

NOTICE OF PUBLIC HEARING

The Mitchell County Board of Supervisors will hold a public hearing at 9:00 A.M. on August 4, 2026 in the Board of Supervisors' room at the Mitchell County Courthouse in Osage, Iowa. The purpose of this hearing is to consider Mitchell County Ordinance No. 65 which is an amendment to the Mitchell County Zoning Ordinance (Ordinance 17) and Mitchell County Zoning Map that revises the zoning for parcel 06-23-100-004 from Agricultural District to Heavy Industrial District.

A copy of the proposed Ordinance is available at the office of the Auditor of Mitchell County, Iowa for public inspection and copies may be obtained at the Auditor's Office. Anyone wishing to speak in support or opposition should be present at this hearing.

The title of the proposed Ordinance is as follows:

AN ORDINANCE AMENDING MITCHELL COUNTY ZONING ORDINANCE (ORDINANCE 17) AND MITCHELL COUNTY ZONING MAP BY REVISING ZONING FOR PARCEL 06-23-

100-004 FROM AGRICULTURAL DISTRICT TO HEAVY INDUSTRIAL DISTRICT

A summary or the complete text of the ordinance is:

ORDINANCE NO. 65

AN ORDINANCE AMENDING MITCHELL COUNTY ZONING ORDINANCE (ORDINANCE 17) AND MITCHELL COUNTY ZONING MAP BY REVISING ZONING FOR PARCEL 06-23-100-004 FROM AGRICULTURAL DISTRICT TO HEAVY INDUSTRIAL DISTRICT

Legal Description: The South one-half (S1/2) of the South one-half (S1/2) of the Northwest one-fourth (NW1/4) of Section 23, Township 99 North, Range 17, West of the 5th P.M., Mitchell County, Iowa, subject to public road highways and easements of records.

WHEREAS, D&S Ag LLC has petitioned Mitchell County to rezone the property described herein above from Agricultural District to Heavy Industrial District.

WHEREAS, The Planning Zoning Commission has held a public hearing in accordance with the Iowa Code and has

forwarded a letter of recommendation of approval to the Mitchell County Board of Supervisors for the rezoning of the property described herein above. The Zoning Commission, with a unanimous vote, recommended approval of the petition to the Board of Supervisors.

NOW, THEREFORE, BE IT ORDAINED by the Mitchell County Board of Supervisors that the Mitchell County Zoning Ordinance (Ordinance 17) and Mitchell County Zoning Map is hereby amended as follows:

SECTION 1. That Mitchell County shall, and it does hereby, approve an amendment to the Official Zoning Map regarding the property described as follows:

Legal Description: The South one-half (S1/2) of the South one-half (S1/2) of the Northwest one-fourth (NW1/4) of Section 23, Township 99 North, Range 17, West of the 5th P.M., Mitchell County, Iowa, subject to public road highways and easements of records

See Attachment **(INCLUDE PLAT MAP)**

Approximately 40 acres from Agricultural District to Heavy Industrial District.

SECTION 2. Approval of this is recommended by the Planning and Zoning Commission.

SECTION 3. This Ordinance shall be in effect after its final passage, approval, and publication as provided by law.