

TAMA COUNTY ZONING COMMISSION MINUTES

Utility Scale Solar Ordinance Review

Tuesday March 4, 2025

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

Eight community members present (no one signed in)

MINUTES:

(Note that Board Member Carol Meyer was absent due to illness)

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

Minutes from the previous meeting were reviewed. Motion by Petersen, second by Sash to approve the minutes from February 26, 2025. All Ayes, motion carried.

Opening remarks were made by Bob Vokoun.

Dvorak opened by going over the Tama County land Use plan and how the board would proceed. He then continued with reading a letter from Richard Arp who was unable to attend this evening. Laura Wilson also gave comments and opinions from the public.

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

Discussion and decisions on setback distances were as follows: 500 foot minimum from non-participating owners' property line. 1,000 feet from occupied residential area. 5 miles from public and private airports or heliports. 50 feet from the public roadway. Intersection radius: 175 feet from center of the intersection. 1,500 feet from the cemetery property line. ½ mile from conservation areas and historic registry areas. 500 feet from confinement facilities. ½ mile from city limits. It was also decided to omit privately owned conservation areas.

Motion by Mitchell, second by Petersen to approve the above listed set back distances. Mitchell, Sash, Petersen all Ayes. Dvorak Nay. Dvorak stated he would like to see more distance from the property lines. Motion carried.

Discussion continued concerning the permitting procedure. Members have the opinion that Des Moines County and Madison County have good wording in their ordinances. It was decided to continue with the discussion on permitting at the next meeting which will be Wednesday March 26, 2025, at 6:00 PM. There will also be a review and signing of the Tama County Land Use Plan if approved by the County Attorney. The board will also send the road use agreement draft to the Zoning Administrator to forward to the County Attorney for review also.

Motion to adjourn by Mitchell, second by Petersen. All Ayes. Motion carried.

Meeting adjourned at 7:14 PM

PLEASE NOTE THAT AUDIO RECORDING OF THE TAMA COUNTY ZONING BOARD MEETING HELD MARCH 4, 2025 IS ALSO AVAILABLE

Respectfully submitted,

Robert V. Vokoun