

CITY COUNCIL MEETING

City of Davenport, Iowa

Wednesday, June 10, 2020; 5:30 PM

City Hall, 226 W 4th St, Council Chambers

A partially electronic meeting is being held because a fully "in person" meeting is impossible or impractical due to concerns for the health and safety of Council members, staff, and the public presented by COVID-19, and to follow the Governor's proclamation directing social distancing and placing restrictions on gatherings.

I. Moment of Silence

II. Pledge of Allegiance

III. Roll Call

IV. Meeting Protocol and Decorum

V. Approval of Minutes

Approval of the City Council Meeting Minutes for May 27, 2020.

VI. City Administrator Update

VII. Report on Committee of the Whole

Approval of the Report on Committee of the Whole for June 3, 2020.

VIII. Appointments, Proclamations, Etc.

A. Appointments

1. Parks & Recreation Advisory Board

- Leah Spratt (Re-Appointment / At-Large Gripp)

- Tegan Trees (Re-Appointment / At-Large Condon)

B. Proclamations

1. Schuetzen Park Day - June 12, 2020

2. Juneteenth National Freedom Day - June 19, 2020

IX. Petitions and Communications from Council Members and the Mayor

X. Individual Approval of Items on the Discussion Agenda

1. Third Consideration: Ordinance for Case ORD20-01 being the request of the City of Davenport to amend several sections of Title 17 of the Municipal Code entitled "Zoning." [All Wards]

2. Preliminary Resolution for the FY20 Alley Resurfacing Program. [Ward 5]

3. Resolution approving the plans, specifications, form of contract, and estimate

of cost for the N Division St Pavement Reconstruction Project, CIP #35042. [Wards 3 & 4]

4. Resolution authorizing the Mayor to execute the necessary documents to convey the vacated portion of the original Division St right-of-way to the owner of adjacent parcels W0303-13B and W0303-22B. [Ward 8]
5. Motion to approve the appeal to overturn the decision of the Design Review Board to deny approval of a combination fence/wall design adjacent to 2108 E 11th St (John Wisor, appellant). [Ward 5]

**YES VOTE OVERTURNS DESIGN REVIEW BOARD DECISION; NO
VOTE UPHOLDS DESIGN REVIEW BOARD DECISION.**

6. Motion determining property values for the FY20 Alley Resurfacing Program. [Ward 5]

XI. Approval of All Items on the Consent Agenda

****NOTE:** These are routine items and will be enacted at the City Council Meeting by one roll call vote without separate discussion unless an item is requested to be removed and considered separately.

1. Third Consideration: Ordinance for Case REZ20-01 being the request of the City of Davenport to rezone the properties located at all four corners of the intersection of N Pine St and W 3rd St from R-4C, Single and Two-Family Central Residential District to C-1, Neighborhood Commercial District. [Ward 3]
2. Second Consideration: Ordinance amending Schedule V of Chapter 10.96 entitled "Four-Way Stop Intersections" by deleting 68th St at Jebens Ave and adding 67th St at Jebens Ave. [Ward 8]
3. Second Consideration: Ordinance amending Sections 3.32.040 and 3.32.060 of the Davenport Municipal Code reallocating the tax levy rates between operating and capital uses for the Downtown SSMID District without increasing the total tax levy. [Ward 3]
4. Resolution setting a Public Hearing regarding the proposed sale of the vacated former public right-of-way located at N Elsie Ave extended north of W 3rd Pl (Schuetzenpark Gilde, petitioner). [Ward 1]
5. Resolution accepting work completed under the W 29th St Pavement Reconstruction Project, CIP #35040. The total contract with Centennial Contractors, Inc of Moline, IL was \$131,150.22. [Ward 7]
6. Resolution awarding the FY21 Sidewalk Program to Hawkeye Paving Corporation of Bettendorf, IA in the amount of \$207,670, CIP #28025 [All Wards]
7. Resolution approving the contract to purchase five (5) pick-up trucks from the State of Iowa bid #19098 to Stew Hansens Dodge City of Des Moines, IA in the amount of \$126,849. [All Wards]
8. Resolution awarding the contract for the Ultraviolet Disinfection Project at

Water Pollution Control Plant to General Constructors Inc of Bettendorf, IA in the amount of \$6,340,246, CIP #39005. [All Wards]

9. Resolution assessing the cost of boarding up buildings at various lots and tracts of real estate. [All Wards]
10. Resolution assessing the cost of brush & debris removal at various lots and tracts of real estate. [All Wards]
11. Resolution assessing the cost of building demolitions at various lots and tracts of real estate. [All Wards]
12. Resolution assessing the cost of sidewalk repairs at various lots and tracts of real estate. [All Wards]
13. Resolution assessing the cost of snow removal at various lots and tracts of real estate. [All Wards]
14. Resolution assessing the cost of streetscaping improvement projects at various lots and tracts of real estate. [Ward 3]
15. Resolution awarding the contract for the consultant for the Parks and Recreation Master Plan to Confluence of Cedar Rapids, IA in the amount of \$119,900, CIP #64085. [All Wards]
16. Resolution approving the five year auditing services contract for the Finance Department to Eide Bailly LLP of Dubuque, IA. [All Wards]
17. Motion approving the noise variance request below for an event on the listed dates and times.

McGrath Quad Cities Harley-Davidson; Bike Night; 5320 Corporate Park Drive; Thursday, July 16, 2020 and Thursday, August 20, 2020 5:00 p.m. - 9:00 p.m.; Outdoor music, over 50 dBa. [Ward 6]

18. Motion approving beer and liquor license applications.

A. New License, new owner, temporary permit, temporary outdoor area, location transfer, etc (as noted):

Ward 6

Granite City Food & Brewery (Granite City, Inc) - 5270 Utica Ridge Rd - Outdoor Area - New License - License Type: C Liquor

B. Annual license renewals (with outdoor area renewals as noted):

Ward 1

Emeis Golf Course (City of Davenport) - 4500 W Central Park Ave - Outdoor Area - License Type: C Liquor

St. Alphonsus Church Holy Name Society (St. Alphonsus Church of Davenport, Inc) - 2618 Boise Ave - Outdoor Area - License Type: B Beer

Ward 2

Hickory Garden Restaurant (Fazliu Inc) - 3311 Hickory Grove Rd - Outdoor Area - License Type: Beer/Wine

Pilot Travel Center #636 (Pilot Travel Centers LLC) - 8200 Northwest Blvd - License Type: C Beer

Walgreens #03595 (Walgreens Co) - 1720 W Kimberly Rd - License Type: E Liquor

Ward 3

Blackhawk Bowl & Martini Lounge (Blackhawk Bowl & Martini Lounge LLC) - 200 E 3rd St - License Type: C Liquor

Cru 221 (Cru 221, LLC) - 221 Brady St - License Type: C Liquor

Devon's Complaint Dept (Triple Crown Whiskey Bar LLC) - 304 E 3rd St - Outdoor Area - License Type: C Liquor

Duck City Delicatessen & Bistro (Moskowitz Llewellyn Restaurant Systems, Inc) - 115 E 3rd St - Outdoor Area - License Type: C Liquor

Endless Brews (Endless Brews, LLC) - 310 N Main St - License Type: B Beer

Half Nelson (Bucktown Restaurant Company, LLC) - 321 E 2nd St - Outdoor Area - License Type: C Liquor

Redstone Room (River Music Experience) - 129 Main St Second Floor - License Type: C Liquor

The River's Edge (City of Davenport) - 700 W River Dr - License Type: B Beer

Taste of Ethiopia (Taste of Ethiopia, LLC) - 102 S Harrison St - Outdoor Area - License Type: Beer/Wine

Woodfire Grill (Redstone Woodfire Grill, LLC) - 131 W 2nd St - Outdoor Area - License Type: C Liquor

Ward 4

Walgreens #05239 (Walgreen Co.) - 1660 W Locust St - License Type: E Liquor

Ward 5

The 11th Street Precinct Bar and Grill (Carpe Diem I LLC) - 2108 E 11th St - Outdoor Area - License Type: C Liquor

Brew in the Village (3 Blessings Incorporated) - 1104 Jersey Ridge Rd - Outdoor Area - License Type: C Liquor

Grumpy's Saloon (2118-2120, Inc) - 2120 E 11th St - License Type: C Liquor

Harris Pizza (Mister Pizza, Inc) - 524 E Locust St - License Type: B Beer

QC Mart (Bethany Enterprises, Inc) - 412 E Locust St - License Type: C Beer

Rookie's Sports Bar (Rookies, Inc) - 2818 Brady St - License Type: C Liquor

Walgreens #11709 (Walgreen Co) - 1805 Brady St - License Type: E Liquor

Ward 6

Big River Bowling (Kimberly Entertainment LLC) - 2902 E Kimberly Rd - License Type: C Liquor

Buffalo Wild Wings (Blazin Wings, Inc) - 4860 Utica Ridge Rd - Outdoor Area - License Type: C Liquor

Cafe Indigo (Cafe Indigo, LLC) - 4925 Utica Ridge Rd - Outdoor Area - License Type: C Liquor

Duck Creek Golf Course (City of Davenport) - 3000 E Locust St - Outdoor Area - License Type: C Liquor

Lindsay Park Yacht Club (Lindsay Park Yacht Club, Inc) - 2101 E River Dr - Outdoor Area - License Type: A Liquor

Rave Davenport 53 & IMAX (Cinemark USA, Inc) - 3601 E 53rd St - License Type: Beer/Wine

Walgreens #06186 (Walgreen Co) - 4011 E 53rd St - License Type: E Liquor

Ward 7

Kwik Star #294 (Kwik Trip, Inc) - 1650 W Kimberly Rd - License Type: C Beer

Los Portales Mexican Restaurant 2, Inc (Los Portales Mexican Restaurant 2, Inc) - 1012 E Kimberly Rd - License Type: C Liquor

Walgreens #04041 (Walgreen Co) - 1525 E Kimberly Rd - License Type: E Liquor

Ward 8

Exotic Thai Restaurant (Exotic Thai Restaurant, Inc) - 2303 E 53rd St - Outdoor Area - License Type: C Liquor

Iowa Machine Shed (Machine Shed, LLC) - 7250 Northwest Blvd) - License Type: C Liquor

Red Hawk Golf Course (City of Davenport) - 6364 Northwest Blvd) - Outdoor Area - License Type: B Beer

19. Motion approving the contract for the Pine St Sidewalk Project to Hawkeye Paving Corporation of Bettendorf, IA in the amount of \$67,770, CIP #28021. [Ward 2]

XII. Other Ordinances, Resolutions and Motions

XIII. Public with Business

PLEASE NOTE: At this time individuals may address the City Council on any matters of City business not appearing on this agenda. This is not an opportunity to discuss issues with the Council members or get information. In accordance with Open Meetings law, the Council can not take action on any complaint or suggestions tonight, and can not respond to any allegations at this time.

Please state your Name and Ward for the record. There is a five (5) minute time limit. Please end your comments promptly.

XIV. Reports of City Officials

XV. Adjourn

XVI. Executive Session

1. To evaluate the performance of individuals in closed session as requested by those individuals pursuant to Iowa Code Section 21.5(1)(I).

City of Davenport

Agenda Group:
Department: City Clerk
Contact Info: Brian Krup 563-326-6163
Wards:

Action / Date
6/10/2020

Subject:
Approval of the City Council Meeting Minutes for May 27, 2020.

ATTACHMENTS:

Type	Description
▣ Backup Material	CC Min 052720

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Admin, Default	Approved	6/4/2020 - 10:44 AM

City of Davenport, Iowa
City Council Meeting Minutes

Wednesday, May 27, 2020

The City Council of Davenport, Iowa met in regular session on Wednesday, May 27, 2020 at 5:30 p.m. in the Council Chambers at Davenport City Hall, 226 W 4th St, Davenport, IA with Mayor Mike Matson presiding and all Aldermen present (the following Aldermen were present via telephone: Ald. Dickmann, Ald. Dohrmann, Ald. Jobgen, Ald. Lee, Ald. Meginnis, and Ald. Peacock). A partially electronic meeting was held because a fully "in person" meeting was impossible or impractical due to concerns for the health and safety of Council members, staff, and the public presented by COVID-19, and to follow the Governor's proclamation directing social distancing and placing restrictions on gatherings.

I. Moment of Silence

II. Pledge of Allegiance

III. Roll Call

IV. Meeting Protocol and Decorum

V. Approval of Minutes

APPROVED

Approval of the City Council Meeting Minutes for May 13, 2020.

VI. City Administrator Update

VII. Report on Committee of the Whole

APPROVED

Approval of the Report on Committee of the Whole for May 20, 2020.

COUNCIL CHAMBERS, CITY HALL, Davenport, Iowa, Wednesday, May 20, 2020--The Council observed a moment of silence. Pledge of Allegiance. The Council met in Committee of the Whole at 5:30 p.m. with Mayor Matson presiding and all Aldermen present (the following Aldermen were present via telephone: Ald. Dickmann, Ald. Dohrmann, Ald. Jobgen, Ald. Lee, Ald. Meginnis, and Ald. Peacock). A partially electronic meeting was held because a fully "in person" meeting was impossible or impractical due to concerns for the health and safety of Council members, staff, and the public presented by COVID-19, and to follow the Governor's proclamation directing social distancing and placing restrictions on gatherings.

