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Prepared By: Marcus Amman, Story County Planning and Development, 900 6th Street, Nevada, IA 50201 (515) 382-7245

Please return to:
Planning & Development

**STORY COUNTY IOWA
ORDINANCE NO. 324
AN ORDINANCE AMENDING CHAPTER 85, GENERAL
PROVISIONS AND DEFINITIONS AND CHAPTER 90, CONDITIONAL USES OF THE
STORY COUNTY CODE OF ORDINANCES – LAND DEVELOPMENT
REGULATIONS FOR A TEXT AMENDMENT TO ALLOW CABINS AS ACCESSORY
USES TO GOLF COURSE CONDITIONAL USES IN THE A-1 ZONING DISTRICT**

BE IT ENACTED by the Board of Supervisors of Story County, Iowa:

Section 1. Purpose. An Ordinance amending Chapter 85—General Provisions and Definitions and Chapter 90—Conditional Uses, of the Story County Land Development Regulations, as follows, to update the definition of golf courses in Chapter 85.08 to add cabins, and to add supplemental standards to golf courses in Chapter 90.08.

Section 2. Proposed Amendments. The amendments are as shown in Attachment A of this ordinance and are summarized below.

85.08, General Provisions and Definitions:

- Amending the definition of golf course to allow cabins or lodging.

90.08, Supplemental Standards for Conditional Uses:

- Defining supplemental standards to be applied to cabins located on golf courses.

Section 3. Repealer. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

Section 4. Saving Clause. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the

ordinance as a whole or any section, provision or part thereof not adjudged invalid or unconstitutional.

Section 5. Effective Date. This ordinance shall be effective after its final passage, approval and publication of the ordinance or a summary thereof, as provided by law.

Action upon FIRST Consideration: Approved
DATE: May 20, 2025

Moved by: Murken
Seconded by: Faisal
Voting Aye: Murken, Faisal, Heddens
Voting Nay: None
Not Voting: None
Absent: None

Action upon SECOND Consideration: Approved
DATE: May 27, 2025

Moved by: Murken
Seconded by: Faisal
Voting Aye: Murken, Faisal, Heddens
Voting Nay: None
Not Voting: None
Absent: None

Action upon THIRD Consideration: Waived
DATE: June 3, 2025

Moved by: _____
Seconded by: _____
Voting Aye: _____
Voting Nay: _____
Not Voting: _____
Absent: _____

ADOPTED THIS 27th day of MAY, 2025.

Lisa K Heddens

Chairperson, Board of Supervisors

Attest:

[Signature]

County Auditor

ROLL CALL	Latifah Faisal	Yea <input checked="" type="checkbox"/>	Nay <input type="checkbox"/>	Absent <input type="checkbox"/>
FOR ALLOWANCE	Lisa Heddens	Yea <input checked="" type="checkbox"/>	Nay <input type="checkbox"/>	Absent <input type="checkbox"/>
	Linda Murken	Yea <input checked="" type="checkbox"/>	Nay <input type="checkbox"/>	Absent <input type="checkbox"/>

ALLOWED BY VOTE
OF BOARD

Yea 3 Nay 0 Absent 6

Lisa K Heddens

CHAIRPERSON

Above tabulation made by [Signature]



ATTACHMENT A

Amendments to Chapter 85.08—General Provisions and Definitions of the Story County Code of Ordinances

85.08 DEFINITIONS.

117. "Golf course" means a lot, parcel, or tract of land laid out for at least nine holes for playing the game of golf, whether public or private, and improved with tees, greens, fairways, and other game-related hazards, within which the area is not artificially illuminated. A golf course may include a clubhouse, restrooms, driving range, pitch-and-putt practice range, cabins or lodging, shelters as accessory uses, but excludes miniature golf courses. The clubhouse may provide additional services customarily furnished such as swimming and related retail sales that may include a restaurant and cocktail lounge if approved as part of the required conditional use permit.

Amendments to Chapter 90.08—Supplemental Standards for Conditional Uses

90.08 (11) Cabins located on golf courses.

A. A golf course designed as a 9-hole golf course may be permitted up to 3 cabins with an occupancy not to exceed 8 people per cabin.

B. A golf course designed as an 18-hole golf course may be permitted up to 6 cabins with an occupancy not to exceed 8 people per cabin.

(1) A golf course is designed as an 18-hole golf course if that golf course has 18 unique Tee Boxes and 18 unique Greens.