

TAMA COUNTY ZONING COMMISSION MINUTES

Utility Scale Solar Ordinance Review

Wednesday January 29, 2025

Board members present: Doug Dvorak, Craig Sash, Wade Mitchell, Carol Meyer, Steve Peterson

Twenty-six community members present (no one signed in)

MINUTES:

The meeting was called to order at 6:00 PM by Dvorak followed by the Pledge of Allegiance.

Motion by Mitchell, second by Petersen to approve the agenda. All Ayes, motion carried.

Minutes from the previous meeting were reviewed. Motion by Sash, second by Meyer to approve the minutes from January 29, 2025. All Ayes, motion carried.

Opening remarks were made by Bob Vokoun.

Dvorak opened by addressing and reading part of the land use agreement from 1986. Meyer commented that the board does not want to do half a job on the ordinance as we need to prepare for the future. Peterson remarked about the 60 CSR rating and the technology today compared to the past. He advised the need to make sure we use good common sense. Sash commented that he did not care for the low CSR restriction. He advised that he does not particularly care to see solar panels on the land, however, he supports the owners right to do what they want on their property. Mitchell commented that he would rather see an average CSR rather than just the flat CSR.

Dvorak had questions concerning CSR1 and CSR2 and the differences. He advised that we have to do what is in the best interest of the county and the citizens. Recommendation was to change the wording in the ordinance to average CSR2.

Motion by Mitchell to reapprove the Tama County Land Use Plan. Peterson recommended to table and go over the plan. Sash advised that there should be clarification on just who for certain should take care of this document and to make sure it is in our scope.

Motion by Sash second by Peterson to Table the decision on the Tama County Land Use Plan. Sash, Peterson, Meyer, and Mitchell all ayes. Dvorak, Nay.

There was more discussion on CSR1 and CSR2 and the differences. Dvorak invited public comments and discussion concerning road use agreements. Motion by Meyer second by Peterson to use Des Moines County Road use agreement. Dvorak, Meyer, Petersen, and Mitchell all Ayes. Sash, Nay.

The board took a short recess from 7:07 PM to 7:16 PM in order to provide time for the public as well for restrooms and refreshments.

Discussion on items for next meeting included the Tama County Land Use Plan and the permitting and review procedures.

Motion to adjourn by Meyer, second by Mitchell. All ayes. Motion carried.

Meeting adjourned at 7:40 PM

Respectfully submitted,

Robert V. Vokoun

MINUTES APPROVED WEDNESDAY FEBRUARY 26, 2025