



Monona County Zoning

MINUTES OF THE ZONING & PLANNING COMMISSION REGULAR MEETING January 23, 2025

On Thursday, January 23, 2025 at 9:00 a.m., Chairperson Alexander called the Monona County Zoning & Planning Commission meeting to order.

Commission members present – James Alexander, Jaclyn Wessel, Linda Friis and Sandy Bubke.

Commission members on Zoom – Patty McCall and Randy Lamprecht

Commission members absent – None

Jaclyn, seconded by Linda, made motion to approve the meeting minutes from October 17, 2024. Motion carried.

Sandy had many updates for the zoning commission concerning the bitcoin ordinance. Not much of the wind turbine ordinance was discussed during the meeting, commission members were ok with the draft that Sandy presented.

Sandy shared with the commission that last Friday morning she received a phone call from April Aseniero, Aurum Capital Ventures, that she was working with WIPCO in Denison to install a data processing center at the substation located at 190th & Sumac Avenue, Ute. Sandy discussed that Monona County does not have an ordinance but were currently working on one. The main concern of April's was the required setback adjacent to the substation. Later in the day, Sandy received a phone call from Stephanie Wiese, Assistant Manager with WIPCO concerning this project. After discussing the project, Sandy told Stephanie that she would need to check with the County Attorney to see if they could continuing with the project or wait until an ordinance was in place. Haley Bryan, Monona County Attorney stated that Sandy could not stop the project from happening without an ordinance.

Sandy has a zoom meeting this afternoon with April and Stephanie to discuss the project. Sandy also received a phone call from Chad Barthman, NIPCO, who is the owner of the ground the substation is on, on Wednesday afternoon. He stated that he would be here for help and if the parcel needed to be rezoned, NIPCO is willing to work with Sandy to do what they need to do.

The commission discussed the ordinance draft. Sandy will work on making the wording of the ordinance flow better and she will send out to the commission for approval. After much discussion, Patty made a motion, seconded by Randy to move the ordinance draft to public hearing. The public hearing date will be Monday, February 10, 2025 at 9:00 am. Motion carried.

The zoom meeting was cut off due to time limit so Patty and Randy were no longer participating in the meeting after the motion was made and voted on. Sandy will start using the county zoom link so the meetings will not have a time limit.

Sandy shared an update with Jaclyn, Linda and James about the online permitting and that we will soon have that up and running, at this time working on the payment side with the bank. No discussion on Vice-Chair during this meeting. Sandy mentioned a discussion she had with Charlie Persinger, Monona County Economic Development Director concerning a discussion he had with a Roseanne Plante – Iowa House District 13. Roseanne would like to come and speak to the ZC concerning the bitcoin processing centers and share her research on why the county should not allow them. Not much discussion on this, James feels that she should speak to the BOS and if they do, invite the ZC to attend that meeting. Sandy will share the email from Charlie with everyone.

Meeting was adjourned at 10:10 a.m.

Respectfully submitted,

Sandy Bubke, Administrator
Monona County Zoning