*The following **Public Hearings** were held: Public Works: 1) on the plans, specifications, form of contract, and estimate of cost for the Sterilite Intersection Improvements - Hillandale Rd (145th Ave) & Slopertown Rd project, CIP #35029; 2) on the plans, specifications, form of contract, and estimate of cost for the Northwest Blvd and N Division St Left Turn Lanes project, CIP #38009; 3) on the plans, specifications, form of contract, and estimate of cost for the 2020 Crack Seal Program, CIP #35042; and 4) on the plans, specifications, form of contract, and estimate of cost for the Hydrogen Sulfide Abatement Project at the Davenport Compost Facility, CIP #23056. Finance: 1) to amend the FY20 Operating and Capital Improvement Budgets.*

***Action items for Discussion:** (The votes on all motions were by voice vote. All votes were unanimous unless specifically noted.) Community Development: Ald. Gripp reviewed all items listed. On motion by Ald. Lee, second by Ald. Ambrose all items moved to the Consent Agenda. Public Safety: Ald. Ambrose reviewed all items listed. On motion by Ald. Jobgen, second by Ald. Dunn items #2 (Motion approving the*

noise variance request for NTS Corporate Housing's Drive-in Movie Nights at NorthPark Mall) and #4 (Motion approving the liquor license and the request for waiver of 600 foot separation from child care providers for Family Dollar at 2378 Rockingham Rd) moved to the Discussion Agenda and all other items moved to the Consent Agenda. Public Works: Ald. Dunn reviewed all items listed. On motion by Ald. Dohrmann, second by Ald. Ambrose item #10 (Resolution approving the contract for the 46th St Patching – Marquette St to Warren St project to Hawkeye Paving Corporation of Bettendorf, IA in the amount of \$320,460.50, CIP #35042) moved to the Discussion Agenda and all other items moved to the Consent Agenda. Finance: Ald. Condon reviewed all items listed. On motion by Ald. Peacock, second by Ald. Ambrose all items moved to the Consent Agenda.
Council adjourned at 6:07 p.m.

VIII. Appointments, Proclamations, Etc.

A. Appointments

APPROVED 2020-209

1. Library Board of Trustees

- Joe Heinrichs (New Appointment)
- Craig Cooper (Re-Appointment)
- Amanda Motto (Re-Appointment)

2. Historic Preservation Commission

- Kevin Lesthaeghe (New Appointment)
- Christine Powers (Re-Appointment)

3. Housing Commission

- Joyce Miller (Re-Appointment)
- Gary Susich (Re-Appointment)

4. Zoning Board of Adjustment

- Jim Reistroffer (Re-Appointment)

B. Proclamations

ISSUED 2020-210

1. Motorcycle Awareness Month - May 2020

IX. Petitions and Communications from Council Members and the Mayor

X. Individual Approval of Items on the Discussion Agenda

1. On motion by Ald. Ambrose, second by Ald. Dunn with all Aldermen present voting aye, the following Resolution was adopted:

Resolution approving the contract for the 46th St Patching - Marquette St to Warren St project to Hawkeye Paving Corporation of Bettendorf, IA in the amount of \$320,460.50, CIP #35042. [Ward 7]

ADOPTED 2020-211

2. *On motion by Ald. Ambrose, second by Ald. Gripp with all Aldermen present voting aye, the following Motion passed:*

Motion approving the following noise variance request for the listed dates and time.

NTS Corporate Housing; Drive-in Movie Nights; NorthPark Mall, 320 W Kimberly Rd;
6:00 p.m. - 11:00 p.m. Tuesday-Saturday beginning June 5 through October 31,
2020; Outdoor movies, over 50 dBa. [Ward 7] **PASSED 2020-212**

3. *On motion by Ald. Ambrose, second by Ald. Dunn with all Aldermen present voting nay on approving the request for waiver of 600 foot separation from child care provider rule, the following Motion failed:*

Motion approving the following beer and liquor license application.

FAILED

A. New license, new owner, temporary permit, temporary outdoor area, location transfer, etc (as noted):

Ward 1

Family Dollar Store #21879 (Family Dollar Stores of Iowa, LLC) – 2378 Rockingham Rd - New Carry-Out License - License Type: C Beer/B Wine
Subject to approval of 600' distance separation waiver

B. Request for waiver of 600 foot separation from child care providers rule:

Ward 1

Family Dollar Store #21879 (Family Dollar Stores of Iowa, LLC) – 2378 Rockingham Rd - New Carry-Out License - License Type: C Beer/B Wine

XI. Approval of All Items on the Consent Agenda

****NOTE:** These are routine items and will be enacted at the City Council Meeting by one roll call vote without separate discussion unless an item is requested to be removed and considered separately.

On motion by Ald. Ambrose, second by Ald. Dunn with all Aldermen present voting aye, the Consent Agenda was approved as follows:

1. Second Consideration: Ordinance for Case ORD20-01 being the request of the City of Davenport to amend several sections of Title 17 of the Municipal Code entitled "Zoning." [All Wards] **MOVED TO THIRD CONSIDERATION**

2. Second Consideration: Ordinance for Case REZ20-01 being the request of the City of Davenport to rezone the properties located at all four corners of the intersection of N Pine St and W 3rd St from R-4C, Single and Two-Family Central Residential District to C-1, Neighborhood Commercial District. [Ward 3] **MOVED TO THIRD CONSIDERATION**

3. First Consideration: Ordinance amending Schedule V of Chapter 10.96 entitled “Four-Way Stop Intersections” by deleting 68th St at Jebens Ave and adding 67th St at Jebens Ave.
[Ward 8] **MOVED TO SECOND CONSIDERATION**

4. First Consideration: Ordinance amending Sections 3.32.040 and 3.32.060 of the Davenport Municipal Code reallocating the tax levy rates between operating and capital uses for the Downtown SSMID District without increasing the total tax levy. [Ward 3]
MOVED TO SECOND CONSIDERATION

5. Resolution approving the Public Transportation Agency Safety Plan (PTASP) for Davenport CitiBus as required by the Federal Transit Administration (FTA). [All Wards]
ADOPTED 2020-213

6. Resolution accepting the Federal CARES Act grant offer of \$69,000 and the approval of associated Grant Agreement between the City of Davenport and the Federal Aviation Administration. [Ward 8]
ADOPTED 2020-214

7. Resolution accepting the FY19 Contract Sewer Repair Program for Hometown Plumbing and Heating Co of Davenport, IA, CIP #30044 and #33001. [All Wards]
ADOPTED 2020-215

8. Resolution approving and authorizing the execution of an agreement between the City of Davenport and the Iowa Department of Transportation (DOT) covering the provision of federal-aid funding for the Elm St Bridge Over Canadian Pacific Railroad Replacement Project, CIP #21006. [Ward 5]
ADOPTED 2020-216

9. Resolution awarding the contract for the 2020 Microsurfacing Program to Missouri Petroleum Products Co, LLC of St. Louis, MO in the amount of \$229,401.05, CIP #35042.
[Wards 4, 5, & 8] **ADOPTED 2020-217**

10. Resolution approving the plans, specifications, form of contract, and estimate of cost for the 2020 Crack Seal Program, CIP #35042. [Wards 3, 4, 5, & 6] **ADOPTED 2020-218**

11. Resolution approving the plans, specifications, form of contract, and estimate of cost for the Sterilite Intersection Improvements - Hillandale Rd (145th Ave) and Slopertown Rd project, CIP #35029. [Ward 8]
ADOPTED 2020-219

12. Resolution approving the plans, specifications, form of contract, and estimate of cost for the Northwest Blvd and N Division St Left Turn Lanes project, CIP #38009. [Ward 8]
ADOPTED 2020-220

13. Resolution approving the plans, specifications, form of contract, and estimate of cost for the Hydrogen Sulfide Abatement Project at the Davenport Compost Facility, CIP #23056.
[Ward 1] **ADOPTED 2020-221**

14. Resolution approving a blanket contract for the purchase of road salt for the 2020-2021 winter season (including base purchase and supplemental order) to Compass Minerals

America, Inc of Overland Park, KS in the amount of \$58.32/ton for the base purchase and \$77.93/ ton for the supplemental order. [All Wards] **ADOPTED 2020-222**

15. Resolution amending the FY20 Operating and Capital Improvement Budgets. [All Wards] **ADOPTED 2020-223**

16. Resolution setting a Public Hearing authorizing the City to convey the vacated portion of the original Division St right-of-way to the owner of adjacent parcels W0303-13B and W0303-22B. [Ward 8] **ADOPTED 2020-224**

17. Motion approving beer and liquor license applications. **PASSED 2020-225**

A. New license, new owner, temporary permit, temporary outdoor area, location transfer, etc. (as noted):

Ward 6

Portillo's Hot Dogs (Portillo's Hot Dogs, LLC) - 2741 E 53rd St – Outdoor Area - License upgrade from B Beer to Beer/Wine

B. Annual license renewals (with outdoor area renewals as noted):

Ward 1

Frackies (Frackie's Pub, Inc) - 2820 Rockingham Rd - License Type: C Liquor

Herb's Tap Inc (Herb's Tap, Inc) - 3701 Rockingham Rd - License Type: C Liquor

QC Mart (Bethany Enterprises, Inc) - 2747 Rockingham Rd - License Type: C Beer

Roadrunners Roadhouse (J.W.'S First and Last Lap, Inc) - 3803 Rockingham Rd - Outdoor Area - License Type: C Liquor

Ward 2

Hy-Vee Wine and Spirits (Hy-Vee, Inc) - 3301 W Kimberly Rd – License Type: E Liquor

Jeno's Little Hungary (Jeno's Little Hungary, Inc) - 4908 N Pine St – Outdoor Area - License Type: C Liquor

SNS Mart (Sleesha Mini Mart LLC) - 1715 W Kimberly Rd - License Type: C Beer

Ward 3

Geezer's Drafthouse (Geezer's Inc) - 1654 W 3rd St - Outdoor Area - License Type: C Liquor

Golden Mart (Golden Mart Inc) - 1026 W River Dr - License Type: E Liquor

La Finca LLC (La Finca LLC) - 916 W 2nd St - License Type: B Beer

River Drive Smoke Shop (AB Kazi LLC) - 828 W River Dr - License Type: E Liquor

Rudy's Tacos (Majec Inc) - 326 Cedar St - License Type: B Beer

Sippis Restaurant (Sippis Inc) - 406 W 2nd St - Outdoor Area - License Type: C Liquor

Cedar Street Inn (Fleetfood Incorporated) - 810 Cedar St - License Type: C Liquor

Ward 4

CVS/Pharmacy #8659 (Iowa CVS Pharmacy, LLC) - 1777 Division St - License Type: E Liquor

Famous Liquors (Jay Liquor Inc) - 2604 W Locust St - License Type: E Liquor

Mississippi Valley Fairgrounds (Mississippi Valley Fair, Inc) - 2815 W Locust St - Outdoor Area - License Type: C Liquor

SC Mini Mart (SC Minimart LLC) - 1511 W Locust St - License Type: C Beer

The Gardens (Washington Gardens, LLC) - 1301 W 13th St - Outdoor Area - License Type: C Liquor

Ward 5

Bicycle Rack Sports Grill (Sports Station Inc) - 3303 Brady St - Outdoor Area - License Type: C Liquor

Expresslane (Expresslane, Inc) - 1909 Harrison St - License Type: C Beer

Ward 6

Aldi Inc #80 (Aldi Inc - Corporation) - 5262 Elmore Ave - License Type: C Beer

Biaggi's Ristorante Italiano LLC (Biaggi's Ristorante Italiano LLC) – 5195 Utica Ridge Rd - License Type: C Liquor

Fresh Thyme Farmers Market (Lake Venture, LLC) - 2130 E Kimberly Rd - License Type: C Liquor

Los Agaves Mexican Grill (Los Agaves, Inc) - 4882 Utica Ridge Rd – Outdoor Area - License Type: C Liquor

Panchero's Mexican Grill (Central Coast Hospitality, Inc) - 4888 Utica Ridge Rd - License Type: B Beer

Portillo's Hot Dogs (Portillo's Hot Dogs, LLC) - 2741 E 53rd St – Outdoor Area - License Type: B Beer

QC Marts (Bethany Enterprises, Inc) - 2415 E 53rd St - License Type: C Beer

QC Marts (Bethany Enterprises, Inc) - 2845 E 53rd St - License Type: C Beer

Your Pie (The Gizzeria Group, Inc) - 4520 E 53rd St - Outdoor Area – License Type: Beer/Wine

Ward 7

American Legion Post 26 (Davenport Post #26, The American Legion, Inc) - 702 W 35th St - Outdoor Area - License Type: C Liquor

Azteca 4 (Azteca 4, Inc) - 3566 Brady St - License Type: C Liquor

CVS Pharmacy #8658 (Iowa CVS Pharmacy, LLC) - 1655 W Kimberly Rd - License Type: E Liquor

Lunardi's (T.S. Lundardi, Inc) - 102 E Kimberly Rd, Ste E - License Type: C Liquor

Mo Bradys (DRC Ventures, Inc) - 4830 N Brady St - License Type: C Liquor

Olive Garden Italian Restaurant #1144 (GMRI Inc) - 330 W Kimberly Rd - License Type: C Liquor

Sanchos (Lorbil Enterprises Inc) - 307 E George Washinton Blvd – License Type: C Liquor

Ward 8

Holiday Inn Express Hotel and Suites (Davenport Lodging Associates, LLC) - 401 Veteran's Memorial Pkwy - License Type: B Liquor

Love's Travel Stop #476 (Love's Travel Stops & Country Stores, Inc) – 8255 Northwest Blvd - License Type: C Beer

QC Marts (Bethany Enterprises, Inc) - 6807 Northwest Blvd - License Type: C Beer

18. Motion awarding the purchase of security cameras and recording equipment to Thompson Electronics Company of Peoria, IL in the amount of \$55,252, CIP #69025, #67002, and #23035. [All Wards] **PASSED 2020-226**

19. Motion authorizing the City Administrator to enter into negotiations with Vigilant Solutions on the implementation of a City-wide license plate reader program. [All Wards] **PASSED 2020-227**

XII. Other Ordinances, Resolutions and Motions

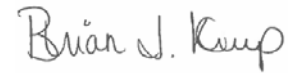
XIII. Public with Business

XIV. Reports of City Officials

Following is a summary of revenue received for the month of April 2020:

Property taxes	\$23,889,530
Other City taxes	\$1,340,567
Special assessments	-
Licenses & permits	\$91,098
Intergovernmental	\$5,820,506
Charges for services	\$2,819,854
Use of monies & property	\$49,690
Fines & forfeits	\$144,319
Bonds/Loan Proceeds	\$1,230,742
Miscellaneous	\$844,933

XV. Adjourn **6:31 p.m.**



Brian Krup
Deputy City Clerk

City of Davenport

Agenda Group:
Department: City Clerk
Contact Info: Brian Krup 563-326-6163
Wards:

Action / Date
6/10/2020

Subject:
Approval of the Report on Committee of the Whole for June 3, 2020.

