

# Lyon County Petition to Amend Zoning District

Lyon County Planning and Zoning Administration, 206 S 2nd Avenue, Rock Rapids, IA 51246

Phone 712-472-8550 Fax 712-472-8551 Email: ptille@co.lyon.ia.us

<b>Applicant (Property Owner):</b>			FOR OFFICE USE ONLY	
Mailing Address:			Permit #	
Town, State & Zip:			Card #	
Phone#: Home: _____ Cell: _____				
If the applicant is not the owner, attach a statement that the applicant is the authorized agent of the owner.			Permit Fee: \$	
Site Location - E911 Address:(If different from above)			Date Paid:	
Town, State & Zip:			Chk#	
Parcel ID#				
Township Name:		Section #:	Parcel/Lot/Qtr./Qtr.:	
Parcel size (acres):				
Current Zoning District:		Current Land Use:		
Proposed Zoning District:		Proposed Land Use:		
<p><b>Statement of Justification:</b> Attach a separate, legible and reproducible written narrative addressing each of the following:</p> <ol style="list-style-type: none"> <li>1. <b>Project Description:</b> Describe, in detail, the nature of the proposed project for which the rezoning is being requested.</li> <li>2. <b>Conformance to Adopted Plan:</b> Demonstrate the conformance of the proposed zoning use to the adopted County Comprehensive Plan and County Comprehensive Land Use Map.</li> <li>3. <b>Conformance to District Intent:</b> Demonstrate the conformance of the proposed zoning use and the proposed District requirements.</li> <li>4. <b>Compatibility with Surrounding Area:</b> Demonstrate the compatibility of the proposed zoning and project with the character of the immediate vicinity and with the potential development and use of adjacent property.</li> <li>5. <b>Environmental Protection:</b> Describe the suitability's and limitation imposed by the site's natural resources for the proposed project and for potential development under the requested zoning classification. Describe measures to mitigate development impacts and/or protect environmental resources.</li> <li>6. <b>Facilities and Services:</b> Describe the impacts of the proposed project on public/private facilities and services including, as appropriate, transportation, water, water treatment and police or fire protection.</li> </ol>				
<p><b>General Site Plan Required:</b> A General Site Plan, which identifies all proposed lots and access drawn to scale must be attached and made part of this petition. The Site Plan shall clearly show the property under consideration and shall show all properties within 500-feet of the property under consideration. The property boundaries and property legal description shall be based on actual survey or legal description of record.</p>				
<p><b>Surrounding Owners:</b> Attach a list of names and addresses of all property owners of record within 500-feet of the property under consideration. Note the names to properties on the General Site Plan.</p>				
<p><b>Required Fee:</b> This petition shall be accompanied by a <b>non-refundable</b> Rezoning Fee of \$200, Payable to Lyon County.</p>				
<p>The undersigned Petitioner certifies under oath that the foregoing information is true and correct.*</p>				
_____	_____	_____	_____	_____
Petitioner	Date	Owner	Date	
<p><b>*A dated and signed letter of acknowledgment must be included for each property owner within the area proposed for amendment</b></p>				
For Office Use Only				
<p>Recommendation by the Zoning Commission    ___ Approve ___ Deny    Date: _____</p>				
				Chairman
<p>Action on Petition by the Board of Supervisors    ___ Approve ___ Deny    Date: _____</p>				
				Chairman
<p>Date Petition Received: _____ Amendment Number if Approved: _____ Receipt No. _____ \$200 Fee</p>				