

**PLANNING & ZONING COMMISSION MEETING**  
**CITY OF DYERSVILLE**

*Lower Level Council Chambers*

**May 14, 2018**

**Meeting called to order by Commission Member Roger Gibbs at 6:30 P.M.**

**Roll Call: Present:** Commission Members: Ryan Cahill, Roger Gibbs, Tim Nefzger,  
Wayne Stelken, Matt Tauke, Bec Willenborg

**Absent:** Mike Murphy, Dan Olberding, Dan Willenborg

**1<sup>st</sup> Item: Oath of Office** – Tim Nefzger

Oath of Office was Administered by Recording Secretary, Lori A. Panton.

**2<sup>nd</sup> Item: Approve Minutes** of the April 9, 2018, 2018 Meeting

Commission Member Gibbs asked for questions or comments and there were none.

Bec Willenborg made a motion to approve the April 9, 2018 Minutes. Motion seconded by Wayne Stelken.

Voice Call Vote: **Ayes:** Ryan Cahill, Roger Gibbs, Tim Nefzger, Wayne Stelken,  
Matt Tauke, Bec Willenborg,

**Nays:**

**Motion Carried**

**3<sup>rd</sup> Item: Approve** Designation of Expanded Consolidated Dyersville Economic Development District and Proposed Urban Renewal Plan Amendment.

City Administrator Mick Michel advised the commission they are considering deletions and additions back into the Urban Renewal Plan. The northern parcels of the Industrial Park are being removed and then being added back in to reset the time period for Tax Increment Financing for an interested party. The same is for an area of FarmTek that is being removed and added back in because they are planning on a new manufacturing/distribution facility and requested TIF. Elite Dental is also being added because they are building a new office and have requested TIF. The State Code requires the Planning and Zoning Commission to review the changes and determine if it conforms to the cities plan. The Commission needs to provide a positive or negative report back to the City Council.

Ryan Cahill made a motion to approve the Designation of Expanded Consolidated Dyersville Economic Development District and Proposed Urban Renewal Plan Amendment. Motion seconded by Matt Tauke.

Roll Call Vote: **Ayes:** Ryan Cahill, Roger Gibbs, Tim Nefzger, Wayne Stelken,  
Matt Tauke, Bec Willenborg,

**Nays:**

**Motion Carried**

**Meeting adjourned at 6:35 PM on a motion by Bec Willenborg, seconded by Wayne Stelken.**

*Lori A. Panton*

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Lori A. Panton – Recording Secretary

5/14/18  
Date