A regular meeting of the Board of Adjustment was held this date in the City Council Chambers located on 5th Floor, City Hall, 405 - 6th Street, Sioux City, Iowa, at which time the following items were considered.

**MEMBERS PRESENT**
- Eric Coleman
- Jason Geary, Chair
- Cindy O'Neill
- Michelle Bostinelos
- Suzan Stewart

**MEMBERS ABSENT**
- David Silverberg
- Ryan Ross, Vice Chair

**STAFF PRESENT**
- Chris Madsen, Senior Planner
- Brent Nelson, Senior Planner
- Erin Berzina, Planner
- Larissa Carrell, Admin Secretary
- Caleb Christopherson, City Attorney

Ross called the meeting to order at 5:38 p.m., and read the opening statement explaining the procedure. He then introduced the Board members and City staff to the audience. The Board was asked if any had contact with the owner, petitioner, agent, or anyone listed on the notification list regarding the agenda items.

**Agenda Item 2019-0065:** Requested Conditional use permit pursuant to section 25.02.190.14 of the Municipal Code for property located at 4600 48th Street (Petitioner: Lowell Krediet)

Chris Madsen presented the conditional use permit. This is for a one-year extension on a borrow pit at the site. Madsen gave the history of the CUP which was originally approved in 2010. Extensions were granted in 2013 (one year), 2014 (two years), and 2017 (two years) bringing us current. After the grading is complete, the land must be grassed for two years before any farming can take place. There is very little activity with only 10 trucks per week leaving the site. Madsen stated, at this time staff will recommend approval.

O'Neill asked, with the long history on this borrow pit, do we just keep approving them. Madsen stated that with approving for only one year we can review regularly. We can choose to deny at a future date if there are complaints or the petitioner is not complying with the rules. Stewart wanted to know if there have ever been any complaints on the site. Madsen stated not to his knowledge unless they went directly to the environmental staff. Stewart inquired about the notification that was sent out. Madsen stated 8 notices were sent within the notifications area (200 feet plus right-of-way), with no comments returned.

Petitioner: Lowell Krediet (150 Firethorn Trail, Dakota Dunes, South Dakota) stated that he had hoped to have this completed, but due to the wet weather, he had been unable to do so. He stated that he wants to take out the harsh edge that is still there so that the land can be farmed without any danger to the farmer or their equipment. Krediet stated that he hopes to have it completed around November of this year, weather dependent.

Bostinelos (Coleman) moved to approve item. Motion carried. 5-0-0 (Yes: O'Neill, Stewart, Coleman, Bostinelos, Ross, No: 0 Abstain: 0).

1. Other Business
   a. Other items brought forward by the Board and / or staff.
   b. Approval of the minutes of the August 13, 2019 meeting.
The Minutes from August 13, 2019 could not be approved due to only having three commission members present that could vote. They will be voted on at the next meeting.

There being no further business, the meeting was adjourned at 5:48 p.m.

Submitted by
Larissa Carrell

CHAIR  PLANNING DIRECTOR