ATTACHMENTS:

Type	Description
▣ Backup Material	COW Report 060320

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Admin, Default	Approved	6/4/2020 - 10:42 AM

COUNCIL CHAMBERS, CITY HALL, Davenport, Iowa, Wednesday, June 3, 2020--The Council observed a moment of silence. Pledge of Allegiance. The Council met in Committee of the Whole at 5:30 p.m. with Mayor Matson presiding and all Aldermen present (Ald. Dickmann and Ald. Meginnis were present via telephone). A partially electronic meeting was held because a fully "in person" meeting was impossible or impractical due to concerns for the health and safety of Council members, staff, and the public presented by COVID-19, and to follow the Governor's proclamation directing social distancing and placing restrictions on gatherings.

The following Public Hearings were held: Community Development: The Public Hearing for Case REZ20-04 being the request of Alex Kelly to rezone 412 E Locust St from C-1, Neighborhood Commercial District, to C-2, Corridor Commercial District, was not held as the request was withdrawn by the petitioner. Public Works: 1) on the proposed Resolution of Necessity covering the FY20 Alley Resurfacing Program, CIP #35038 (two written objections from residents were received prior to the start of the meeting regarding the east-west alley between E River Dr and Wood Ln from Forest Rd to the alley end); and 2) on the plans, specifications, form of contract, and estimate of cost for the N Division St Pavement Reconstruction Project, CIP #35042. Finance: 1) authorizing the City to convey the vacated portion of the original Division St right-of-way to the owner of adjacent parcels W0303-13B and W0303-22B.

The following proclamation was issued: National Gun Violence Awareness Day – June 5, 2020, **2020-228**.

Action Items for Discussion: (The votes on all motions were by voice vote. All votes were unanimous unless specifically noted.) Community Development: Ald. Gripp reviewed all items listed. Ald. Gripp made a motion, seconded by Ald. Ambrose with all Aldermen present voting aye, to amend the proposed Ordinance for Case ORD20-01 being the request of the City of Davenport to amend several sections of Title 17 of the Municipal Code entitled "Zoning" by incorporating the changes made by staff outlined in the agenda packet. On motion by Ald. Lee, second by Ald. Ambrose, items #1, Third Consideration: Ordinance for Case ORD20-01 being the request of the City of Davenport to amend several sections of Title 17 of the Municipal Code entitled "Zoning," and #5, Motion to approve the appeal to overturn the decision of the Design Review Board to deny approval of a combination fence/wall design adjacent to 2108 E 11th St (John Wisor, appellant), moved to the Discussion agenda and all other items moved to the Consent Agenda. Public Safety: Ald. Ambrose reviewed all items listed. On motion by Ald. Jobgen, second by Ald. Gripp, all items moved to the Consent Agenda except items #4, Motion approving new temporary outdoor overflow seating area liquor licenses for Kilkenny's Pub & Eatery and Grumpy's Saloon, and #5, Motion approving new temporary outdoor sidewalk overflow seating liquor licenses for Endless Brews, Bootleg Hill Honey Meads, and Brew in the Village, which were scheduled to be voted on later in the meeting. Public Works: Ald. Dunn reviewed all items listed. On motion by Ald. Dohrmann, second by Ald. Ambrose, items #2, Preliminary Resolution for the FY20 Alley Resurfacing Program; #5, Resolution approving the plans, specifications, form of contract, and estimate of cost for the N Division St Pavement Reconstruction Project, CIP #35042; and #13, Motion determining property values for the FY20 Alley Resurfacing Program, moved to the Discussion Agenda and all other items moved to the Consent Agenda. Finance: Ald. Condon reviewed all items listed. On motion by Ald. Peacock, second by Ald. Ambrose, item #2, Resolution authorizing

the Mayor to execute the necessary documents to convey the vacated portion of the original Division St right-of-way to the owner of adjacent parcels W0303-13B and W0303-22B, moved to the Discussion Agenda and all other items moved to the Consent Agenda.

Other Ordinances, Resolutions, or Motions: On motion by Ald. Ambrose, second by Ald. Gripp with all Aldermen present voting aye, the rules were suspended to vote on the following items: 1) On motion by Ald. Ambrose, second by Ald. Gripp with all Aldermen present voting aye, the following Motion passed: approving new temporary outdoor overflow seating area liquor licenses for Kilkenny's Pub & Eatery, 300 W 3rd St, and Grumpy's Saloon, 2120 E 11th St, **2020-229**. 2) On motion by Ald. Ambrose, second by Ald. Gripp with all Aldermen present voting aye, the following Motion passed: approving new temporary sidewalk outdoor overflow seating liquor licenses for Endless Brews, 310 N Main St; Bootleg Hill Honey Meads, 321 E 2nd St, Ste 200; and Brew in the Village, 1104 Jersey Ridge Rd, **2020-230**.

Council adjourned at **7:15 p.m.**

City of Davenport

Agenda Group:
Department: Office of the Mayor
Contact Info: Tiffany Thorndike 563-888-2066
Wards:

Action / Date
6/10/2020

Subject:
Parks & Recreation Advisory Board
- Leah Spratt (Re-Appointment / At-Large Gripp)
- Tegan Trees (Re-Appointment / At-Large Condon)

Background:

Leah Spratt and Tegan Trees are both re-appointments to the Parks & Recreation Advisory Board. Leah Spratt is Alderman At-Large Kyle Gripp's appointment and Tegan Trees is Alderman At-Large JJ Condon's appointment. Term for both Leah and Tegan is 7/1/20 - 6/30/23.

REVIEWERS:

Department	Reviewer	Action	Date
Office of the Mayor	Thorndike, Tiffany	Approved	6/5/2020 - 9:29 AM

City of Davenport

Agenda Group:

Department: Office of the Mayor

Contact Info: Samantha Torres 563-327-5128

Wards:

Action / Date

6/10/2020

Subject:

Schuetzen Park Day - June 12, 2020

REVIEWERS:

Department

Reviewer

Action

Date

Office of the Mayor

Admin, Default

Approved

6/4/2020 - 4:03 PM

City of Davenport

Agenda Group:

Department: Office of the Mayor

Contact Info: Samantha Torres 563-327-5128

Wards:

Action / Date

6/10/2020

Subject:

Juneteenth National Freedom Day - June 19, 2020

REVIEWERS:

Department

Reviewer

Action

Date

Office of the Mayor

Admin, Default

Approved

6/4/2020 - 4:02 PM

City of Davenport

Agenda Group:

Department: Community Planning & Economic Development

Contact Info: Matt Flynn 563-888-2286

Wards:

Action / Date

6/10/2020

Subject:

Third Consideration: Ordinance for Case ORD20-01 being the request of the City of Davenport to amend several sections of Title 17 of the Municipal Code entitled "Zoning." [All Wards]

Recommendation:

Adopt the Ordinance.

Background:

Following the adoption of the new code in January 2019, staff committed to 'fine-tuning' the ordinance at three, six, and twelve months after adoption. The following amendments are proposed at this time: (NOTE - the list below reflects several changes since the 1st Reading)

1. Significant changes to the Accessory Structure requirements for single and two family dwellings, including a reduction in the maximum size of an accessory structure to 50% of the living area or 720 square feet; a maximum aggregate size for all accessory structures (detached garage, accessory structure, and carport) not to exceed the living area of the principal dwelling. Also adding design standards (roof pitch, eaves, maintain character of surrounding neighborhood, and shed maintenance).
2. Provides an exception to the design standards and maximum size of accessory buildings for single and two family dwellings.
3. Added a definition for on for "Accessory Storage Building." Specifically, it states that an Accessory Storage Building cannot have a door wider than six feet to distinguish it from a garage.
4. Prohibits accessory buildings in required reverse corner yards.
5. Specifically added language regarding the design standards and limiting the number of sheds on single- and two-family dwellings.
6. Allowing Residential Care Facilities in the C-T, Commercial Transition District, C-OP, Commercial Office Park District, C-D, Downtown District, and as a Special Use in the C-1, Neighborhood Commercial District.
7. Makes drive-through facilities and outdoor dining permitted uses in the I-1 and I-2 Zoning Districts.
8. Added language to remove Retail Alcohol Sales use from the I-MU District.
9. Requires an occupied dwelling must exist on any lot in the R-1 District containing equines.
10. Eliminates duplication of the rules for keeping equines.

11. Requires showing the buffer zone (fall zone) on site plans for telecommunication towers.
12. Allows multiple dwelling units located above the ground floor of a commercial building.
13. Added a definition of "Truck Stop".
14. Deletes corner side yards from the fence height requirement.
15. Requiring an approved site plan before applying for a Special Use, wording changed to "reasonably complete".
16. Rewords the language concerning surfaces of parking areas.
17. Increasing the allowable wall sign area from one to two s.f. per linear foot of building wall where the sign will be mounted or 80 s.f., whichever is greater (up from 40 s.f.).
18. Revising the sign code language to reference multi-tenant commercial centers, rather than retail centers to reflect common interpretation.
19. Clarifying the minimum 24 foot width of a dwelling applies to the front facade.
20. Removing the carried over requirement for buffering between the new vehicle dealership and Stonegate Circle. This requirement was met using an alternative planting scheme that was supported overwhelmingly by Stonegate Circle property owners.
21. Added since the Public Hearing is a revision of when the Design Review Board reviews streetscape improvements. Staff suggests the DRB only review in instances where there is significant deviation from the Streetscape Improvement Plan.
22. Also added language to tighten up the definition of the Salvage Yard and Storage Yard-Outdoor uses and clarify screening requirements.

ATTACHMENTS:

Type	Description
☐ Ordinance	Ordinance - Clean Version
☐ Cover Memo	Strikethrough version of Omnibus Zoning Changes
☐ Cover Memo	Overview
☐ Backup Material	Legal Ad

REVIEWERS:

Department	Reviewer	Action	Date
Community Development Committee	Flynn, Matt	Approved	4/14/2020 - 2:05 PM

ORDINANCE NO. _____

Ordinance for Case ORD20-01, request of the City of Davenport to amend Title 17 of the Davenport Municipal Code, entitled, "Zoning", as follows: Amending Section 17.02.030 "Definition of General Terms" by adding Accessory Storage Building definition and by clarifying the Dwelling definition; by amending Section 17.08.020 "Use Matrix" to allow Drive-Through Facilities, Outdoor Dining, and Residential Care Facilities in additional districts and deleting Retail Alcohol Sales as a permitted use in the I-MU district; by amending 17.08.030 "Principal Use Standards" by renaming retail center to commercial center, by improving consistency in accessory structure language, by requiring residential occupancy for "R-1" Equine uses, and by replacing a fall-zone with a buffer; by amending Section 17.08.050 "Use Definitions" by allowing a second floor dwelling above commercial uses, by adding the use definition Truck Stop, and by amending the definitions of Salvage Yard and Storage Yard-Outdoor; by amending Section 17.09.030 "Accessory Structures and Uses" by applying more consistent requirements for accessory structures in general and on residential single and two-family lots; by allowing certain fence types in various yards, and by removing Equine as an accessory use and keeping it as a primary use; by amending Section 17.09.040 "Permitted Encroachments" to match the encroachment of a stoop to its allowed dimension; by amending Section 17.10.030 "Off-Street Parking Design Standards" by clarifying pavement requirements for driveways; by amended 17.12.060 "Sign Permit Required" by renaming retail center to commercial center, and by allowing increased size for wall signs; by amending "Section 17.12.070 Summary of Sign Permissions" by renaming retail center to commercial center, and by amending Section 17.14.090 "Site Plan Review" by allowing flexibility with special use site plans; and by amending Section 17.14.100 by limiting Design Review Board approval authority with streetscape elements to only when a substantial deviation from the Downtown Streetscape Plan is proposed and by amending Section 17.17.010 "Reservation of Previously Approved Conditions" by striking a condition that is no longer applicable.

