

**BOONE COUNTY ZONING COMMISSION MINUTES**  
**JULY 30, 2018**  
**5:30 P.M. – BOONE COUNTY COURTHOUSE, 1<sup>ST</sup> FLOOR**  
**201 STATE STREET, BOONE**  
**PLEASE ENTER THROUGH THE EAST DOOR**

**I. OPEN MEETING AND ROLL CALL**

Robert North	Carla Barnwell	Eric Crosman
Charles Kostelnick	Marilyn Jordan	Jan Danilson
Lance Stumbo	Kim Houlding	Gary Luna
(Chairman)		

Present: Charles Kostelnick, Lance Stumbo, Carla Barnwell, Marilyn Jordan, Kim Houlding, Eric Crosman, and Gary Luna

Absent: Robert North and Jan Danilson

Also Present: Holly McCoy Nelson, Phil Sporrer, Daryl Engstrom, and Jim Turbes

**II. APPROVAL OF MINUTES**

**A. June 25, 2018**

Eric Crosman moved to approve the minutes from June 25, 2018

*Seconded by Marilyn Jordan*

Motion Carried

**III. APPROVAL OF AGENDA**

Eric Crosman moved to approve the agenda

*Seconded by Carla Barnwell*

Motion Carried

**IV. DISCLOSE CONFLICT OF INTEREST AND EX-PARTE COMMUNICATION**

**A. None**

**V. CITIZENS COMMENTS ON ITEMS NOT ON THE AGENDA (ADDITIONS TO AGENDA)**

**A. None**

**VI. OPEN PUBLIC HEARING(S) AND CONSIDERATION OF APPLICATION(S)**

**A. Application For Conditional Use Permit # 2018054 submitted by Steve Smith to allow for the construction of a 197'8" Meteorological tower to be located in Dodge Township Section 3-85-26.**

Holly McCoy Nelson was present to speak on the request. Nelson stated she was the project manager for the great path finder project. Nelson stated they were wanting to put up to meteorological towers to gather wind data.

Nelson noted they were wishing to construct two meteorological towers which were approximately 198” in height. She stated the expected the met tower to be up for approximately four to five years.

Chairman Lance Stumbo asked for staff comments.

Director Mike Salati suggested the Zoning Commission place a five year limit on the Conditional Use Permit.

Stumbo next asked for any comments from the public.

No comments were made in opposition to the request.

Public hearing closed at 5:37 p.m.

Chairman Lance Stumbo next asked for any questions or comments from the Zoning Commission Members.

Marilyn Jordan questioned decommission, she questioned how long it would take to remove a tower.

Holly Nelson McCoy stated a tower could be dismantled in one day. Nelson also noted compensation would be paid to the property owner if there were any damages during the process.

Charles Kostelnick questioned where the property owner lived. He questioned whether the owner lived in Boone County.

It was noted Steve Smith owned property in both Boone and Hamilton County.

Kostelnick also questioned the height of the proposed turbines.

Holly Nelson McCoy stated the proposed wind farm would consist of up to 85 wind turbines which would be approximately 498’.

Further discussion was held on the possible wind farm.

Eric Crosman moved to recommend Board of Adjustment approval of application 2018054 for a Conditional Use Permit Submitted by Steve Smith to allow for the construction of a 197’8” meteorological tower to be located in Dodge Township with a five year limit.

***Seconded by Carla Barnwell***

Gary Luna—yes  
Eric Crosman—yes  
Carla Barnwell—yes  
Marilyn Jordan—yes  
Kim Houlding—yes  
Charles Kostelnick—no  
Lance Stumbo

***Motion Carried***

- B.** Application For Conditional Use Permit # 2018055 submitted by Nolan Patterson to allow for the construction of a 197’8” Meteorological tower to be located in Dodge Township Section 3-85-26.

Nolan Patterson was present to speak in regards to the request.

Chairman Lance Stumbo asked if Mr. Patterson had any other comments.

Patterson noted he had no further comments.

Chairman Lance Stumbo next questioned whether Director Mike Salati had any further comments.

Salati had no further comments.

Public Hearing closed.

Discussion was held on the location of the proposed met tower.

Chairman Lance Stumbo next called for comments from the Zoning Commission of which there were none.

Carla Barnwell moved to recommend Board of Adjustment approval for the Conditional Use Permit # 2018055 submitted by Nolan Patterson to allow for the construction of a 197' 8" Meteorological tower to be located in Dodge Township Section 6-85-26. The Conditional Use Permit will be good for a five year period.

***Seconded by Eric Crossman***

Charles Kostelnick—no

Carla Barnwell—yes

Marilyn Jordan—yes

Kim Houlding—no

Eric Crosman—yes

Gary Luna—yes

Marilyn Jordan—yes

***Motion Carried***

**VII. CONSIDERATION OF SUBDIVISION PLAT APPLICATION**

A. None

**VIII. UNFINISHED BUSINESS**

A. None

**IX. NEW BUSINESS**

A. None

**X. REPORT OF ZONING ADMINISTRATOR AND DIRECTOR OF PLANNING**

Director's Report (Planning and Development Department)

None

**IX. ADJOURNMENT**

A. Meeting Adjourned

Respectfully submitted,

Wanda Cox

