

**BOARD OF SUPERVISOR
BOONE COUNTY, IOWA**

ORDINANCE NO. 144

Ordinance amending the official zoning map of Boone County for Shantel Sands from C-1 to A-1 on approximately 1.88 acres.

Legal Description: PART OF THE NW ¼ OF THE SE ¼ OF SECTION 32 TOWNSHIP 84 NORTH, RANGE 27 WEST OF THE 5TH PM, BOONE COUNTY, IOWA.

WHEREAS, in this case, Shantel Sands initiated a petition to rezone the property described hereinabove from C-1 (Commercial) to A-1 (Agricultural) to accommodate the conversion of the business property back to a residence.

WHEREAS, The Director of Planning and Development has forwarded a recommendation for approval to the Boone County Zoning Commission with no conditions.

WHEREAS, findings of facts show that the area is currently residential in use and surrounding properties are zoned Agricultural. The Comprehensive plan shows the area as future commercial land use, but conflicts with the City of Ogden land use plans. The Boone County Comprehensive Plan is currently being updated.

WHEREAS, The Zoning Commission has held a public hearing in accordance with the Iowa Code. The Zoning Commission, with a unanimous vote, recommended approval of the petition by the Board of Supervisors with no conditions.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF
BOONE COUNTY, IOWA AS FOLLOWS:**

SECTION ONE: That Boone County shall, and it does hereby, approve an amendment to the Official Zoning Map that the property with the legal description: PART OF THE NW ¼ OF THE SE ¼ OF SECTION 32 TOWNSHIP 84 NORTH, RANGE 27 WEST OF THE 5TH PM, BOONE COUNTY, IOWA. And that it be rezoned from C-1 Commercial to A-1 Agricultural.

SECTION TWO: Approval with the following conditions,

1. none