Section I.

Section 17.02.030 Definition of General Terms is hereby amended as follows:

Accessory Storage Building. A detached accessory structure incidental to a principal residential use for keeping personal items. For the purposes of this definition, an accessory storage building is distinguished from garages in that the largest doors and/or openings are six (6) feet or less in width and the structure is not intended for either vehicle storage or commercial use.

Dwelling. A structure, or portion thereof, designed or used exclusively for human habitation. Each dwelling type must contain a front façade of at least 24 feet of width at its largest dimension and be located on a permanent foundation. Every room within a dwelling unit must be accessible from every other room within the dwelling via a completely internal route within the envelope of the dwelling structure.

Section II.

Table 17.08.1 – The following rows in the Use Matrix is amended to read as follows:

TABLE 17.08-1: USE MATRIX																					
PRINCIPAL USE	R-1	R-2	R-3	R-4	R-MF	R-MHP	C-T	C-1	C-2	C-3	C-OP	C-D	C-V	C-E	I-1	I-2	I-MU	S-AG	S-OS	S-IC	USE STANDARD
Drive-Through Facility								S	P	P		S		P	P	P	P				Sec. 17.08.030.J
Outdoor Dining								P	P	P	P	P	P	P	P	P	P				Sec. 17.08.030.V
Retail Alcohol Sales									P	P		S		P	P						
Residential Care Facility					P		P	S	P	P	P	P		P	P		P			P	Sec. 17.08.030.X

Section III.

17.08.030 Principal Use Standards is hereby amended to read as follows:

I. Day Care Center and Day Care Home

1. Each day care must have a state license and/or registration.
2. The exterior of a day care home must maintain its original appearance as a single-family dwelling. No visitor/client parking may be located in the front yard.
3. No signs are permitted for day care homes.
4. A day care center must provide a pickup/drop off area. When a day care center is part of a multi-tenant commercial center, the pickup/drop off area must not interfere with vehicle circulation in the parking lot, including blocking of the drive aisle.
5. Day care homes are limited to a maximum of six children or adults in care at any one time.
6. Day care homes are not permitted to have outside employees.

L. Dwelling – Accessory Dwelling Unit

1. One of the dwelling units must be occupied by the owner of the property.
2. No more than one accessory dwelling unit is allowed per lot. Accessory dwelling units must be located within a detached structure. When permitted, the accessory dwelling unit does not count toward the maximum number of dwelling units on a lot, including when the accessory dwelling unit is located in a detached structure.
3. Detached accessory dwelling units may only be located in the rear yard. Detached accessory dwelling units must meet the setback and yard requirements for Detached Garages in Section 17.09.030.
4. Both the principal dwelling unit and the accessory dwelling unit must maintain separate meter connections.
5. A detached accessory dwelling unit is subject to the height permitted for a detached garage.
6. No accessory dwelling unit may exceed 1,000 square feet in gross floor area.
7. When a detached garage is converted to an accessory dwelling unit, the ground floor may be used for the accessory dwelling unit so long as the minimum number of required off-street parking spaces are maintained on-site.
8. No additional parking is required for an accessory dwelling unit unless required by other City ordinances. Required parking for the principal structure must be maintained.

P. Equine, Keeping of/Equestrian Facility

1. A minimum of two acres is required to keep one equine. For each additional acre in excess of two acres, one additional equine may be housed and maintained.
2. A fence must be installed around the entire grazing area. The fence must be a minimum of 150 feet from the front lot line. The fence must be a minimum of 150 feet from an existing dwelling located on an adjacent lot.
3. A stable or shelter must be provided for the stabling of each equine. The stable or shelter must be a minimum of 100 feet from any side or rear lot line, and a minimum of 150 feet from any front lot line.
4. The keeping of equines for personal use is only permitted in the R-1 and S-AG Districts. No retail or wholesale use of these animals in the R-1 District. An equestrian facilities, which are defined as any place where equine are kept, housed, boarded, lodged, fed, hired, trained, sold, rented, or bred for monetary compensation, is only permitted in the S-AG District.

5. A legal and occupied dwelling must exist on the same lot as kept equine and associated facilities in the R-1 district.

EE. Wireless Telecommunications

1. Application Requirements

All applications to erect, construct, or modify any part of a wireless telecommunications system require site plan review must include the following items:

- a. A site plan showing:
 - i. The location, size, screening, and design of all structures, including fences.
 - ii. The location and size of all outdoor equipment.
 - iii. Elevations showing antenna height.
 - iv. If the site plan is for a new wireless telecommunications facility, a landscape plan showing all screening.
 - v. If the site plan is for a new wireless telecommunications tower, show a buffer as a radius from the center point of the tower equal distance to the height of the tower.
- b. A maintenance plan and any applicable maintenance agreement designed to ensure long-term, continuous maintenance, such as maintenance of landscape, keeping the area free from debris and litter, and immediate removal of any graffiti.
- c. A disclosure of what is proposed, demonstrating the need for the wireless telecommunications system in the proposed location. This is not required for co-location or stealth design antennas.
- d. The reason or purpose for the placement, construction, or modification in the proposed location with specific reference to the provider's coverage, capacity, and/or quality needs, goals, and objectives. This is not required if the proposal is does not involve the erection of a new tower.
- e. The service area of the proposed wireless telecommunications system.
- f. If the proposal is for a new telecommunications tower, then a map showing collocation opportunities within the City and within areas surrounding the borders of the City must be provided and justification for why co-location is not feasible in order to demonstrate the need for a new tower.
- g. If the proposal is for a new telecommunications tower, certification by a licensed and registered professional engineer regarding the manner in which the proposed structure will fail. The certification may be utilized, along with other criteria such as applicable regulations for the district in question, in determining if additional setback should be required for the structure and other facilities.

Section IV.

Section 17.08.050 Use Definitions is hereby amended to read as follows:

Dwelling - Multi-Family. A structure containing three or more attached dwelling units used for residential occupancy. A multi-family dwelling does not include a three-family or townhouse dwelling. In cases where dwelling units are located above the ground floor of a commercial building, one or more dwelling units for residential occupancy shall be permissible.

Truck Stop. Facilities that provide for the sale of fuel, provisions, supplies to motorists, including operators of over-the-road trucks, in which 30 percent or more of the total site area is devoted to the servicing, accommodation, parking, or storage of over-the-road trucks. The calculation of these areas includes but is not limited to fuel islands for diesel fuel, truck washing facilities, truck parking areas, and associated maneuvering areas. Travel centers include a mix of uses, including food sales, general retail services, auto and equipment services, and restaurants, and are typically located along or near interstate highways or other principal state and federal designated highway routes.

Salvage Yard. An establishment where damaged or junk vehicles or other machinery is broken up and the parts saved and processed for resale. A salvage yard also includes the storage of vehicles and trailers regardless if they are in the process of being dismantled. A salvage yard operation shall be completely screened from adjacent properties and rights of way by a solid fence, wall, or berm at least six feet in height and vehicle or part storage shall only occur upon a paved surface. A salvage yard cannot abut or adjoin a storage yard. A salvage yard use or property cannot be subdivided.

Storage Yard – Outdoors. The storage of material outdoors as a principal use for more than 24 hours. The storage of vehicles and trailers is not included in this definition (see Salvage Yard).

Section V.

Section 17.09.030 Accessory Structures and Uses is hereby amended to read as follows:

All accessory structures and uses are subject to the requirements of this section and the permitted encroachment requirements of Section 17.09.040. Additional accessory structures not regulated in this section may be regulated in Section 17.09.040.

A. General Regulations for Accessory Structures

All accessory structures are subject to the following regulations, unless otherwise permitted or restricted by specific regulations of this section and Ordinance.

1. No accessory structure may be constructed prior to construction of the principal building to which it is accessory.
2. Accessory structures shall be constructed out of material intended for long-term exposure to the elements. Prohibited materials include but are not limited to cloth, fabric, canvas, plastic sheets and tarps. Greenhouses are not subject to this prohibition, Shipping containers are prohibited as an accessory structure.
2. Only those accessory structures permitted by this section and Section 17.09.040 are permitted in required setbacks. Certain accessory structures may also be prohibited in certain yards. The use of the term “yard” refers to the area between the principal building and lot line. The distinction is made because certain principal buildings may not be built at required district setback lines, thereby creating a yard larger than the minimum setback dimension.
3. The maximum height of any detached accessory structure is 20 feet, unless otherwise permitted or restricted by this Ordinance. This does not apply to any structure accessory to an active agricultural use, which are not limited in height.
4. Detached accessory structures, including those listed in this section and Section 17.09.040, must be setback as follows, unless otherwise permitted or restricted by this Ordinance:
 - a. Four feet from any interior side lot line. This interior side setback may be reduced to two feet if the adjacent walls, or parts of walls, of the accessory building have no openings and are protected on the inside with fire-proofing materials or are constructed of fire-proof materials, as verified by the Zoning Administrator.
 - b. No closer than four feet from any rear lot line.
 - c. No structure may be located in a front, reverse corner, or corner side yard unless specifically allowed by this Ordinance.
5. Accessory structures are included in the calculation of all maximum impervious surface and building coverage requirements of the district.
6. The footprint of any single detached accessory structure cannot exceed the footprint of the principal building. This does not apply to any structure accessory to an active agricultural use, which are not limited in area; nor does it apply to the accessory structures of single-family and two-family dwellings.

H. Fences

2. Fences in Residential Districts and the C-T, C-1, C-D, C-V, and C-E Districts

- a.** Within the required front or reverse corner side setback, solid fences are limited in height to four feet and open fences are limited to a height of six feet. Chain link fences or other similar wire materials are prohibited.
- b.** Within the required minimum interior side or rear setback, fences are limited to a height of six feet (open or solid).
- c.** Where a lot line abuts an arterial or collector street and the lot does not take access from that street, fences within that setback may be up to six feet in height and may be open or solid. Chain link fences or other similar wire materials are prohibited.
- d.** When constructed outside the required minimum setback, within the buildable area, all fences are limited to eight feet.
- e.** Fences may be constructed at the boundaries of a lot without setback except in the following circumstances:
 - i.** Fences are prohibited within a 30 foot visibility triangle at the intersection of two streets as measured along the back of curb or edge of roadway pavement, as applicable.
 - ii.** Fences are prohibited within a ten foot visibility triangle at the intersection of a street and an alley or at the intersection of a street and a private driveway as measured along the back of curb or edge of roadway pavement, as applicable, or along the driveway edge.
 - iii.** Fences are prohibited within a ten foot visibility triangle at the intersection of two alleys as measured along the edge of alley pavement.

K. Detached Garages, Accessory Structures, and Carports

- 1.** Only one detached garage, one shed, and one carport are permitted per lot. Where a lot contains a detached garage and a carport, such carport must be attached to and constructed as an extension of the detached garage.
- 2.** Detached garages, accessory storage buildings, sheds, and carports are permitted in the rear and interior side yards.
- 3.** Detached garages, accessory storage buildings, and carports are permitted in the corner side yard, subject to the following:
 - a.** Where there is no alley access, and the garage or carport is located in the corner side yard and takes access from the abutting street, the garage or carport must be set back at least 20 feet from the corner side lot line.
 - b.** Where there is no alley access, and the garage or carport is located in the corner side yard but does not take access from the abutting street, the garage or carport must be set back at least four feet from the corner side lot line.
 - c.** Any detached garage located in a corner side yard must be set back a minimum of five feet from the front building facade line.
- 4.** Where served by an alley or rear service drive, garages, parking pads for access, and carports must take access from the alley or rear service drive. If a lot abuts an improved public alley that provides adequate access to a street, the garage or carport is not permitted within the required corner side yard setback.
- 5.** Detached garages and accessory buildings are subject to the following design standards:
 - a.** Structures shall have the eaves of roof extend a minimum of one foot past the outside walls.
 - b.** Structures shall have a minimum 4/12 roof pitch.

- c. Structures are encouraged to match the pitch of the roof of the principal dwelling.
 - d. Structures utilizing metal siding and/or roofing shall have a matte finish (or similar non-glare finish) and shall maintain the character of the surrounding neighborhood.
 - e. Structures shall not contain cooking facilities or plumbing. This does not apply if an accessory dwelling unit use has been approved, in which case those standards control.
 - f. The design standards related to eaves, roof pitch and metal finish do not apply to detached garages in the S-AG District or on lots 5 acres or greater in the R-1 District which have the detached garage and/or accessory storage building located in the rear yard.
6. Accessory structure size and quantity restrictions do not apply to any structure accessory to an active agricultural use regardless of the presence of a single or two-family dwelling.
7. Sheds must have the appearance of a professionally designed shed and be constructed of materials that professionals commonly use to construct sheds that are sold commercially. Once constructed, a shed must be kept weather-tight and in good repair and not appear in disrepair or be dilapidated.

