

**RESOLUTION NO. 01-02-25-01**

**CONSTRUCTION EVALUATION RESOLUTION**

WHEREAS, Iowa Code section 459.304(3) sets out the procedure if a Board of Supervisors wishes to adopt a construction evaluation resolution relating to the construction of a confinement feeding operation structure; and

WHEREAS, only counties that have adopted a construction evaluation resolution can submit to the Department of Natural Resources (DNR) an adopted recommendation to approve or disapprove a construction permit application regarding a proposed confinement feeding operation structure; and

WHEREAS, only counties that have adopted a construction evaluation resolution and submitted an adopted recommendation may contest the DNR's decision regarding a specific application; and

WHEREAS, by adopting a construction evaluation resolution the Board of Supervisors agrees to evaluate every construction permit application for a proposed confinement feeding operation structure received by the Board of Supervisors between February 1, 2025 and January 31, 2026 and submit an adopted recommendation regarding that application to the DNR; and

WHEREAS, the Board of Supervisors must conduct an evaluation of every construction permit application using the master matrix created in Iowa Code Section 459.305, but the Board's recommendation to the DNR may be based on the final score on the master matrix or may be based on reasons other than the final score on the master matrix.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF JOHNSON COUNTY that the Board of Supervisors hereby adopts this construction evaluation resolution pursuant to Iowa Code Section 459.304(3).

It was moved by Fixmer-Oraiz and seconded by Green the Resolution be adopted this 2nd day of January, 2025.

**Roll Call:** Fixmer-Oraiz Aye; Green Aye; Green-Douglass Aye; Remington Aye; Sullivan Aye

/s/ Jon Green, Chairperson  
Board of Supervisors  
Date: December 19, 2024

**ATTEST:**  
/s/ Julie Persons, Auditor  
Johnson County, Iowa

**RESOLUTION NO. 01-09-25-01**

**RESOLUTION APPROVING THE PRELIMINARY AND FINAL PLAT AND  
SUBDIVIDER'S AGREEMENT OF HIDDEN RIDGE SUBDIVISION PART TWO,  
JOHNSON COUNTY, IOWA**

WHEREAS, the owner has filed application PZC-24-28563 for approval of the preliminary and final plat of Hidden Ridge Subdivision Part Two, Johnson County, Iowa; and

WHEREAS, the County Zoning Commission having studied said application, and following a public hearing, recommends that the plat be approved; and

WHEREAS, the Board of Supervisors having studied said application, and following a public hearing, finds that the plat generally conforms to the development regulations in the Unified Development Ordinance, as amended.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF JOHNSON COUNTY, IOWA:

1. That said plat be approved.
2. That the Chairperson be directed to sign said plat and Subdivider's Agreement.
3. This Resolution requires the recording of the following documents:

***A. Resolution & Documents***

Sensitive Areas Exhibit  
Resolution No. 62-2024 – Swisher City Council Approval  
Owner's Certificate  
Certificate of Attorney  
Certificate of County Auditor  
Treasurer's Certificate  
Subdivider's Agreement  
Amendment to Conservation Easement Agreement  
Resolution Affirming the Stability of the Road System

***B. Subdivision Plat (5)***

It was moved by Green-Douglass and seconded by Remington the Resolution be adopted this 9th day of January, 2025.

**Roll Call:** Fixmer-Oraiz Absent; Green Absent; Green-Douglass Aye; Remington Aye; Sullivan Aye

**ATTEST:**

/s/ Jon Green, Chairperson  
Board of Supervisors  
Date: January 9, 2025

/s/ Julie Persons, Auditor  
Johnson County, Iowa

**RESOLUTION NO. 01-09-25-02**

**RESOLUTION APPROVING THE PRELIMINARY AND FINAL PLAT AND  
SUBDIVIDER'S AGREEMENT OF SHAGBARK ACRES SECOND SUBDIVISION,  
JOHNSON COUNTY, IOWA**

WHEREAS, the owner has filed application PZC-24-28586 for approval of the preliminary and final plat of Shagbark Acres Second Subdivision, Johnson County, Iowa; and

WHEREAS the proposed Lot 1 of Shagbark Acres Second Subdivision is only accessible via a private drive constructed and maintained by the Shagbark Acres Homeowners' Association; and

