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Notice of Public Meeting
Plan & Zoning Commission – AGENDA
Agenda for Thursday, March 13, 2014– 5:30 PM
City Hall, Council Chambers
10 West State Street, Marshalltown

Call to Order:

Committee Members:

Jon Boston, Chair	Fauna Nord
Sharon Greer, Vice-Chair	Steve Valbracht
Tammy Lawson,	Vacant
Angela Lins-Eich	

Roll Call Start: Greer

Business:

1. Review and approval of the minutes from 02-13-14
2. Rezoning – 3901 South Center Street
 - a. Set Public Hearing for 3/27/14
3. Review downtown sign regulations.

Meeting information can be found at: <http://www.ci.marshalltown.ia.us/meetings/view/MeetingID/1069>

Date posted: 3/6/14

Memorandum

To: Plan & Zoning Commission

From: Stephen Troskey – City Planner

Date: October 23, 2017

Re: **March 13, 2014 Meeting**

Rezoning

New Hope Church is requesting to be rezoned to OP Office Park from R2 Low Density Residential. Religious organizations are allowed in the OP district. They seek the change in part due to the nearby new hospital facility development (which is also OP – see maps) and because the OP district has more generous sign regulations.

New Hope's property is the most southwest parcel along Center Street within the City of Marshalltown and therefore only has one neighbor within City limits, RS Stover, which is also zoned OP. Across Center Street is Marshalltown Community College which is zoned ED Education District.

Staff recommends approval of this rezoning.

Downtown Sign Discussion

At the last meeting Jenny Etter with MCBDB said she would gather additional information regarding downtown regulations of other Iowa communities. Ms. Etter is unavailable for this meeting but did share that Main Street Iowa is unaware of any Main Street communities in the state that regulate paint color. It did not seem there was opposition to staff review of signs (including approving the sign packet as presented) but rather the Commission was opposed to lack of regulations regarding paint colors if the SPRB was eliminated.

There are a few options the Commission can consider:

- 1) Keep the Site Plan Review Board intact and make no changes
- 2) Write paint color regulations into code and proceed with administrative review
- 3) Wait and speak to Ms. Etter at a future meeting

I can be reached at stroskey@ci.marshalltown.ia.us or 641-752-3154.

Date Submitted & Fee Paid: 2-27-14

Rezoning Application Form

24 N. Center Street, Marshalltown, IA 50158 Ph: 641-754-5756 Fax: 641-754-5742
www.ci.marshalltown.ia.us

All items listed must be submitted with this application:

Failure to complete and submit all the required materials as a part of this application will result in a delay in accepting your application until it is complete.

☒

Legal description of the property. The property owner should have a copy of the legal description. If not, owners may obtain a copy of the recorded deed, which contains the legal description, from the Marshall County Recorder's Office for a fee.

☒

Application fee. A ^{500\$} \$100 fee is required payable to "City of Marshalltown." The fee must be paid when the application is submitted to the Zoning Office.

Please type or print legibly in ink.

Property Address:

3901 South Center Street

Owner:

New Hope Christian Church

Mailing Address:

3901 South Center St. Marshalltown, IA 50158

Phone:

641-752-1612

Fax:

641-752-0255

Current Zoning Classification:

R2

Current Use:

Church

Proposed Zoning Classification:

O.P. Office Park

Proposed Use:

Church

Please list the uses of surrounding properties:

Signature and Date:

Paul Illum 2-27-14

Paul Illum

p.illum@mchsi.com

641-328-4058