Table 17.09-1: Bulk Requirements for Accessory Structures (Single-Family or Two-Family lots)

	Detached Garage	Accessory Storage Building	Carport	Shed
Area (maximum)	50% of living area or 720 sq. ft., whichever is greater	50% of living area or 720 sq. ft., whichever is greater	576 sq. ft.	120 sq. ft.
Total Area All Accessory Structures	The combined total area of all accessory structures on a lot shall not exceed the principal structure's living area.			
Structures Allowed (quantity)	1	No maximum, see total area restriction above	1	1
Door Width (maximum)	No Maximum	6 ft.	No Maximum	6 ft.
Height (maximum)	20 ft.	20 ft.	15 ft.	20 ft.
Design Standards Applied* (Yes/No)	Yes	Yes	No	No
<i>Specific Design Standards:</i>				
a.	<i>Structure shall have the eaves of roof extend a minimum of one foot past the outside walls.</i>			
b.	<i>Structure shall have a minimum 4/12 roof pitch.</i>			
c.	<i>Structures are encouraged to match the pitch of the roof of the principal dwelling.</i>			
d.	<i>Structures utilizing metal siding and/or roofing shall have a matte finish (or similar non-glare finish).</i>			
e.	<i>Structures shall not contain cooking facilities or plumbing. This does not apply if an accessory dwelling unit use has been approved, in which case those standards control.</i>			

Table 17.09-1: Bulk Requirements for Accessory Structures (Single-Family or Two-Family lots)

	Detached Garage	Accessory Storage Building	Carport	Shed
<i>f.</i>	<i>Structures shall maintain the character of the surrounding neighborhood.</i>			
*Exemption:	*Properties zoned R-1 and 5 acres or more are exempt from design standards if the building is located in the rear yard OR if the property is zoned S-AG District.			

Size Limits for Detached Garages, Accessory Structures, and Carports

Street					
	House: 1,000 sq.ft. Accessory total: 600 sq.ft. (max.) Garage: 400 sq.ft.			House: 1,000 sq.ft. Accessory: 280 sq.ft. (No carport allowed)	120' All lots are 7,200 sq.ft.; 60' x 120'
60'					
Alley					
	Garage: 424 sq.ft. Carport: 576 sq.ft. (max) (No accessory structure allowed) House: 1,000 sq.ft.			Garage: 720 sq.ft. Accessory: 720 sq.ft. House: 1,000 sq.ft.	
Street					

Roof Pitch Example

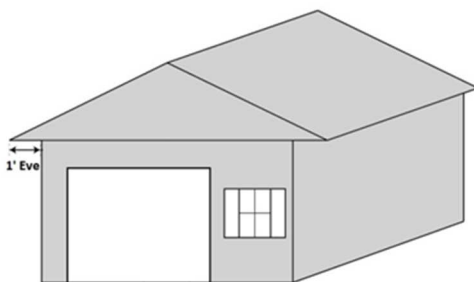
Allowed
4/12 or more



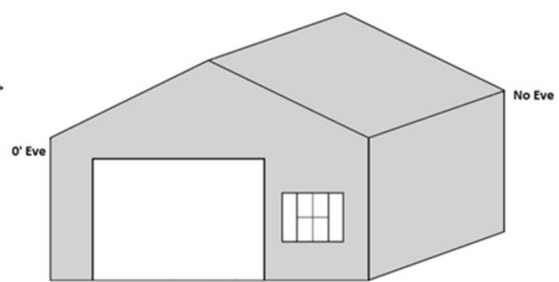
Not Allowed
3/12 or less



Eave Example



One Foot Eave



No Eave

M. (Reserved – Duplicated language removed)

Section VI.

Section 17.09.040 Permitted Encroachments is hereby amended to read as follows:

Table 17.09-1: Permitted Encroachments Into Required Setbacks				
Y= Permitted // N= Prohibited				
Max. = Maximum // Min. = Minimum				
	Front Setback	Corner Side Setback	Interior Side Setback	Rear Setback
Stoop Max. of 5' into setback	Y	Y	Y	Y

Section VII.

Section 17.10.030 Off-Street Parking Design Standards is hereby amended to read as follows:

I. Single-Family, Two-Family, and Townhouse Dwellings

1. All required off-street parking spaces must have vehicular access from a driveway that connects to a street or alley.
2. Townhouse developments are prohibited from constructing individual curb cuts for each dwelling unit along a public street.
3. Required off-street parking spaces may be designed so that the driver may back out into traffic.
4. All off-street parking lots, parking pads, and driveways must be improved with a hard surfaced, all-weather dustless material; pervious paving is encouraged and may also be used. Gravel, sealcoating and rotomillings are prohibited.
5. For single-family and two-family dwellings, a parking space may consist of two parallel paved parking strips, each of which is at least 18 inches in width and 18 feet long. Gravel is prohibited as fill material between the parking strips.

Section VIII.

17.12.060 Sign Permit Required is hereby amended as follows:

D. Freestanding Sign

1. Freestanding Sign Types

Freestanding signs are regulated as three types in this Ordinance:

- a. Freestanding signs – standard are permitted for multi-family dwellings and nonresidential uses (includes a nonresidential use comprised of two commercial establishments sharing a common building or which are in separate buildings that share a common access/entranceway or parking area) in any district.
- b. Freestanding signs – multi-tenant commercial center are permitted for multi-tenant commercial centers in any district. A multi-tenant commercial center is a commercial development under unified control consisting of three or more separate commercial establishments sharing a common building, or which are in separate buildings that share a common access/entranceway or parking area.
- c. Freestanding signs – residential subdivision are permitted for residential subdivisions in any district.

4. Freestanding Signs – Multi-Tenant Commercial Regulations

Freestanding signs – multi-tenant commercial center are subject to the following.

a. One freestanding sign – multi-tenant commercial center is permitted per street frontage of a lot. An additional freestanding sign is permitted for each additional access point to the lot, however a minimum separation of 75 feet is required between signs. For the purposes of this regulation, a multi-tenant development where the development as a whole is comprised of separate lots of record, the entire development, including outlot parcels and inline development, is considered one lot.

b. Freestanding signs – multi-tenant commercial center permissions are as follows:

i. Maximum sign area of 100 square feet of area per sign

ii. Maximum sign height of ten feet in the C-T, C-1, C-D, C-V, and S-AG Districts. In all other districts where allowed they are limited to 25 feet.

I. Wall Sign

1. Wall signs are permitted for all nonresidential uses in any district.

2. Wall signs are permitted on all facades of a structure. On a site consisting of multiple structures, each structure is permitted wall signs per the regulations of this section. The square footage from different structures cannot be combined to create a larger sign on any one structure.

3. For a single tenant structure, the maximum total wall sign area is two square feet per linear foot of building wall where the wall sign(s) will be mounted or 80 square feet, whichever is greater. The square footage from different facades cannot be combined to create a larger sign on any one facade.

4. For a structure that contains multiple tenants, each tenant that has exterior business façade area is permitted a total wall sign area of two square feet per linear foot of business frontage or 80 square feet, whichever is greater, along their individual frontage(s).

5. The number of individual wall signs on a facade is not limited, however the cumulative sign area of all signs on a facade cannot exceed the maximum allowable total wall sign area per facade.

6. Wall signs may be internally or externally illuminated. If externally illuminated, all light must be directed onto the sign face.

7. Wall signs must be safely and securely attached to the building wall. Wall signs must project 18 inches or less from the building wall. Wall signs may encroach into the public right-of-way no more than 18 inches.

8. No wall sign affixed to a building, including sign support structure, may project beyond the ends or top of the wall or higher than the roofline of the structure to which it is attached.

9. Wall signs must be constructed of wood or simulated wood, metal, plastic, or high-density urethane (HDU) foam board or similar durable foam construction. Canvas and similar material wall signs and painted wall signs are prohibited.

10. Wall signs are permitted on architectural appurtenances, such as chimneys or penthouses, which are part of the structure. Wall signs must not cover any window, windowsill, transom sill, or significant architectural feature of the structure.

11. On existing buildings, a parapet wall must not be constructed for the sole purpose of increasing the allowable height of a wall sign. For new buildings, when a sign is mounted on a parapet wall, that parapet wall must be consistent with the architectural design of the building, including building materials.

12. Signs may be projected onto a wall and do not count toward total wall sign area. Such signs must remain static and cannot flash, rotate, or move. No such projected wall sign can project an electronic video. No such projected sign may glare onto adjacent properties.

Section IX.

Section 17.12.070 Summary of Sign Permissions is hereby amended to read as follows:

TABLE 17.12-1: SUMMARY OF SIGN PERMISSIONS			
Sign Type	Exempt Sign (Section 17.12.050)	Permit Required (Section 17.12.060)	Permitted Locations
A-Frame Sign	•		C-1, C-2, C-3, C-D, C-V, and I-MU Districts
Attention-Getting Device	•		Nonresidential uses
Awning Sign		•	Multi-family dwellings and nonresidential uses in all district
Canopy Sign: Non-Structural Canopy Signs		•	Multi-family dwellings and nonresidential uses in all district
Canopy Sign Structural: Attached to Principal Building		•	Multi-family dwellings and nonresidential uses in all district
Canopy Sign Structural: Freestanding		•	Gas stations and drive through facilities in any district
Construction Activity Sign	•		On a lot where active construction is taking place in all districts
Electronic Message Sign		•	Commercial and industrial districts S-IC District. Following uses in any district: conservation area, cultural facility, educational facility - primary or secondary, educational facility - university or college, government office/facility, public park, places of worship Gas stations in any district

TABLE 17.12-1: SUMMARY OF SIGN PERMISSIONS			
Sign Type	Exempt Sign (Section 17.12.050)	Permit Required (Section 17.12.060)	Permitted Locations
Freestanding Signs – Standard		•	Multi-family dwellings and nonresidential uses in all districts
Freestanding Signs – Multi-Tenant Commercial Center		•	Multi-tenant commercial centers in all districts
Freestanding Signs – Residential Subdivision		•	Residential subdivisions in all districts
Government Sign	•		All districts
Light Pole Banner	•		Light pole banners on private property in all districts
Marquee		•	Commercial uses in C-3, C-D, and C-V Districts
Memorial or Historic Event	•		Where a structure or lot is related to a historic person, event, structure, or site in all districts
Menuboard		•	Drive through facilities in all districts
Multiple Tenant Building Entryway	•		Entryways for multiple tenant buildings (multi-family dwellings and non-residential and mixed-use developments) in all districts
Noncommercial Message	•		All districts

TABLE 17.12-1: SUMMARY OF SIGN PERMISSIONS			
Sign Type	Exempt Sign (Section 17.12.050)	Permit Required (Section 17.12.060)	Permitted Locations
Parking Lots and Structures	•		Parking lot/structures for each entrance/exit, driveway intersection, drive-through lane, and other circulation points in all districts
Projecting Signs		•	Commercial districts
Real Estate Activity	•		When a structure or lot is offered for sale, lease, or rent in all districts
Roof Sign		•	C-D District
Wall Sign		•	Non-residential uses in all districts
Window Sign	•		Nonresidential uses

Section X.

Section 17.14.090 Site Plan Review is hereby amended as follows:

D. Procedure

1. Applications for site plan review must be submitted to the Zoning Administrator. The Zoning Administrator may convene a technical review group comprised of City staff to review the application.
2. The Zoning Administrator must begin the review of the site plan within 30 days of the date the application is deemed complete. The Zoning Administrator Development must review and evaluate the application, pursuant to the standards of this section, and approve, approve with conditions, or deny the site plan.
3. Site plan approvals are applicable as follows:
 - a. When no other approvals are required, the site plan approval must occur before a building permit is issued. If the Zoning Administrator approves the site plan subject to certain conditions, all plans and drawings to be submitted as part of the application for a building permit or zoning approval must be revised to include those conditions.
 - b. When a special use approval is required, and site plan approval is required, the site plan must be deemed reasonably complete by Zoning Administrator prior to the hearing on the special use request. The reasonably complete site plan would be forwarded with the application and the staff recommendation on the request. The approving body would be allowed to impose additional conditions on the site plan.
 - c. When a variance or administrative exception is required, the variance or administrative exception must be approved prior to final approval of the site plan. Once the variance or administrative exception is approved, the site plan may be submitted for review and approval. If the approving body imposed additional conditions as part of the variance or administrative exception approval, the site plan must include such conditions. If the Zoning Administrator approves the site plan subject to certain conditions, the site plan forwarded with the approval application must be revised to include those conditions and any conditions of the variance or administrative exception.

Section XI.

Section 17.14.100 Design Review is hereby amended to read as follows:

A. Purpose

The purpose of design review is to ensure that the buildings, improvements, signs, landscape design, and siting complies with the adopted performance standards and design guidelines, including City of Davenport's adopted Downtown Design Guidelines, Downtown Davenport Streetscape Improvement Plan, Village of East Davenport Performance Standards, and Elmore Corners Plan.

B. Initiation

Any person with an interest in the property may file an application for design approval.

C. Authority

The Design Review Board issues final design approval. Design review approval is required prior to site plan review approval. If site plan is not required, design review approval is required prior to issuance of a building permit.