WHEREAS, the County Zoning Commission having studied said application, and following a public hearing, recommends that the plat be approved; and

WHEREAS, the Board of Supervisors having studied said application, and following a public hearing, finds that the plat generally conforms to the development regulations in the Unified Development Ordinance, as amended.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF JOHNSON COUNTY, IOWA:

1. That said plat be approved subject to the following condition:

Prior to any building permit being issued for Lot 1 of Shagbark Acres Second Subdivision, the owner of Lot 1 of Shagbark Acres Second Subdivision shall join the Shagbark Acres Homeowners Association and provide written proof of membership in the Shagbark Acres Homeowners Association from the executive committee of the Shagbark Acres Homeowners Association to the Zoning Administrator.

2. That the Chairperson be directed to sign said plat and Subdivider's Agreement.
3. This Resolution requires the recording of the following documents:

**A. Resolution & Documents**

Sensitive Areas Exhibit  
Resolution No. 24-31 – Solon City Council Approval  
Owner's Certification and Consent to Platting  
Opinion of Attorney  
Certificate of County Auditor  
Certificate of County Treasurer  
Subdivider's Agreement  
Covenant for Fences  
Individual Trustee's Affidavit  
Resolution Affirming the Stability of the Road System

**B. Subdivision Plat (5)**

It was moved by Green-Douglass and seconded by Remington the Resolution be adopted this 9th day of January, 2025.

**Roll Call:** Fixmer-Oraiz Absent; Green Absent; Green-Douglass Aye; Remington Aye; Sullivan Aye

/s/ Jon Green, Chairperson  
Board of Supervisors  
Date: January 9, 2025

**ATTEST:**

/s/ Julie Persons, Auditor  
Johnson County, Iowa

**RESOLUTION NO. 01-09-25-03**

**RESOLUTION APPROVING THE PRELIMINARY AND FINAL PLAT AND  
SUBDIVIDER'S AGREEMENT OF SHROCK ESTATE, JOHNSON COUNTY, IOWA**

WHEREAS, the owner has filed application PZC-24-28605 for approval of the preliminary and final plat of Shrock Estate, Johnson County, Iowa; and

WHEREAS, the County Zoning Commission having studied said application, and following a public hearing, recommends that the plat be approved; and

WHEREAS, the Board of Supervisors having studied said application, and following a public hearing, finds that the plat generally conforms to the development regulations in the Unified Development Ordinance, as amended.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF JOHNSON COUNTY, IOWA:

1. That said plat be approved.
2. That the Chairperson be directed to sign said plat and Subdivider's Agreement.
3. This Resolution requires the recording of the following documents:

**A. Resolution & Documents**

Sensitive Areas Exhibit  
Owner's Acknowledgement of Consent and Dedication  
Attorney's Title Opinion  
Certificate of County Auditor  
Certificate of County Treasurer  
Subdivider's Agreement  
Fence Agreement  
Lienholder's Consent to Plat  
Access Easement Agreement  
Conservation Easement Agreement  
Resolution Affirming the Stability of the Road System

**B. Subdivision Plat (5)**

It was moved by Green-Douglass and seconded by Remington the Resolution be adopted this 9th day of January, 2025.

**Roll Call:** Fixmer-Oraiz Absent; Green Absent; Green-Douglass Aye; Remington Aye; Sullivan Aye

/s/ Jon Green, Chairperson  
Board of Supervisors  
Date: January 9, 2025

**ATTEST:**

/s/ Julie Persons, Auditor  
Johnson County, Iowa

**RESOLUTION NO. 01-09-25-04**

**RESOLUTION APPROVING THE PRELIMINARY AND FINAL PLAT AND  
SUBDIVIDER'S AGREEMENT OF TRUMAN SECOND SUBDIVISION,  
JOHNSON COUNTY, IOWA**

WHEREAS, the owner has filed application PZC-24-28606 for approval of the preliminary and final plat of Truman Second Subdivision, Johnson County, Iowa; and

WHEREAS, the County Zoning Commission having studied said application, and following a public hearing, recommends that the plat be approved; and

WHEREAS, the Board of Supervisors having studied said application, and following a public hearing, finds that the plat generally conforms to the development regulations in the Unified Development Ordinance, as amended.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF JOHNSON COUNTY, IOWA:

