

**CITY OF SWISHER  
PLANNING & ZONING  
DECEMBER 18, 2023 MINUTES**

This meeting was also held electronically. Anyone could attend, dial-in or connect electronically to hear the actual meeting.

**Planning & Zoning Meeting** was called to order at 7 p.m. by P & Z Chairperson Randy Hurlbert at Swisher Community Library, Swisher, IA on December 18, 2023.

**Planning & Zoning Members Present:** Randy Hurlbert, Ken Feldmann, Josh Pfannebecker, Alice Linhart, Douglas Russell, Dean Sturtz. Absent: Kathy Riggle.

**Also Present:** City Clerk/Finance Officer Tawnia Kakacek, Communication Coordinator Julie Persons, Sonya LaGrange-Swisher Economic Alliance Group.

**Agenda and Minutes:** Motion by Hurlbert, seconded by Feldmann to approve the agenda. Call for a vote. All Ayes. Absent: Riggle. Motion carried. Motion by Sturtz, seconded by Pfannebecker to approve the November 20, 2023 Planning & Zoning Minutes. Call for a vote. All ayes. Absent: Riggle. Motion carried.

**Citizen Comments:** Sonya LaGrange noted their group is looking at parking problems for future businesses downtown and would like Planning & Zoning to consider removing the current parking requirements. Feldmann noted the business can go to the Board of Adjustments for hardship. Sturtz noted the Board of Adjustments decide if it is a hardship or not.

**Business:**

**Request to Change Zoning Regulations on BC-2 Central Business Regarding First Floor Building to Only Commercial Primary use and Set Public Hearing:** Kakacek noted LaGrange, Sturtz and her met and reviewed the zoning areas and possible changes. They recommended to change Chapter 165.25(2E) to have BC-1 only for single-family detached dwellings not BC-2. It was also recommended to change 122 2<sup>nd</sup> Rose Street SE to BC-2 so they can apply for grants and change 125 2<sup>nd</sup> Street to BC-1 from BC-2 which are trying to have only residential living on 1<sup>st</sup> floor for BC-1. After discussion, Sturtz moved, seconded by Pfannebecker to set public hearing date for January 15, 2024 at 7 p.m. at Swisher City Hall to change Chapter 165.25(2E) to BC-1 only for single-family detached dwellings, rezone 125 2<sup>nd</sup> Street to BC-1 and 122 Rose Avenue to BC-2. Roll call vote was taken. All ayes. Absent: Riggle. Motion carried. Kakacek will contact the owners of proposed change and property owners within 200' of rezoning as required by law.

**Set Public Hearing for Proposed Fringe Area Agreement with City of Cedar Rapids and Johnson County:** Feldmann noted the dates may need to be corrected of when previous agreements were done in the document. Kakacek will check into this. After review and discussion, Sturtz moved, seconded by Linhart, to set public hearing date for proposed fringe area agreement with City of Cedar Rapids, City of Swisher, and Johnson County for January 15, 2024 at 7 p.m. at Swisher City Hall.

Kakacek thanked Sturtz and Linhart for their work on Planning and Zoning as their terms end 12-31-23.

**Adjournment at 7:16 p.m.** by Linhart, seconded by Sturtz. Call for a vote. All Ayes. Motion carried.

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Tawnia Kakacek, City Clerk/Finance Officer

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Randy Hurlbert, P & Z Chairperson