D. Required Design Review Board Approval

1. Design Review Board Approval is required in the C-D, C-V, and C-E Districts for the following:
 - a. New construction or an alteration to the exterior of a structure where changes are visible from the public right-of-way.
 - b. Installation of any sign or action related to a sign.
 - c. New parking lots, fencing/walls and landscaping or an alteration to existing parking lots, fencing/walls or landscaping.
 - d. Streetscape elements within the right-of-way, only when there is a substantial deviation from the standards contained in the Downtown Davenport Streetscape Improvement Plan.
 - e. Demolition within the C-D and C-V Districts requires the owner(s) of record or the City to apply for a demolition approval. Alternately, the City Fire Marshal and/or the Chief Building Official may order the partial or complete demolition of a structure because it possesses an immediate, definite and serious threat to the life, health and safety of the general public. In such cases, the Design Review Board review is limited to reviewing the design, construction, and/or condition of any shared party wall made visible by the demolition.

Section XII.

Section 17.17.010 Reservation of Previously Approved Conditions is hereby amended as follows:

J. Ordinance 2017-520.

1. Condition 6. Lighting shall consist of LED Dark Sky fixtures not higher than twenty five feet. Fixtures shall be shielded from view from properties to the south and shall be powered down within one-half hour of closing to a level necessary to provide security lighting only.
2. Condition 7. Routine use of PA systems outside of buildings on the property shall not be permitted.
3. Condition 8. Car washes on the property shall not be located closer than one hundred twenty five (125) feet from the south property line, oriented so entrances and exits be oriented in an east-west direction and operate only when the dealership is open for business.

4. Condition 9. The following uses shall not be closer than three hundred (300) feet from the south property line:

- a. Automobile and service and oil change facilities not part of an automobile dealership.
- b. Any use utilizing drive-through window(s).

SEVERABILITY CLAUSE. If any of the provisions of this ordinance are for any reason illegal or void, then the lawful provisions of this ordinance, which are separable from said unlawful provisions shall be and remain in full force and effect, the same as if the ordinance contained no illegal or void provisions.

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

EFFECTIVE DATE. This ordinance shall be in full force and effective after its final passage and publication as by law provided.

First Consideration: _____

Second Consideration: _____

Approved: _____

Published in the Quad City Times on _____

Approved:

Attest:

Mike Matson
Mayor

Brian Krup
Deputy City Clerk

Summary:

Amending Section 17.02.030 “Definition of General Terms” by adding Accessory Storage Building definition and by clarifying the Dwelling definition; by amending Section 17.08.020 “Use Matrix” to allow Drive-Through Facilities, Outdoor Dining, and Residential Care Facilities in additional districts, and by removing Retail Alcohol Sales from the I-MU District; by improving consistency in accessory structure language, by requiring residential occupancy for “R-1” Equine uses, and by replacing a fall-zone with a buffer; by amending Section 17.08.050 “Use Definitions” by allowing a second floor dwelling above commercial uses, by adding the use definition Truck Stop, and by amending the definitions of Salvage Yard and Storage Yard-Outdoor; by amending Section 17.09.030 “Accessory Structures and Uses” by applying more consistent requirements for accessory structures in general and on residential single and two-family lots; by allowing certain fence types in various yards, and by removing Equine as an accessory use and keeping it as a primary use; by amended Section 17.09.040 “Permitted Encroachments” to match the encroachment of a stoop to its allowed dimension; by amending Section 17.10.030 “Off-Street Parking Design Standards” by clarifying pavement requirements for driveways; and by amending Section 17.14.090 “Site Plan Review” by allowing flexibility with special use site plans; and by amending Section 17.14.100 by limiting Design Review Board approval authority with streetscape elements to only when a substantial deviation from the Downtown Streetscape Plan is proposed and by amending Section 17.17.010 “Reservation of Previously Approved Conditions” by striking a condition that is not applicable.

Section I.

Section 17.02.030 Definition of General Terms is hereby amended as follows:

Accessory Storage Building. A detached accessory structure incidental to a principal residential use for keeping personal items. For the purposes of this definition, an accessory storage building is distinguished from garages in that the largest doors and/or openings are six (6) feet or less in width and the structure is not intended for either vehicle storage or commercial use.

Dwelling. A structure, or portion thereof, designed or used exclusively for human habitation. Each dwelling type must contain a front façade of at least 24 feet of width at its largest dimension and be located on a permanent foundation. Every room within a dwelling unit must be accessible from every other room within the dwelling via a completely internal route within the envelope of the dwelling structure.

Section II.

Section 17.08.020 – Use Matrix

TABLE 17.08-1: USE MATRIX																					
PRINCIPAL USE	R-1	R-2	R-3	R-4	R-MF	R-MHP	C-T	C-1	C-2	C-3	C-OP	C-D	C-V	C-E	I-1	I-2	I-MU	S-AG	S-OS	S-IC	USE STANDARD
Drive-Through Facility								S	P	P		S		P	P	P					Sec. 17.08.030.J
Outdoor Dining								P	P	P	P	P	P	P	P	P					Sec. 17.08.030.V
Residential Care Facility					P		P	S	P	P	P	P		P	P		P			P	Sec. 17.08.030.X
Retail Alcohol Sales									P	P		S		P	P		P				

Section III.

17.08.030 Principal Use Standards is hereby amended as follows:

I. Day Care Center and Day Care Home

1. Each day care must have a state license and/or registration.
2. The exterior of a day care home must maintain its original appearance as a single-family dwelling. No visitor/client parking may be located in the front yard.
3. No signs are permitted for day care homes.
4. A day care center must provide a pickup/drop off area. When a day care center is part of a multi-tenant **retail commercial** center, the pickup/drop off area must not interfere with vehicle circulation in the parking lot, including blocking of the drive aisle.
5. Day care homes are limited to a maximum of six children or adults in care at any one time.
6. Day care homes are not permitted to have outside employees.

L. Dwelling – Accessory Dwelling Unit

1. One of the dwelling units must be occupied by the owner of the property.
2. No more than one accessory dwelling unit is allowed per lot. Accessory dwelling units must be located within a detached structure. When permitted, the accessory dwelling unit does not count toward the maximum number of dwelling units on a lot, including when the accessory dwelling unit is located in a detached structure.
3. Detached accessory dwelling units may only be located in the rear yard. Detached accessory dwelling units must meet the setback and yard required for Detached Garages in Section 17.09.030.
4. Both the principal dwelling unit and the accessory dwelling unit must maintain separate meter connections.
5. A detached accessory dwelling unit is subject to the height permitted for a detached garage.
6. No accessory dwelling unit may exceed 1,000 square feet in gross floor area.
7. When a detached garage is converted to an accessory dwelling unit, the ground floor may be used for the accessory dwelling unit so long as the minimum number of required off-street parking spaces are maintained on-site.
8. No additional parking is required for an accessory dwelling unit unless required by other City ordinances. Required parking for the principal structure must be maintained.

P. Equine, Keeping of/Equestrian Facility

1. A minimum of two acres is required to keep one equine. For each additional acre in excess of two acres, one additional equine may be housed and maintained.
2. A fence must be installed around the entire grazing area. The fence must be a minimum of 150 feet from the front lot line. The fence must be a minimum of 150 feet from an existing dwelling located on an adjacent lot.
3. A stable or shelter must be provided for the stabling of each equine. The stable or shelter must be a minimum of 100 feet from any side or rear lot line, and a minimum of 150 feet from any front lot line.
4. The keeping of equines for personal use is only permitted in the R-1 and S-AG Districts. No retail or wholesale use of these animals in the R-1 District. An equestrian facilities, which are defined as any place where equine are kept, housed, boarded, lodged, fed, hired, trained, sold, rented, or bred for monetary compensation, is only permitted in the S-AG District.

5. A legal and occupied dwelling must exist on the same lot as kept equine and associated facilities in the R-1 district.

EE. Wireless Telecommunications

1. Application Requirements

All applications to erect, construct, or modify any part of a wireless telecommunications system require site plan review must include the following items:

- a. A site plan showing:
 - i. The location, size, screening, and design of all structures, including fences.
 - ii. The location and size of all outdoor equipment.
 - iii. Elevations showing antenna height.
 - iv. If the site plan is for a new wireless telecommunications facility, a landscape plan showing all screening.
 - v. If the site plan is for a new wireless telecommunications tower, **show a indication of the buffer as a radius from the center point of the tower equal distance to the height of the tower. fall zone as a shaded circle.**
- b. A maintenance plan and any applicable maintenance agreement designed to ensure long-term, continuous maintenance, such as maintenance of landscape, keeping the area free from debris and litter, and immediate removal of any graffiti.
- c. A disclosure of what is proposed, demonstrating the need for the wireless telecommunications system in the proposed location. This is not required for co-location or stealth design antennas.
- d. The reason or purpose for the placement, construction, or modification in the proposed location with specific reference to the provider's coverage, capacity, and/or quality needs, goals, and objectives. This is not required if the proposal is does not involve the erection of a new tower.
- e. The service area of the proposed wireless telecommunications system.
- f. If the proposal is for a new telecommunications tower, then a map showing collocation opportunities within the City and within areas surrounding the borders of the City must be provided and justification for why co-location is not feasible in order to demonstrate the need for a new tower.
- g. If the proposal is for a new telecommunications tower, certification by a licensed and registered professional engineer regarding the manner in which the proposed structure will fail. The certification may be utilized, along with other criteria such as applicable regulations for the district in question, in determining if additional setback should be required for the structure and other facilities.

Section IV.

Section 17.08.050 Use Definitions is hereby amended as follows:

Dwelling - Multi-Family. A structure containing three or more attached dwelling units used for residential occupancy. A multi-family dwelling does not include a three-family or townhouse dwelling. **In cases where dwelling units are located above the ground floor of a commercial building, one or more dwelling units for residential occupancy shall be permissible.**

Truck Stop. **Facilities that provide for the sale of fuel, provisions, supplies to motorists, including operators of over-the-road trucks, in which 30 percent or more of the total site area is devoted to the servicing, accommodation, parking, or storage of over-the-road trucks. The calculation of these areas includes but is not limited to fuel islands for diesel fuel, truck washing facilities, truck parking areas, and associated maneuvering areas. Travel centers include a mix of uses, including food sales, general retail services, auto and equipment services, and restaurants, and are typically located along or near interstate highways or other principal state and federal designated highway routes.**

Salvage Yard. An establishment where damaged or junk vehicles or other machinery is broken up and the parts saved and processed for resale. A salvage yard also includes the storage of vehicles and trailers regardless if they are in the process of being dismantled. A salvage yard operation shall be completely screened from adjacent properties and rights of way by a solid fence, wall, or berm at least six feet in height and vehicle or part storage shall only occur upon a paved surface. A salvage yard cannot abut or adjoin a storage yard. A salvage yard use or property cannot be subdivided.

Storage Yard – Outdoors. The storage of material outdoors as a principal use for more than 24 hours. The storage of vehicles and trailers is not included in this definition (see Salvage Yard).

Section V.

Section 17.09.030 Accessory Structures and Uses is hereby amended as follows:

All accessory structures and uses are subject to the requirements of this section and the permitted encroachment requirements of Section 17.09.040. Additional accessory structures not regulated in this section may be regulated in Section 17.09.040.

A. General Regulations for Accessory Structures

All accessory structures are subject to the following regulations, unless otherwise permitted or restricted by specific regulations of this section and Ordinance.

1. No accessory structure may be constructed prior to construction of the principal building to which it is accessory.
2. Accessory structures shall be constructed out of material intended for long-term exposure to the elements. Prohibited materials include but are not limited to cloth, fabric, canvas, plastic sheets and tarps. Greenhouses are not subject to this prohibition, Shipping containers are prohibited as an accessory structure.
2. Only those accessory structures permitted by this section and Section 17.09.040 are permitted in required setbacks. Certain accessory structures may also be prohibited in certain yards. The use of the term “yard” refers to the area between the principal building and lot line. The distinction is made because certain principal buildings may not be built at required district setback lines, thereby creating a yard larger than the minimum setback dimension.
3. The maximum height of any detached accessory structure is 20 feet, unless otherwise permitted or restricted by this Ordinance. This does not apply to any structure accessory to an active agricultural use, which are not limited in height.
4. Detached accessory structures, including those listed in this section and Section 17.09.040, must be setback as follows, unless otherwise permitted or restricted by this Ordinance:
 - a. Four feet from any interior side lot line. This interior side setback may be reduced to two feet if the adjacent walls, or parts of walls, of the accessory building have no openings and are protected on the inside with fire-proofing materials or are constructed of fire-proof materials, as verified by the Zoning Administrator.
 - b. No closer than four feet from any rear lot line.
 - c. No structure may be located in a front, reverse corner, or corner side yard unless specifically allowed by this Ordinance.
5. Accessory structures are included in the calculation of all maximum impervious surface and building coverage requirements of the district.
6. The footprint of any single detached accessory structure cannot exceed the footprint of the principal building. This does not apply to any structure accessory to an active agricultural use, which are not limited in area-

H. Fences

2. Fences in Residential Districts and the C-T, C-1, C-D, C-V, and C-E Districts

- a. Within the required front, **corner side**, or reverse corner side setback, solid fences are limited in height to four feet and open fences are limited to a height of six feet. Chain link fences or other similar wire materials are prohibited.
- b. Within the required minimum interior side or rear setback, fences are limited to a height of six feet (open or solid).
- c. Where a lot line abuts an arterial or collector street and the lot does not take access from that street, fences within that setback may be up to six feet in height and may be open or solid. Chain link fences or other similar wire materials are prohibited.
- d. When constructed outside the required minimum setback, within the buildable area, all fences are limited to eight feet.
- e. Fences may be constructed at the boundaries of a lot without setback except in the following circumstances:
 - i. Fences are prohibited within a 30 foot visibility triangle at the intersection of two streets as measured along the back of curb or edge of roadway pavement, as applicable.
 - ii. Fences are prohibited within a ten foot visibility triangle at the intersection of a street and an alley or at the intersection of a street and a private driveway as measured along the back of curb or edge of roadway pavement, as applicable, or along the driveway edge.
 - iii. Fences are prohibited within a ten foot visibility triangle at the intersection of two alleys as measured along the edge of alley pavement.

