

MINUTES
PLAN AND ZONING COMMISSION MEETING
CITY OF DAVENPORT, IOWA
TUESDAY, AUGUST 31, 2021; 5:00 PM
CITY HALL, 226 W 4TH ST, COUNCIL CHAMBERS

REGULAR MEETING AGENDA

I. Roll Call

Present: Johnson, Tallman, Inghram, Hepner, Brandsgard, Reinartz, Maness, Garrington,
Stelk, Schneider, Lammers
Staff: Berkley, Werderitch

II. Report of the City Council Activity

Berkley updated the Commission on the status of Case F21-03 (Oak Subdivision) and F21-07 (Palmer College Foundation), which were approved by City Council.

III. Secretary's Report

A. Consideration of the August 17, 2021 meeting minutes.

Motion by Hepner, second by Johnson to approve the August 17, 2021 meeting minutes. Motion to approve was unanimous by voice vote (10-0).

IV. Report of the Comprehensive Plan Committee

V. Zoning Activity

A. Old Business

B. New Business

VI. Subdivision Activity

A. Old Business

B. New Business

- i. Case F21-10: Request of Catherine Cartee for a Final Plat of a 2 lot subdivision on 2 acres located at 4837 West Locust Street. [Ward 1]

Werderitch provided an overview of the proposed residential subdivision. Luke Miller, Klinger and Associates, was in attendance to answer questions on behalf of the petitioner.

Staff recommended the Plan and Zoning Commission accept the listed findings and forward Case F21-10 to the City Council with a recommendation for approval subject to the listed conditions:

1. That the surveyor signs the plat.
2. That the utility providers sign the plat when their easement needs have been met.
3. Submit an updated access easement and maintenance agreement providing all existing and proposed lots with access rights.
4. Show all existing utility easements.
5. Add a note stating, "Blanket underground easements granted for all primary and secondary electric cables, pad mounted transformers, electric transformers, primary cables, gas service, gas main, utility poles, manholes, water service, sewer lateral, telephone service and cable T.V. service to individual structures and street lights.

Findings:

1. The final plat conforms to the comprehensive plan Davenport +2035.
2. The final plat prepares the area for future development.
3. The plat (with conditions recommended by City Staff) would achieve consistency with subdivision requirements.

Motion by Tallman, second by Lammers to approve Case F21-10 subject to conditions. Motion to approve was unanimous by a roll call vote (10-0).

VII. Future Business

Berkley updated the Commission that Zoning Text Amendments will be scheduled for the September 14, 2021 meeting. The intention is to promote reinvestment in North Park Mall and the surrounding commercial corridors.

VIII. Communications

The executive committee is reviewing the existing by-laws and intends to make minor revisions, which will be presented to the Commission at a future meeting date.

IX. Other Business

X. Adjourn

Motion by Tallman, second by Johnson to adjourn the meeting. Motion to adjourn was unanimous by voice vote (10-0).

The meeting adjourned at 5:10 pm.