

Office Use Only	11/21/24	\$	BDA-24-28629
	Date Filed	Fee	Application Number



JOHNSON COUNTY, IOWA
APPLICATION FOR: CONDITIONAL USE PERMIT

Application is hereby made for approval of a (state the official use as listed in the Johnson County UDO, and briefly describe the proposed use [e.g. Home Industry for Antique shop, Special Events for Corn Maze, etc.]):
Seasonal Resort

On property located at (street address if available or layman's description):
2991 120TH ST NE. Cedar Rapids, 52404

Parcel Number(s): 0311226002

The property consists of 49 total acres, and is currently zoned A0-T? AG

Note: This Conditional Use Permit is subject to any conditions outlined in chapter 8:1.23 of the Unified Development Ordinance and any other conditions deemed appropriate by the board of Adjustment to protect public health, safety, and welfare.

The undersigned affirms that the information provided herein is true and correct. If applicant is not the owner, applicant affirms that the owner(s) of the property described on this application consent to this application being submitted, and said owners hereby give their consent for the office of Johnson County Planning, Development, and Sustainability to conduct a site visit and photograph the subject property.

Kahle Boutte

Name of Owner _____ Name of Applicant (if different) _____

2991 120TH ST NE Cedar Rapids, IA 52404

Applicant Street Address (including City, State, Zip)

[Redacted]

Applicant Phone

[Redacted]

Applicant Email

[Signature]

Applicant Signature

See back page for Application Submittal Requirements and Checklist

Applications should be emailed to planning@johnsoncountyiowa.gov and delivered to the Planning, Development and Sustainability Office (913 South Dubuque Street, Iowa City, IA 52240)

Seasonal Resort Conditional Use Permit

Parcel: 0311226002

Owners: Andrew Joseph Boutte and Kahle Atherton Boutte

Address:

2991 120th ST NE
Cedar Rapids, IA
52404

Phone: [REDACTED]

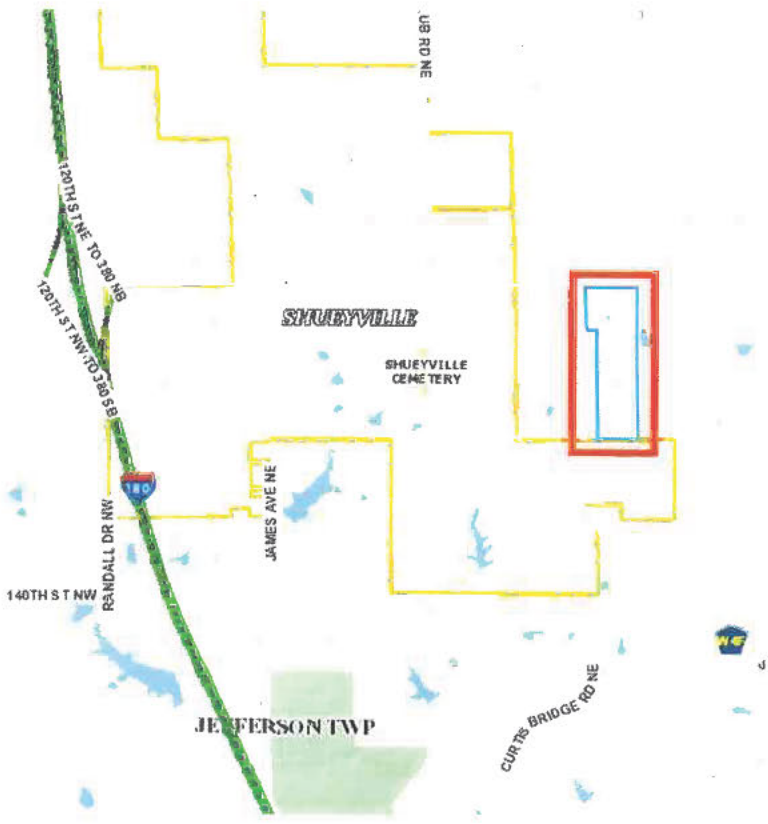
Email: [REDACTED]



