner: Wendel Real Estate LLC, 26638 Wirt Plz., Waterloo NE 68069-5860.