

MINUTES

OF THE BRITT PLANNING AND ZONING COMMISSION

A Public Hearing for the Britt Planning and Zoning Commission, notice which was duly posted, was held in the Council Chamber at 170 Main Ave South, Britt, IA 50423 at 6:00p.m. Monday, September 12th, 2022.

In attendance were commissioners: Ryan Hiscocks, Craig Leerar, Heather Schoenwetter, and Abby Goodenow.

Absent was commissioner: Jan Tvedt.

Also, in Attendance were Zoning Administrator Mike Boomgarden, City Clerk Elizabeth Ibarra, Deputy Clerk Marcy Mayland, Mayor Ryan Arndorfer, Councilman Curt Gast, Renee Diemer, Jolene Leerar, Nicole Wyatt, and Julie Everett.

The meeting was called to order at 6:00pm by Chairperson, Ryan Hiscocks. First on the agenda was Poultry. Schonewetter asked for Wyatt and Everett's purpose for having chickens in town. Everett responded that her chickens were pets and domesticated. Wyatt responded she was raising them for eggs, education, and pets for her children. Diemer voiced her concern of the risk on the poultry farm outside of town, residents might have to quit their jobs if chickens are allowed in town. It could also affect poultry workers from moving into town. Mayor Arndorfer informed the council on Skip Miller's (New Horizon President) comment at a previous council meeting. Miller stated that if an employee of the facility would live near a chicken that tested positive of a disease, they would automatically be unemployed. Hiscock's also explained that the bird/Avian flu is a newer disease and should cautious when making the decisions. Everett replied that there are procedures put into place, so diseases aren't spread. Schonewetter replied that not every chicken owner is like Everett, we will have residents that do not take good care of their chickens. Wyatt informed that the Avian Flu does not spread easily from chicken to chicken-If they are in separate locations. Schonewetter replied that feces on shoes could easily spread the disease. Schonewetter also noted that most insurance companies do not cover chicken accidents. All committee members were against poultry/chickens in city limits. Their determination was mostly due to the large chicken facility outside of town that could result in potential job losses. Members agreed to look at the ordinance and potentially change the word fowl to poultry/urban chicken. Board also agreed to post the zoning ordinance on the city website.

Next on the agenda were garages on single lots. Current zoning doesn't allow for a garage to be built on a single lot, nor for grandfathered garages to be added to. Mayor Arndorfer and Gast both explained that the city is losing money on empty lots. Jolene Leerar brought up how the ordinance only allows for three building per property. J. Leerar has a great big lot and they have already reached the maximum number of buildings, they are not allowed to add another. J. Leerar recommended to council we update our whole Zoning Ordinance book. The book has not been updated since it was created in 2001. Arndorfer explained that Leerar makes a good point. Ibarra will reach out to North Iowa Area Council of Governments and see if they can make a suggestion on this issue and other zoning ordinances.

Next on the agenda was Storage tents. In January of 2022 we came up with the following regulations over storage tents:

- **6 months permit from October to April.**
- **-\$25 yearly fee**
- **-8' x 10' or smaller**
- **3' from neighbor's property line**
- **Tent be staked to the ground and be made with thick fabric & poles**
- **Can only be in the back and side yards**
- **One tent per property.**
- **No tears/rips**

It was motioned by Schoenwetter and second by Leerar to approve the recommendation above of storage tents. A roll call vote was had.

Aye: Hiscocks, Leerar, Schoenwetter, and Goodenow

Nays: None

With no further business, it was motioned by Goodenow and second by Schonewetter to adjourn the meeting. The motion carried by unanimous vote.

Elizabeth Ibarra, Deputy Clerk