Location

Address: 2991 120th ST NE Cedar Rapids, IA 52404

Legal Description: Commencing at the NW corner of Section 11, T81N, R7W of the 5th P.M., thence N90°00'00"W, 180.00 feet along the north line of Section 10, T81N, R7W to the point of beginning; thence S1°34'10"E, 770.62 feet; thence S86°24'01"E, 154.05 feet to a point on the west line of said Section; thence SO 22'41"W, 1879.66 feet along the west line of said section to the West 1/4 corner of said section; thence S89°38'36"E, 661.43 feet; thence NO°43'26"E, 2663.94 feet along an existing fence to a point on the north line of Section 11-81-7; thence N90°00'00"W along said north line 857.52 feet to the point of beginning. Said Tract A containing 43.88 acres more or less.





Site Plan

Please refer to the map on the next page for the canvas tent site, designated parking, severe weather shelter, and central restroom.

Structure

16 foot diameter canvas tent that is raised on a moveable platform and is furnished with a bed and seating area.

Access to the tent is within the ordinance walking distance from the designated parking (see image for proposed tent site plans below) for tent guests and central restroom.

No fire pits permitted or allowed at the campsite.

Parking and Guest Capacity

The tent capacity is two registered guests and there are two designated parking spots for campsite guests near our barns.

Stays in the tent are intended to be offered seasonally from May-July and September-October

Central Bathroom Facility

We have an existing ADA central bathroom that includes a shower, sink, and toilet.

Severe Weather Plan

In case of severe weather guests will have 24/7 access to the basement of our primary home located at 2991 120th ST NE which is the safest shelter on our property.

Access is on the south side of our home through a sliding glass door which leads to our basement and there will be a sign on the sliding glass door indicating severe weather shelter.

The severe weather plan will be communicated when the guest books and will also be included in an information booklet inside the tent.

When guests register for stays we have their phone numbers and can communicate in advance with them if potential severe weather is in the forecast, or be proactive by canceling stays if severe weather is predicted.



Johnson County Public Health
855 S. Dubuque Street Suite 217 * Iowa City, Iowa 52240 * 319/356-6040 * Fax: 319/356-8044

FOR OFFICE USE ONLY:
ZONING NUMBER: _____

Johnson County Public Health Zoning Application



Applicant Name: <u>Kahle Boutte</u>		[Redacted]	
Address: <u>2991 120TH ST NE</u>	City: <u>Cedar Rapids</u>	State: <u>IA</u>	Zip: <u>52404</u>

NOTE: THIS APPLICATION NEED NOT BE SUBMITTED FOR FINAL PLATS.

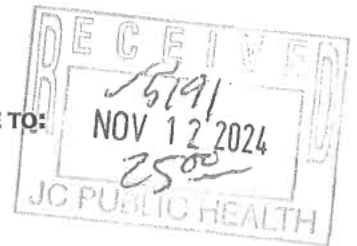
TYPE OF ZONING REQUEST:	APPLICATION FEE:
<input type="checkbox"/> Zoning reclassification from _____ to _____	\$75.00 Application Fee
<input type="checkbox"/> Combined preliminary and final plat	\$50.00 + \$20.00 per Lot Application Fee*
<input type="checkbox"/> Preliminary plat using private onsite/centralized waste water systems	\$50.00 + \$20.00 per Lot Application Fee*
<input checked="" type="checkbox"/> Conditional Use Permit	\$25.00 Application Fee

***Outlots Exempt**

Application Fee _____ + Lot Fee (if applicable)
 (Number of lots _____ Minus Number of Outlots = _____ x \$20.00 Fee Per Lot)
 = Enclosed Fee _____

PLEASE RETURN THIS APPLICATION AND APPROPRIATE APPLICATION FEE TO:

JOHNSON COUNTY PUBLIC HEALTH
855 S. DUBUQUE STREET SUITE 217
IOWA CITY, IA 52240



The application and fee must be received by the department NO LESS THAN 24 HOURS prior to the Johnson County Zoning commission public hearing and/or the Johnson County Zoning Board of Adjustment.

No refund shall be made of any required fee accompanying a required application once filed with the administrative officer.

Signature of Applicant: [Signature] Date: 10/12/24