# AGENDA
# CITY OF CEDAR FALLS, IOWA
# PLANNING AND ZONING COMMISSION MEETING
# WEDNESDAY, MARCH 25, 2026
# 5:30 PM AT CITY HALL, 220 CLAY STREET

**Call to Order and Roll Call**

**Approval of Minutes**

1. Planning and Zoning Commission Regular Meeting Minutes for March 11, 2026

**Public Comments**

**Old Business**

**2. Preliminary Plat – Meadow Ridge Addition (PP25-005)**
**Location:** South side of W. 1st Street, east of Winding Ridge Road
**Petitioner:** ME Associates, LLC, Owner; VJ Engineering, Project Engineer
**Previous discussion:** March 11, 2026
**Recommendation:** Discussion deferred to April 8, 2026
**P&Z Action:** No discussion or action at this meeting. Discussion deferred to April 8, 2026.

**New Business**

**3. College Hill Design Review - New Duplex (DR26-003)**
**Location:** 2110-2112 Iowa Street
**Petitioner:** Bryce Geisler; owner
**Previous discussion:** None
**Recommendation:** Approval
**P&Z Action:** Discuss and consider making a recommendation to City Council

**4. College Hill Design Review – New Projecting Sign (DR26-008)**
**Location:** 917 W. 23rd
**Petitioner:** Yi Andersen, business owner; Mudd Signs, applicant
**Previous discussion:** None
**Recommendation:** Approval
**P&Z Action:** Discuss and consider making a recommendation to City Council

**5. Preliminary Plat – Greenhill Village Commons (PP26-002)**
**Location:** South of Lloyd Lane, east of Norse Drive, along Loren Drive extended
**Petitioner:** GHV Holdings, LLC, Owner; Brewer Civil, LLC., Project Engineer
**Previous discussion:** None
**Recommendation:** Discuss and continue to the next meeting
**P&Z Action:** Discuss, provide direction, and continue to the next meeting.

**6. Rezoning – 38.25 Acres within West Viking Road Industrial Park from M-1-P Planned Light Industrial District to M-2 Heavy Industrial District (RZ26-001)**
**Location:** North of Technology Parkway and West of Innovation Drive
**Petitioner:** City of Cedar Falls
**Previous discussion:** None
**Recommendation:** Discuss and set a public hearing
**P&Z Action:** Discuss and set a public hearing for the next meeting (April 8th)

7. **Zoning Text Amendments – Cryptocurrency Mining; Utilities and Public Facilities (TA25-007)**
   **Petitioner:** City of Cedar Falls
   **Previous discussion:** None
   **Recommendation:** Discuss and set a public hearing
   **P&Z Action:** Discuss and set a public hearing for the next meeting (April 8th)

**Commission Updates**

**Adjournment**

Reminders:

* April 8 and April 22, 2026 - Planning & Zoning Commission Meetings

* April 6 and April 20, 2026 - City Council Meetings