



PLANNING AND ZONING

Cerro Gordo County Courthouse

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June 26, 2024

TO: Cerro Gordo County Planning and Zoning Commission

SUBJECT: Next Meeting – **Thursday, July 11, 2024; 4:00 p.m.; Boardroom**

Ladies and Gentlemen:

The next meeting of the Cerro Gordo County Planning and Zoning Commission is scheduled for **July 11, 2024 at 4:00 p.m., in the Boardroom at the Courthouse**. You will be considering one rezoning request.

- Arnold B. Duitscher & Madelyn M. Duitscher Estate 6962 Cardinal Avenue, Thornton, IA

This 4.80-acre parcel is located in the NE¼ of Section 5, Grimes Township. The applicant proposes to split the building site from the surrounding farmland. It is less than 10 acres, so a rezoning from the A-1 Agricultural District to the A-2 Agricultural Residence is being requested.

The application states that the building site and surrounding cropland will be sold.

The property contains a house, detached garage, and three sheds. All structures on the property meet the required setbacks in the A-2 District.

The parcel is surrounded by field in agricultural production. The fields can be accessed from Cardinal Avenue.

The rezoning request is in general compliance with the comprehensive plan, it is an existing building site, no agricultural land will be taken out of production, and there are no access issues. **We recommend the request be forwarded to the Board of Supervisors for approval.**