

NOTICE OF MEETING OF THE WOODBURY COUNTY ZONING COMMISSION



WOODBURY COUNTY ZONING COMMISSION Special Meeting

WEDNESDAY, MAY 27, 2026 at 5:00 PM

You are hereby notified that a special meeting of the Woodbury County Zoning Commission will be held on **Wednesday, May 27, 2026 at 5:00 PM** in the Board of Supervisors' meeting room in the Basement of the Woodbury County Courthouse, 620 Douglas Street, Sioux City, Iowa, for the purpose of taking official action on the agenda items shown hereinafter and for such other business that may properly come before the Commission. Please use the 7th St. entrance. Public access to the conversation of the meeting will also be made available during the meeting by telephone. Persons wanting to participate in the public meeting and public hearings on the agenda may attend in person or call: **(712) 454-1133** and enter the **Conference ID: 423 168 500#** during the meeting to listen or comment. It is recommended to attend in person as there is the possibility for technical difficulties with phone and computer systems.

AGENDA

1	CALL TO ORDER
2	ROLL CALL
3	PUBLIC COMMENT ON MATTERS NOT ON THE AGENDA (INFORMATION ITEM)
4	APPROVAL OF MINUTES FROM PREVIOUS MEETING(S) (ACTION ITEM)
5	ITEM(S) OF BUSINESS (ACTION ITEMS)
»	PUBLIC HEARING: ZONING ORDINANCE MAP AMENDMENT (REZONE) FROM THE AGRICULTURAL PRESERVATION (AP) ZONING DISTRICT TO THE AGRICULTURAL ESTATES (AE) ZONING DISTRICT ON PARCEL #874727200011. APPLICANT: WILLIAM J. SMITH. PROPERTY ADDRESS: 2634 BUCHANAN AVE., SALIX, IA 51052. SUMMARY: PROPOSED ZONING ORDINANCE MAP AMENDMENT (REZONE): Pursuant to Section 335 of the Code of Iowa, the Woodbury County Zoning Commission will hold a public hearing to consider an application for a zoning ordinance map amendment (rezone) to the Woodbury County Zoning Ordinance and Map for the unincorporated area of Woodbury County, Iowa. The application, submitted by William J. Smith, requests rezoning of the property located at 2634 Buchanan Ave., Salix, IA 51052, with a mailing address of 5309 Hwy 75 North, Lot 44, Sioux City, IA 51108. The proposal is to rezone the 16.96-acre property identified as Parcel #874727200011, located in T87N R47W (Liberty Township), in the Southwest Quarter (SW ¼) and Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) of Section 27, from the Agricultural Preservation (AP) Zoning District to the Agricultural Estates (AE) Zoning District. The property lies on the east side of Buchanan Avenue and the west side of the Union Pacific Railroad property and Old Highway 75, just south of where those roads meet, and approximately 1,100 feet south of the intersection of 260th Street and Old Highway 75.
6	PUBLIC COMMENT ON MATTERS NOT ON THE AGENDA (INFORMATION ITEM)
7	STAFF UPDATE (INFORMATION ITEM)
8	COMMISSIONER COMMENT OR INQUIRY (INFORMATION ITEM)
9	ADJOURN

Subject to Additions/Deletions