

Minutes

DELAWARE COUNTY BOARD OF ADJUSTMENT

1:00 p.m.

December 16, 2025

Conference Room (basement), Delaware County Courthouse
301 E Main Street, Manchester, Iowa

Board Members Present: Chair Therese Beswick, Tammy Eibey, Marv Heims
Board Members Excused: Randy Rattenborg
Board Members Absent:
Staff Member Present: Zoning Administrator Alex Linderwell.

CALL TO ORDER AND ROLL CALL: The meeting was called to order by Chair Beswick at 1:00PM and roll call taken. A sign-in sheet was distributed. Those members of the public in attendance are listed below.

First and Last Names	Street Address	City, State	Zip Code
Christy Steiert	200 Echo Dr	Waverly, IA	50677

MINUTES: Motion by Heims, seconded by Eibey, to approve the minutes of the September 16, 2025 Board of Adjustment meeting as submitted. Motion carried by the following vote: Aye – Chair Therese Beswick, Tammy Eibey, Marv Heims Nay – None.

CASE: 1-25 **Special Exception -- 26236 211th Ave Manchester, IA 52057 in Milo Township, Section 25, Township 88, Range 5 W, PIN 250250203200**

Applicant: Kurt Steiert

Proposal: Proposing an addition with a 2'6" side yard setback instead of required 5' setback

Chair Beswick opened the public hearing and summarized the request of applicant. Chair Beswick asked for a presentation by the applicant.

Applicant Christy Steiert spoke in favor of the request. She explained that due to the placement of the house on the lot, the corner of the addition would encroach the required 5' setback.

Zoning Administrator Linderwell reviewed the staff report.

Chair Beswick asked for public comments. There were none

Chair Beswick closed the public hearing. Commission members reviewed the standards for review, and discussion followed.

Motion by Beswick, seconded by Heims, to approve special exception of a 2.5 foot setback instead of the 5 foot setback. Motion carried by the following vote: Aye – Chair Therese Beswick, Tammy Eibey, Marv Heims Nay – None

ITEMS FROM PUBLIC: None.

ITEMS FROM Board: The Board asked the status of their recommendation to the Zoning Commission. Zoning Administrator Linderwell informed them it is on the December 17th meeting agenda.

ITEMS FROM STAFF: Next Meeting is scheduled for January 20, 2026.

ADJOURNMENT: Motion by Eibey, seconded by Heims, to adjourn. Motion carried by the following vote: Aye – Chair Therese Beswick, Tammy Eibey, Marv Heims Nay – None
The meeting adjourned at 1:34 p.m.

Respectfully submitted,

Alex Linderwell, Zoning Administrator

Adopted: