

Shueyville Planning and Zoning Commission

Monday, January 29, 2024 at 7pm

Meeting held at Community Center- 2863 120th St NE, Swisher, IA 52338

Minutes

Ryan Cariveau made a motion to call the meeting to order at 7:02pm; Cyrus Coffman seconded. Motion carried.

Present: Cyrus Coffman, Greg Wagner, Ryan Cariveau.

Absent: Richard Schoene, Brent Leis.

Also present: Mickey Coonfare, Dave Schechinger, Leah Kolar.

Approval of agenda & previous meeting minutes: Wagner made a comment on the agenda for the evening. No changes to the agenda were made. Coffman motioned to approve the agenda and minutes of the previous meeting, Cariveau seconded. Motion carried.

Public Comments: None.

Business:

1. 170.10 Water Tank Ordinance
 - a. Discussed NFPA sprinkler system exception to the water tank ordinance. P&Z recommends changing the language to “Fire Protection Requirements” in place of “Water Tank Requirements” and putting a lot threshold on the NFPA sprinkler system exception by requiring water tanks for any development with more than 15 lots.
 - b. Discussed adding inspection requirements for NFPA sprinkler systems. P&Z recommends adding language to the current water tank ordinance to require periodic inspections of sprinkler systems in accordance with NFPA standards. A copy of the initial inspection to admit occupancy, and ongoing, periodic inspections shall be provided to the City.
2. Zoning map updates were discussed. City Engineer, Dave Schechinger, has been working on a new, updated zoning map for the City. P&Z reviewed the zoning map and had no additional recommendations.
3. Example site plan ordinance was discussed. P&Z reviewed an example site plan ordinance that would provide more detailed requirements for non-residential

developments in Shueyville. P&Z is in favor of the site plan ordinance and had no additional recommendations.

Correspondence/Announcements/Comments: None

Adjourn: Wagner motioned to adjourn the meeting at 8:25pm; Cariveau seconded. Motion carried.