



CITY COUNCIL MEMORANDUM

TO: Matthew R. Schmitz, MPA – City Manager

FROM: Matt Chesmore – Building Official

DATE OF MEETING: April 13, 2026

ITEM TITLE: Establish a date and time for a Public Hearing to consider a Rezoning Request from M-2 Heavy Manufacturing to C-2 Commercial within the City of Independence, Buchanan County, Iowa

BACKGROUND:

The Planning & Zoning Commission discussed this item at their April 7, 2026, meeting where a motion passed unanimously to make a recommendation to the Council to set a public hearing regarding the rezoning request.

DISCUSSION:

The Rezoning Request will be available for discussion at the Public Hearing to be held during the Regular Meeting of the City Council on April 27, 2026, at 5:30 PM. This will be the public's opportunity to share thoughts about this proposed ordinance. All property owners within 200 feet of the parcel proposed to be rezoned will be notified before said date and time.

RESULTS:

The City has established priorities during strategic planning sessions. This item supports the Vision from that session of **promoting and encouraging community involvement and engagement**. This item helps achieve that vision by engaging the community to express their thoughts about this topic.

FINANCIAL CONSIDERATION:

There is no financial consideration in holding the public hearing for this proposed Rezoning Request.

RECOMMENDATION:

Staff recommends a motion to set a Public Hearing on April 27, 2026, at 5:30 PM for consideration of a Rezoning Request from M-2 Heavy Manufacturing to C-2 Commercial within the City of Independence, Buchanan County, Iowa.