K. **Detached Garages, Accessory Structures, and Carports** ~~Garages, Detached and Carports~~

1. Only one detached garage, **one shed**, and one carport is permitted per lot for a single-family or two-family dwelling. Where a lot contains a detached garage and a carport, such carport must be attached to and constructed as an extension of the detached garage.
2. Detached garages, **accessory storage buildings, sheds**, and carports are permitted in the rear and interior side yards.
3. Detached garages, **accessory storage buildings**, and carports are permitted in the corner side yard, subject to the following:
 - a. Where there is no alley access, and the garage or carport is located in the corner side yard and takes access from the abutting street, the garage or carport must be set back **at least** 20 feet from the corner side lot line.
 - b. Where there is no alley access, and the garage or carport is located in the corner side yard but does not take access from the abutting street, the garage or carport must be set back **at least** four feet from the corner side lot line.
 - c. Any detached garage located in a corner side yard must be set back a minimum of five feet from the front building facade line.
4. Where served by an alley or rear service drive, garages, parking pads for access, and carports must take access from the alley or rear service drive. If a lot abuts an improved public alley that provides adequate access to a street, the garage or carport is not permitted within the required corner side yard setback.
5. Detached garages **and accessory buildings** are subject to the following **design standards**:
 - a. **Structures** ~~Detached garages~~ shall have the eaves of roof extend a minimum of one foot past the outside walls.

- b. Structures Detached garages shall have a minimum 4/12 roof pitch.
- c. Structures Detached garages are encouraged to match the pitch of the roof of the principal dwelling.
- d. Structures Detached garages utilizing metal siding and/or roofing shall not have highly reflective surfaces have a matte finish (or similar non-glare finish) and shall maintain the character of the surrounding neighborhood.
- e. Structures Detached garages shall not contain cooking facilities or plumbing. This does not apply if an accessory dwelling unit use has been approved, in which case those standards control.
- f. The design standards related to eaves, roof pitch and highly reflective surfaces metal finish do not apply to detached garages in the S-AG District or lots in R-1 Districts when properties are two five acres in area or greater and which have the detached garage and/or accessory storage building located in the rear yard.

6. Accessory structure size and quantity restrictions do not apply to any structure accessory to an active agricultural use regardless of the presence of a single or two-family dwelling.

7. Sheds must have the appearance of a professionally designed shed and be constructed of materials that professionals commonly use to construct sheds that are sold commercially. Once constructed, a shed must be kept weather-tight and in good repair and not appear in disrepair or be dilapidated.

Table 17.09-1: Bulk Requirements for Accessory Structures (Single-Family or Two-Family lots)

	<u>Detached Garage</u>	<u>Accessory Storage Building</u>	<u>Carport</u>	<u>Shed</u>
<u>Area (maximum)</u>	<u>50% of living area</u> <u>or 720 sq. ft.</u> <u>whichever is greater</u>	<u>50% of living area</u> <u>or 720 sq. ft.</u> <u>whichever is greater</u>	<u>576 sq. ft.</u>	<u>120 sq. ft.</u>
<u>Total Area All Accessory Structures</u>	<u>The combined total area of all accessory structures on a lot shall not exceed the principal structure's living area.</u>			
<u>Structures Allowed (quantity)</u>	<u>1</u>	<u>No maximum, see total area restriction above</u>	<u>1</u>	<u>1</u>
<u>Door Width (maximum)</u>	<u>No Maximum</u>	<u>6 ft.</u>	<u>No Maximum</u>	<u>6 ft.</u>
<u>Height (maximum)</u>	<u>20 ft.</u>	<u>20 ft.</u>	<u>15 ft.</u>	<u>20 ft.</u>
<u>Design Standards Applied* (Yes/No)</u>	<u>Yes</u>	<u>Yes</u>	<u>No</u>	<u>No</u>
<u>Specific Design Standards:</u>				
<u>a.</u>	<u>Structure shall have the eaves of roof extend a minimum of one foot past the outside walls.</u>			
<u>b.</u>	<u>Structure shall have a minimum 4/12 roof pitch.</u>			
<u>c.</u>	<u>Structures are encouraged to match the pitch of the roof of the principal dwelling.</u>			

Table 17.09-1: Bulk Requirements for Accessory Structures (Single-Family or Two-Family lots)

	Detached Garage	Accessory Storage Building	Carport	Shed
d.	<i>Structures utilizing metal siding and/or roofing shall have a matte finish (or similar non-glare finish) and shall maintain the character of the surrounding neighborhood.</i>			
e.	<i>Structures shall not contain cooking facilities or plumbing. This does not apply if an accessory dwelling unit use has been approved, in which case those standards control.</i>			
f.	<i>Structures shall maintain the character of the surrounding neighborhood.</i>			
*Exemption:	*Properties zoned R-1 and 5 acres or larger are exempt from design standards if the building is located in the rear yard OR if the property is zoned S-AG District.			

M. Keeping of Equines

1. The keeping of equines is allowed only in the R-1 District.
2. A minimum of two acres is required to keep one equine. For each additional acre in excess of two acres, one additional equine may be housed and maintained.
3. A fence must be installed around the entire grazing area. The fence must be a minimum of 150 feet from the front lot line. The fence must be a minimum of 150 feet from an existing dwelling located on an adjacent lot.
4. A stable or shelter must be provided for the stabling of each equine. The stable or shelter must be a minimum of 100 feet from any side or rear lot line, and a minimum of 150 feet from any front lot line.
5. The keeping of equines is for personal use only. No retail or wholesale use may be made of these animals.

Sections N – T (Reserved) These sections are unchanged.

Section VI.

Section 17.09.040 Permitted Encroachments is hereby amended as follows:

Table 17.09-1: Permitted Encroachments Into Required Setbacks				
Y= Permitted // N= Prohibited				
Max. = Maximum // Min. = Minimum				
	Front Setback	Corner Side Setback	Interior Side Setback	Rear Setback
Stoop Max. of 4'5" into setback	Y	Y	Y	Y

Section VII.

Section 17.10.030 Off-Street Parking Design Standards is hereby amended as follows:

I. Single-Family, Two-Family, and Townhouse Dwellings

1. All required off-street parking spaces must have vehicular access from a driveway that connects to a street or alley.
2. Townhouse developments are prohibited from constructing individual curb cuts for each dwelling unit along a public street.
3. Required off-street parking spaces may be designed so that the driver may back out into traffic.
4. All off-street parking lots, and parking pads, and driveways must be improved with a hard surfaced, all-weather dustless material; pervious paving is encouraged and may also be used. Gravel is prohibited. Sealcoating and rotomilling (the process of removing at least part of the surface of a paved area) is prohibited. Gravel, sealcoating and rotomillings are prohibited.
5. For single-family and two-family dwellings, a parking space may consist of two parallel paved parking strips, each of which is at least 18 inches in width and 18 feet long. Gravel is prohibited as fill material between the parking strips.

Section VIII.

17.12.060 Sign Permit Required is hereby amended as follows:

D. Freestanding Sign

1. Freestanding Sign Types

Freestanding signs are regulated as three types in this Ordinance:

- a. Freestanding signs – standard are permitted for multi-family dwellings and nonresidential uses (includes a nonresidential use comprised of two commercial establishments sharing a common building or which are in separate buildings that share a common access/entranceway or parking area) in any district.
- b. Freestanding signs – multi-tenant commercial retail center are permitted for multi-tenant commercial retail centers in any district. A multi-tenant commercial retail center is a commercial development under unified control consisting of three or more separate commercial establishments sharing a common building, or which are in separate buildings that share a common access/entranceway or parking area.
- c. Freestanding signs – residential subdivision are permitted for residential subdivisions in any district.

4. Freestanding Signs – Multi-Tenant Commercial Retail Center Regulations

Freestanding signs – multi-tenant retail center are subject to the following.

- a. One freestanding sign – multi-tenant commercial retail center is permitted per street frontage of a lot. An additional freestanding sign is permitted for each additional access point to the lot, however a minimum separation of 75 feet is required between signs. For the purposes of this regulation, a multi-tenant development where the development as a whole is comprised of separate lots of record, the entire development, including outlot parcels and inline development, is considered one lot.
- b. Freestanding signs – multi-tenant commercial retail center permissions are as follows:
 - i. Maximum sign area of 100 square feet of area per sign
 - ii. Maximum sign height of ten feet in the C-T, C-1, C-D, C-V, and S-AG Districts. In all other districts where allowed they are limited to 25 feet.

I. Wall Sign

1. Wall signs are permitted for all nonresidential uses in any district.
2. Wall signs are permitted on all facades of a structure. On a site consisting of multiple structures, each structure is permitted wall signs per the regulations of this section. The square footage from different structures cannot be combined to create a larger sign on any one structure.
3. For a single tenant structure, the maximum total wall sign area is ~~two one~~ square ~~feet feet~~ per linear foot of building wall where the wall sign(s) will be mounted or ~~80 40~~ square feet, whichever is greater. The square footage from different facades cannot be combined to create a larger sign on any one facade.
4. For a structure that contains multiple tenants, each tenant that has exterior business façade area is permitted a total wall sign area of ~~two one~~ square ~~feet feet~~ per linear foot of business frontage or ~~80 40~~ square feet, whichever is greater, along their individual frontage(s).
5. The number of individual wall signs on a facade is not limited, however the cumulative sign area of all signs on a facade cannot exceed the maximum allowable total wall sign area per facade.
6. Wall signs may be internally or externally illuminated. If externally illuminated, all light must be directed onto the sign face.
7. Wall signs must be safely and securely attached to the building wall. Wall signs must project 18 inches or less from the building wall. Wall signs may encroach into the public right-of-way no more than 18 inches.
8. No wall sign affixed to a building, including sign support structure, may project beyond the ends or top of the wall or higher than the roofline of the structure to which it is attached.
9. Wall signs must be constructed of wood or simulated wood, metal, plastic, or high-density urethane (HDU) foam board or similar durable foam construction. Canvas and similar material wall signs and painted wall signs are prohibited.
10. Wall signs are permitted on architectural appurtenances, such as chimneys or penthouses, which are part of the structure. Wall signs must not cover any window, windowsill, transom sill, or significant architectural feature of the structure.
11. On existing buildings, a parapet wall must not be constructed for the sole purpose of increasing the allowable height of a wall sign. For new buildings, when a sign is mounted on a parapet wall, that parapet wall must be consistent with the architectural design of the building, including building materials.
12. Signs may be projected onto a wall and do not count toward total wall sign area. Such signs must remain static and cannot flash, rotate, or move. No such projected wall sign can project an electronic video. No such projected sign may glare onto adjacent properties.

Section IX.

Section 17.12.070 Summary of Sign Permissions is hereby amended as follows:

TABLE 17.12-1: SUMMARY OF SIGN PERMISSIONS			
Sign Type	Exempt Sign (Section 17.12.050)	Permit Required (Section 17.12.060)	Permitted Locations
A-Frame Sign	•		C-1, C-2, C-3, C-D, C-V, and I-MU Districts
Attention-Getting Device	•		Nonresidential uses
Awning Sign		•	Multi-family dwellings and nonresidential uses in all district
Canopy Sign: Non-Structural Canopy Signs		•	Multi-family dwellings and nonresidential uses in all district
Canopy Sign Structural: Attached to Principal Building		•	Multi-family dwellings and nonresidential uses in all district
Canopy Sign Structural: Freestanding		•	Gas stations and drive through facilities in any district
Construction Activity Sign	•		On a lot where active construction is taking place in all districts
Electronic Message Sign		•	Commercial and industrial districts S-IC District. Following uses in any district: conservation area, cultural facility, educational facility - primary or secondary, educational facility - university or college, government office/facility, public park, places of worship Gas stations in any district

TABLE 17.12-1: SUMMARY OF SIGN PERMISSIONS			
Sign Type	Exempt Sign (Section 17.12.050)	Permit Required (Section 17.12.060)	Permitted Locations
Freestanding Signs – Standard		•	Multi-family dwellings and nonresidential uses in all districts
Freestanding Signs – Multi-Tenant Commercial Retail Center		•	Multi-tenant commercial retail centers in all districts
Freestanding Signs – Residential Subdivision		•	Residential subdivisions in all districts
Government Sign	•		All districts
Light Pole Banner	•		Light pole banners on private property in all districts
Marquee		•	Commercial uses in C-3, C-D, and C-V Districts
Memorial or Historic Event	•		Where a structure or lot is related to a historic person, event, structure, or site in all districts
Menuboard		•	Drive through facilities in all districts
Multiple Tenant Building Entryway	•		Entryways for multiple tenant buildings (multi-family dwellings and non-residential and mixed-use developments) in all districts

TABLE 17.12-1: SUMMARY OF SIGN PERMISSIONS			
Sign Type	Exempt Sign (Section 17.12.050)	Permit Required (Section 17.12.060)	Permitted Locations
Noncommercial Message	•		All districts
Parking Lots and Structures	•		Parking lot/structures for each entrance/exit, driveway intersection, drive-through lane, and other circulation points in all districts
Projecting Signs		•	Commercial districts
Real Estate Activity	•		When a structure or lot is offered for sale, lease, or rent in all districts
Roof Sign		•	C-D District
Wall Sign		•	Non-residential uses in all districts
Window Sign	•		Nonresidential uses

Section X.

