

BOARD OF ADJUSTMENT – Harlan, Iowa – July 29, 2024

The Board of Adjustment of the City of Harlan met pursuant to the law and the rules of said Board in special session in the Council Chambers in City Hall at 4:30 P.M. on the 29th day of July 2024. Chairman Christensen called the meeting to order, and the following members were:

Present: Mike Burroughs, Mike Christensen, Doug Hammer, Julie Olson

Present Electronically: Ruthanne Grimsley

Also Present: Board Secretary Susan Brammann, Zoning Administrator Gene Gettys, Building Inspector Roger Bissen

The Chairman presented the agenda. It was moved by Hammer and seconded by Burroughs that the agenda be approved. Roll call vote: AYES: Olson, Hammer, Christensen, Grimsley, Burroughs. NAYS: None. Motion carried.

Chairman Christensen asked that any conflicts of interest be stated. None were stated.

It was moved by Grimsley and seconded by Burroughs to approve the minutes from the 05/16/2024 meeting. Roll call vote: AYES: Olson, Hammer, Christensen, Grimsley, Burroughs. NAYS: None. Motion carried.

Nominate Chair and Vice-Chairperson through 6/30/25: Mike Christensen was nominated as Chair. It was moved by Hammer and seconded by Burroughs. Motion carried unanimously. Ruthanne Grimsley was nominated as Vice-Chairperson. It was moved by Hammer and seconded by Burroughs. Motion carried unanimously.

Christensen announced that this was the date, time, and place for the public hearing regarding:

- a. CASE BA2024-005 – Application by Cody Rodasky DBA Post Primal Archery LLC.

Motion to open meeting by Grimsley and seconded by Hammer. Roll call vote: AYES: Olson, Hammer, Christensen, Grimsley, Burroughs. NAYS: None. Motion carried.

Petitioner was present to expound on the nature of his business Post Primal Archery. He stated that it includes bow tuning, arrow building and retail business that is by appointment only. Equipment to be used is an arrow saw that emits 68 decibels of sound. All business is conducted inside the home. He does use a steel plate to test targeting in house, no target testing is done outside the home. He stated that during deer season business will be picking up.

Gettys Zoning Admin stated that primary concern is to keep the integrity intact in the neighborhood. Per Code Chapter 165; 165.13, R-1 zoning regulations: “Signs: No sign denoting the business, its activities or products shall be allowed.” Recommendation is that no sign in yard.

Neighbors: None Present

It was moved by Hammer and seconded by Burroughs to close the public hearing. Roll call vote: AYES: Olson, Hammer, Christensen, Grimsley, Burroughs. NAYS: None. Motion carried.

It was moved by Burroughs and seconded by Hammer to approve the application with the stipulation that no sign will be allowed in yard. Roll call vote: AYES: Olson, Hammer, Christensen, Grimsley, Burroughs. NAYS: None. Motion carried.

Other Business: Todd Valline was present to offer help to promote business through Shelby County Chamber of Commerce.

It was moved by Hammer and seconded by Olson to close the public hearing. Roll call vote: AYES: Olson, Hammer, Christensen, Grimsley, Burroughs. NAYS: None. Motion carried.

There being no further business, the meeting adjourned.

Susan Brammann

Susan Brammann, Secretary

Mike Christensen, Chairperson

These minutes are as recorded by the Secretary and are subject to Board approval at the next called meeting.