



Dubuque County Zoning Board Zoning Board Meeting Minutes September 16, 2025

Chairperson Dave George called the meeting to order at 6 p.m.
Chairperson Dave George, Vice-Chairperson Samantha Boyes, Ron Breitbach, Kathleen Scherrman, Jerry Sigwarth, Steve Davis and Lisa Flanagan.

The Zoning Commission Board met at the Dubuque County West Campus, 1225 Seippel Rd, Dubuque, IA, 52002. You have the option to attend Zoning Board meetings. The County offers Zoom with both audio and video available. Every agenda will include information on how to log in to attend that meeting. Those wishing to attend meetings in person may do so. All Zoning Board official meetings are recorded and available to be viewed at <https://www.dubuquecountyiowa.gov/467/Agendas-Minutes>

ROLL CALL - Members present: Dave George, Ron Breitbach, Kathleen Scherrman, Steve Davis, Lisa Flanagan and Samantha Boyes. Jerry Sigwarth was absent. Staff Present: Ed Raber, Ben Kober and Amy Schmerbach.

APPROVAL OF MINUTES - A motion was made by Ms. Flanagan, **seconded by Mr. Breitbach, and passed unanimously to approve the minutes of the, August 19, 2025 meeting. Vote: 6-0.**

PLAT APPROVAL:

Plat of Survey of Oakland Ridge Estates Plat 2 – Final Plat – Speaking to the board was Dave Schneider, Schneider Land Surveying, Mark Gudenkauf, owner Kevin Wernimont, owner and Eric Schmechel, Watershed Program Director. **A motion was made by Mr. Breitbach to approve the plat with no conditions, the motion died for lack of a second. A motion was made by Mr. George to table the plat, the motion died for lack of a second. A motion was made by Ms. Boyes, seconded by Mr. Breitbach, to approve the plat with the condition that they can meet the Dubuque County requirements within the timeline set before it goes before the Board of Supervisors. The motion passed unanimously. Vote 6-0.**

Plat of Survey of Loecke Road Subdivision – Final Plat – Speaking to the board was Dave Schneider, Schneider Land Surveying. **A motion was made by Ms. Scherrman, seconded by Ms. Flanagan, to approve the plat. The motion passed unanimously. Vote 6-0.**

Plat of Survey of Leytem Place Sixth Subdivision – Final Plat – Speaking to the board was Dave Schneider, Schneider Land Surveying. **A motion was made by Mr. Breitbach, seconded by Ms. Boyes, to approve the plat. The motion passed unanimously. Vote 6-0.**

Plat of Survey of Locher Rec Area – Final Plat – Speaking to the board was Mike Weber, Weber Surveying. **A motion was made by Mr. Breitbach, seconded by Mr. Davis, to approve the plat. The motion passed unanimously. Vote 6-0.**

REZONING CASES:

ZC#09-21-25 James & Mary Gansen & Chad Gansen A-1, Agricultural to A-2, Agricultural Residential- Speaking to the board was Mike Weber, Weber Land Surveying. **A motion was made by Ms. Boyes, seconded by Mr. Davis, to approve the rezoning and That 4.40 acres more or less be rezoned around the existing home and buildings to A-2, Agricultural Residential for one home only and the remainder will stay A-1, Agricultural. That the balance of the parcel is not allowed to have another dwelling unless the property is rezoned for that use. The motion passed unanimously. Vote 6-0.**

Plat of Survey of Bennetville Road Farm No. 2 – Final Plat – Speaking to the board was Mike Weber, Weber Land Surveying. **A motion was made by Ms. Boyes, seconded by Mr. Breitbach to approve the plat. The motion passed unanimously. Vote 6-0.**

OLD BUSINESS:

Mr. Kober said that ZC#08-19-25 Beverly Boeckenstedt & Marty Schwerts A-1, Agricultural to A-2, Agricultural Residential and ZC#08-20-25 Thomas & Roberta Pape A-1 Agricultural to A-2 Agricultural Residential we both approved by the Board of Supervisors.

NEW BUSINESS:

Mr. Raber said they have met with MSA several times regarding the Unified Development Code and are just getting started with the process. He said that Lindsey Murphy transferred to the Veterans Affairs office in the County. Mr. Raber said that the Board would be invited to a presentation given by MSA regarding the UDC.

PUBLIC COMMENTS: None

ADJOURNMENT: A motion was made by **Mr. Breitbach, seconded by Mr. George to adjourn the meeting. The motion passed unanimously. Vote: 6-0. The meeting ended at 8:38 p.m.**