



# Minutes

Planning and Zoning Commission  
Oelwein City Hall, 20 2nd Street SW, Oelwein  
August 21, 2023 - 5:30 PM

**Roll Call**            **Present: Hull, Gearhart, Boleyn,  
Tousley, Sherrets**

**Also Present: David Kral,  
Comprehensive Plan Presentation  
Team**

**Absent: Dejong**

1. Consideration of a motion to approve the minutes of the April 17, 2023, Planning and Zoning Commission meeting.

A motion was made by Sherrets, seconded by Hull. All voted aye.

Motion Carried

## Old Business

## New Business

1. Discussion regarding Special Exception to Setback Relaxation
  - Brief discussion before voting to table to next meeting. Motion to table by Hull, 2<sup>nd</sup> Sherrets. All vote aye. Motion to table carried.
2. Comprehensive Plan Draft Review
  - Discussion on presentation from Comprehensive Plan creation team. In depth discussion on dual-zoning design and future usage potentials, flood mitigation designs primarily regarding Otter Creek and the viaduct downtown area, and future planning involving zoning design and designations.
  - Discuss what green space zoning is and how it can be utilized and altered in the future in terms of re-zoning, spot zoning, flood mitigation, or park space.
  - Discuss how the comp plan can be referred to for future zoning assignments and code creation.
  - Motion to make recommendation to city council to accept the comprehensive plan as-is and as presented, motion made by Hull, 2<sup>nd</sup> by Tousley. All vote aye. Motion carried

**Adjournment**

A motion was made by Boleyn, seconded by Sherrets to adjourn. All voted aye.