1. That said plat be approved.
2. That the Chairperson be directed to sign said plat and Subdivider's Agreement.
3. This Resolution requires the recording of the following documents:

**A. Resolution & Documents**

Owner's Certification and Consent to Platting  
Opinion of Attorney  
Certificate of County Auditor  
Certificate of County Treasurer  
Subdivider's Agreement  
Covenant for Fences  
Mortgagee's Consent to Platting  
Grant of Septic Easement  
Resolution Affirming the Stability of the Road System

**B. Subdivision Plat (5)**

It was moved by Green-Douglass and seconded by Remington the Resolution be adopted this 9th day of January, 2025.

**Roll Call:** Fixmer-Oraiz Absent; Green Absent; Green-Douglass Aye; Remington Aye; Sullivan Aye

/s/ Jon Green, Chairperson  
Board of Supervisors  
Date: January 9, 2025

**ATTEST:**

/s/ Julie Persons, Auditor  
Johnson County, Iowa

**RESOLUTION NO. 01-09-25-05**

**RESOLUTION APPROVING THE PRELIMINARY AND FINAL PLAT AND  
SUBDIVIDER'S AGREEMENT OF OLSON PLACE SUBDIVISION,  
JOHNSON COUNTY, IOWA**

WHEREAS, the owner has filed application PZC-24-28604 for approval of the preliminary and final plat of Olson Place Subdivision, Johnson County, Iowa; and

WHEREAS, the County Zoning Commission having studied said application, and following a public hearing, recommends that the plat be approved; and

WHEREAS, the Board of Supervisors having studied said application, and following a public hearing, finds that the plat generally conforms to the development regulations in the Unified Development Ordinance, as amended.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF JOHNSON COUNTY, IOWA:

1. That said plat be approved.
2. That the Chairperson be directed to sign said plat and Subdivider's Agreement.
3. This Resolution requires the recording of the following documents:

**A. Resolution & Documents**

Sensitive Areas Exhibit  
Owner's Certificate  
Opinion of Attorney  
Certificate of County Auditor  
Certificate of County Treasurer  
Subdivider's Agreement  
Fence Agreement  
Consent of Mortgagee to Subdivision  
Conservation Easement Agreement – Subdivision Olson Place  
Resolution Affirming the Stability of the Road System

**B. Subdivision Plat (5)**

It was moved by Remington and seconded by Green-Douglass the Resolution be adopted this 9th day of January, 2025.

**Roll Call:** Fixmer-Oraiz Absent; Green Absent; Green-Douglass Aye; Remington Aye; Sullivan Aye

/s/ Jon Green, Chairperson  
Board of Supervisors  
Date: January 9, 2025

**ATTEST:**

/s/ Julie Persons, Auditor  
Johnson County, Iowa

**RESOLUTION NO. 01-16-25-01**

**RESOLUTION APPROVING THE SITE PLAN SUBMITTED BY NJN ENTERPRISES, LLC  
FOR THE PROPERTY LOCATED AT 2365 HWY 6 NW**

WHEREAS, the owner has filed application PZC-24-28634 seeking Site Plan approval to construct a building for a landscaping business on the parcel addressed as 2365 HWY 6 NW, Tiffin; and

WHEREAS, the Johnson County Engineer, Johnson County Public Health, and Johnson County Planning, Development, and Sustainability Departments have reviewed the proposed site plan and have no objections to approval of this Site Plan; and

WHEREAS, the Site Plan conforms with the Johnson County Unified Development Ordinance, as amended;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF JOHNSON COUNTY, IOWA:

1. That said Site Plan be approved.
2. The Zoning Administrator is authorized to issue permits for this site in accordance with the standards set forth in the Johnson County Unified Development Ordinance.

It was moved by Sullivan and seconded by Fixmer-Oraiz the Resolution be adopted this 16th day of January, 2025.

**Roll Call:** Fixmer-Oraiz Aye Green Aye Green-Douglass Aye Remington Absent Sullivan Aye

**ATTEST:**

/s/Jon Green, Chairperson  
Board of Supervisors

/s/Eric Van Lancker on behalf of  
Julie Persons, Auditor  
Johnson County, Iowa

Date: January 16, 2025