



ZONING CONDITIONAL USE PERMIT

MILLS COUNTY, IOWA
BUILDING & ZONING DEPARTMENT
 403 RAILROAD AVENUE
 GLENWOOD, IA 51534
 Phone: 712-527-4347
 Fax: 712-527-4439
 Website: www.millscoia.us

	Application Fee: \$	Township:	Application #:
SITE ADDRESS:		PARCEL NUMBER:	
LEGAL DESCRIPTION: <input type="checkbox"/> Attachment			ACREAGE:
ZONING DISTRICT : <input type="checkbox"/> AG (Agricultural) <input type="checkbox"/> AR (Agricultural-Residential) <input type="checkbox"/> LH (Loess Hills Conservation Develop.) <input type="checkbox"/> V (Village) <input type="checkbox"/> C-1 (Convenience Commercial) <input type="checkbox"/> C-2 (Highway Oriented Commercial) <input type="checkbox"/> I (Industrial) <input type="checkbox"/> OS (Open Space)			
PROPERTY OWNER NAME:		PHONE NUMBER:	
PROPERTY OWNERS MAILING ADDRESS:		STATE:	ZIP CODE:
PROPERTY OWNERS EMAIL ADDRESS:		DATE OF PREVIOUS APPLICATION SUBMITTED, IF ANY:	
CONTRACTOR NAME:		CONTRACTOR PHONE NUMBER:	
CONTRACTOR MAILING ADDRESS:		STATE:	ZIP CODE:
CONTRACTOR EMAIL ADDRESS:		DATE OF PERVIOUS APPLICATION SUBMITTED, IF ANY:	
CURRENT USE OF PROPERTY:			
PROPOSED USE DESCRIPTION:			
TYPE OF CONDITIONAL USE			
BE AS SPECIFIC AS POSSIBLE AND CITE CODE SECTION LISTING USE AS PERMITTED CONDITIONAL USE <i>(provide attached documents if needed)</i>			
<div style="text-align: center; margin-top: 50px;"> PERFORMANCE STANDARDS MUST BE COMPLETED ON PAGES 2 & 3 </div>			
<p>*Note: Seven (07) copies of a Site/Plot Plan is REQUIRED to be attached to this application, showing size of lot, dimensions, & locations of principal building(s) on lot, dimensions & location of any new structures to be built on lot, location of well & septic systems, and setbacks of any new structures to property lines, drainage (if applicable) and road Right-of-Way (R-O-W). The R-O-W is an easement for site access purposes. And provide Seven (07) copies of all additional written material or documents accompanying this application.</p>			

PROVIDE ATTACHMENT OF: Names and addresses of all other persons, Firms, ETC. Having a legal connection to the property to be considered for variance.

INCOMPLETE FORMS WILL NOT BE ACCEPTED!

I HEREBY CERTIFY THAT ALL OF THE ABOVE STATEMENTS AND THE STATEMENTS CONTAINED IN A NY PAPERS OR PLANS SUBMITTED HEREWITH ARE TRUE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

OWNERS SIGNATURE _____ DATE _____

PRINT OWNERS NAME _____

**Please make be certain that you want to proceed with this project when you submit your application.
The fees that you submit are not refundable once the application is submitted.**

ZONING PERMIT FEES

PERMIT TYPE	FEE
Conditional Use Permit	\$350.00
Conditional Use Permit for Resource Extraction	\$450.00
Variance	\$300.00
Zoning District Amendment	\$500.00

Please comment if the performance standards are applicable to your permit. If not applicable, write not applicable. If necessary, attach additional information.

1. That the establishment, maintenance or operation of the proposed use will not be detrimental to nor endanger the public health, safety, morals, comfort or general welfare of the community.

2. That the proposed use will not be injurious of the use and enjoyment of other property in the immediate vicinity for the purpose already permitted, not substantially diminish and impair property values within the neighborhood.

3. That the establishment of the proposed use will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district.

4. That adequate utilities, access roads, drainage and/or necessary facilities have been or are being provided.

5. The adequate measures have been or will be taken to provide ingress and egress designed to minimize the traffic congestion in the public streets.

6. The proposed use should not include any activity involving the use or storage of flammable or explosive material unless protected by adequate fire-fighting suppression equipment and by such safety devices as are morally used in the handling of any such material.

7. The proposed use should not include noise which is objectionable due to volume, frequency or beat unless muffled or otherwise controlled.

8. The proposed use should not include vibration which is discernible without instruments on any adjoining lot or property.

9. The proposed use should not involve any pollution of the air by fly-ash, dust, vapors or other substances which are harmful to health, animals, vegetation or other property which can cause soiling, discomfort or irritation.

10. The proposed use should not involve any malodorous gas (foul-smelling) or matter which is dissemble on any adjoining property or from any public street, road or highway.

11. The proposed use should not involve any activity substantially increasing movement or traffic on public streets unless procedures are instituted to limit traffic hazards and congestion.

12. The proposed use should not involve any activity substantially increasing the burden on any public utilities or facilities unless provisions are made for any necessary adjustments.