Section 17.14.090 Site Plan Review is hereby amended as follows:

D. Procedure

1. Applications for site plan review must be submitted to the Zoning Administrator. The Zoning Administrator may convene a technical review group comprised of City staff to review the application.
2. The Zoning Administrator must begin the review of the site plan within 30 days of the date the application is deemed complete. The Zoning Administrator Development must review and evaluate the application, pursuant to the standards of this section, and approve, approve with conditions, or deny the site plan.
3. Site plan approvals are applicable as follows:
 - a. When no other approvals are required, the site plan approval must occur before a building permit is issued. If the Zoning Administrator approves the site plan subject to certain conditions, all plans and drawings to be submitted as part of the application for a building permit or zoning approval must be revised to include those conditions.
 - b. When a special use approval is required, ~~the site plan must be approved and site plan approval is required, the site plan must be deemed reasonably complete~~ by Zoning Administrator prior to the hearing on the special use ~~approval request~~. The ~~approved reasonably complete~~ site plan would be forwarded with the application and the staff recommendation on the ~~approval request~~. The approving body would be allowed to impose additional conditions on the site plan. ~~If the Zoning Administrator approves the site plan subject to certain conditions, the site plan forwarded with the approval application must be revised to include those conditions.~~
 - c. When a variance or administrative exception is required, the variance or administrative exception must be approved prior to final approval of the site plan. Once the variance or administrative exception is approved, the site plan may be submitted for review and approval. If the approving body imposed additional conditions as part of the variance or administrative exception approval, the site plan must include such conditions. If the Zoning Administrator approves the site plan subject to certain conditions, the site plan forwarded with the approval application must be revised to include those conditions and any conditions of the variance or administrative exception.

Section XI.

Section 17.14.100 Design Review is hereby amended to read as follows:

A. Purpose

The purpose of design review is to ensure that the buildings, improvements, signs, landscape design, and siting complies with the adopted performance standards and design guidelines, including City of Davenport's adopted Downtown Design Guidelines, Downtown Davenport Streetscape Improvement Plan, Village of East Davenport Performance Standards, and Elmore Corners Plan.

B. Initiation

Any person with an interest in the property may file an application for design approval.

C. Authority

The Design Review Board issues final design approval. Design review approval is required prior to site plan review approval. If site plan is not required, design review approval is required prior to issuance of a building permit.

D. Required Design Review Board Approval

1. Design Review Board Approval is required in the C-D, C-V, and C-E Districts for the following:

- a. New construction or an alteration to the exterior of a structure where changes are visible from the public right-of-way.
- b. Installation of any sign or action related to a sign.
- c. New parking lots, fencing/walls and landscaping or an alteration to existing parking lots, fencing/walls or landscaping.
- d. Streetscape elements within the right-of-way, only when there is a substantial deviation from the standards contained in the Downtown Davenport Streetscape Improvement Plan.
- e. Demolition within the C-D and C-V Districts requires the owner(s) of record or the City to apply for a demolition approval. Alternately, the City Fire Marshal and/or the Chief Building Official may order the partial or complete demolition of a structure because it possesses an immediate, definite and serious threat to the life, health and safety of the general public. In such cases, the Design Review Board review is limited to reviewing the design, construction, and/or condition of any shared party wall made visible by the demolition.

Section XII.

Section 17.17.010 Reservation of Previously Approved Conditions is hereby amended as follows:

J. Ordinance 2017-520.

- ~~1. Condition 5. That a fifty (50) foot landscape buffer and 6 foot high fence be established along the south end of the property. The landscape buffer shall be developed with the following plantings: four canopy trees, six understory trees and 24 shrubs or 12 evergreens/conifers per 100 linear feet. Note: Condition 5 was modified to remove reference to previous Zoning Ordinance.~~

(Remainder of this section, subsequent Conditions #6-9 shall remain and be renumbered accordingly.)

Zoning Omnibus Overview/Summary:

Ordinance for Case ORD20-01 being the request of the City of Davenport to amend several sections of Title 17 of the Municipal Code entitled "Zoning." [All Wards]

Following the adoption of the new code in January 2019, staff committed to 'fine-tuning' the ordinance at three, six, and twelve months after adoption. The following amendments are proposed at this time:

1. Significant changes to the Accessory Structure requirements for single and two family dwellings. In most cases, there will be a reduction in the maximum size of an accessory structure to 50% of the living area or 720 square feet; with a maximum total accessory structure size not to exceed the living area of the principal dwelling. This is more in line with what the previous Code required. There was concern expressed about large structures being built on lots with small dwellings, contributing to the appearance of looking out of scale. In addition, changes to the design standards are proposed as depicted in the following sketches/table.

ROOF PITCH EXAMPLE



EAVE EXAMPLE

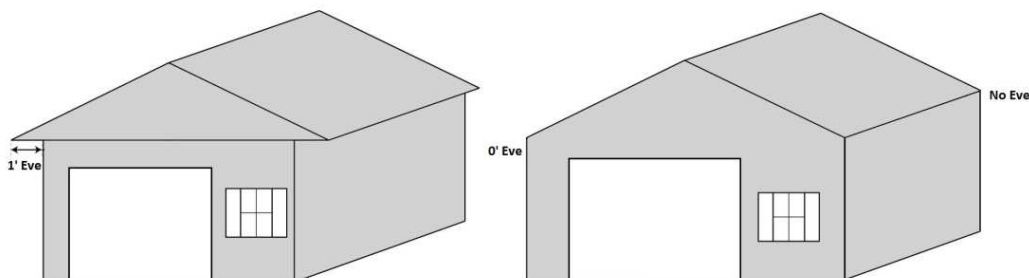


Table 17.09-1: Bulk Requirements for Accessory Structures (Single-Family or Two-Family lots)

	Detached Garage	Accessory Storage Building	Carport	Shed
<u>Area (maximum)</u>	<u>50% of living area or 720 sq. ft., whichever is greater</u>	<u>50% of living area or 720 sq. ft., whichever is greater</u>	<u>576 sq. ft.</u>	<u>120 sq. ft.</u>
<u>Total Area All Accessory Structures</u>	<u>The combined total area of all accessory structures on a lot shall not exceed the principal structure's living area.</u>			
<u>Structures Allowed (quantity)</u>	<u>1</u>	<u>No maximum, see total area restriction above</u>	<u>1</u>	<u>1</u>
<u>Door Width (maximum)</u>	<u>No Maximum</u>	<u>6 ft.</u>	<u>No Maximum</u>	<u>6 ft.</u>
<u>Height (maximum)</u>	<u>20 ft.</u>	<u>20 ft.</u>	<u>15 ft.</u>	<u>20 ft.</u>
<u>Design Standards Applied* (Yes/No)</u>	<u>Yes</u>	<u>Yes</u>	<u>No</u>	<u>No</u>
<u>Specific Design Standards:</u>				
<u>a.</u>	<u>Structure shall have the eaves of roof extend a minimum of one foot past the outside walls.</u>			
<u>b.</u>	<u>Structure shall have a minimum 4/12 roof pitch.</u>			
<u>c.</u>	<u>Structures are encouraged to match the pitch of the roof of the principal dwelling.</u>			
<u>d.</u>	<u>Structures utilizing metal siding and/or roofing shall have a matte finish (or similar non-glare finish) and shall maintain the character of the surrounding neighborhood.</u>			
<u>e.</u>	<u>Structures shall not contain cooking facilities or plumbing. This does not apply if an accessory dwelling unit use has been approved, in which case those standards control.</u>			
<u>f.</u>	<u>Structures shall maintain the character of the surrounding neighborhood.</u>			
<u>*Exemption:</u>	<u>*Properties zoned R-1 and 5 acres or larger are exempt from design standards if the building is located in the rear yard OR if the property is zoned S-AG District.</u>			

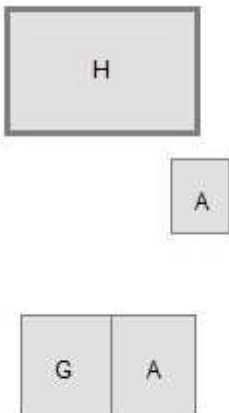
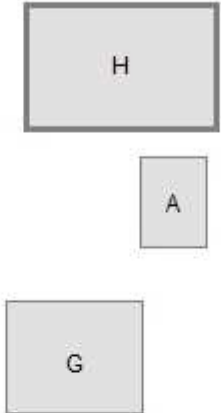
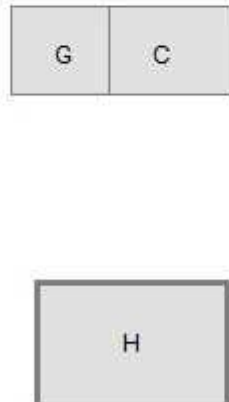
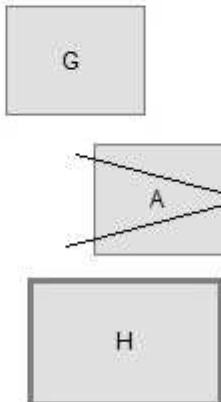
2. Provides an exception to the design standards and maximum size of accessory buildings for single and two family dwellings if there is an active agricultural use on the property or it is in a lot in an R-1 District with 5 or more acres and the accessory structure is in the rear yard.

3. Added a definition for "Accessory Storage Building". Specifically states that an Accessory Storage Building cannot have a door on it wider than six feet. This distinguishes such from a garage.

4. Prohibits accessory buildings in required reverse corner yards. This requirement is currently implied but not specifically stated.

5. Specifically adds language the design and maintenance of sheds as well as limiting the number of sheds to 1 per property (single- and two-family dwellings).

Size Limits for Detached Garages, Accessory Structures, and Carports

Street					
	House: 1,000 sq.ft. Accessory total: 600 sq.ft. (max.) Garage: 400 sq.ft.			House: 1,000 sq.ft. Accessory: 280 sq.ft. (No carport allowed)	120' All lots are 7,200 sq.ft.; 60' x 120'
Alley					
	Garage: 424 sq.ft. Carport: 576 sq.ft. (max) (No accessory structure allowed) House: 1,000 sq.ft.			Garage: 720 sq.ft. Accessory: 720 sq.ft. House: 1,000 sq.ft.	
Street					

6. Allowing Residential Care Facilities in the C-T, Commercial Transition District, C-OP, Commercial Office Park District, C-D, Downtown District, and as a Special Use in the C-1, Neighborhood Commercial District. By definition, Residential Care Facilities are, “A licensed care facility that provides 24-hour medical and/or non-medical care of persons in need of personal services, supervision, or assistance essential for sustaining the activities of daily living, or for the protection of the individual. A residential care facility includes nursing care, assisted living, hospice care, and continuum of care facilities. Continuum of care facilities may also include independent living facilities as part of the continuum. Residential Care Facility does not include a Residential Drug/Alcohol Treatment Facility or Clinic, a Group Home, a Halfway House, or a Homeless Shelter. These facilities have generally the same impacts as multi-family developments (which are allowed in all the above districts except C-OP), except they generate much less traffic. This was an oversight by staff.

7. Makes drive-through facilities and outdoor dining permitted uses in the I-1 and I-2 Zoning Districts. As written, makes existing facilities legally non-conforming and would prohibit these types of restaurants. Per staff and P&Z, not the intent.

8. Added since 1st reading the removal of Retail Alcohol Sales in the I-MU District to reflect consistency with City Council direction.

TABLE 17.08-1: USE MATRIX																					
PRINCIPAL USE	R-1	R-2	R-3	R-4	R-MF	R-MHP	C-T	C-1	C-2	C-3	C-OP	C-D	C-V	C-E	I-1	I-2	I-MU	S-AG	S-OS	S-IC	USE STANDARD
Drive-Through Facility								S	P	P		S		P	P	P	P				Sec. 17.08.030.J
Outdoor Dining								P	P	P	P	P	P	P	P	P	P				Sec. 17.08.030.V
Residential Care Facility					P		P	S	P	P	P	P		P	P		P			P	Sec. 17.08.030.X
Retail Alcohol Sales									P	P		S		P	P		P				

9. Requires that an occupied dwelling must exist on any lot in the R-1 District containing equines. Ensures that you cannot simply establish an equine facility on R-1 property without someone living there as well.

10. Eliminates duplication of the rules for keeping equines. This was redundant in the Code.

11. Requires showing the buffer zone (fall zone) on site plans for telecommunication towers. The majority of site plans submitted for towers shows this but Staff and P&Z believe this should be expressly stated.

12. Allows multiple dwelling units located above the ground floor of a commercial building. Suggested to specifically state that mixed use buildings in most commercial districts are allowed (and encouraged).

13. Added a definition of "Truck Stop". The use was called out and allowed in I-1 and I-2, but not defined.

14. Deletes corner side yards from the fence height requirement. This would allow a six-foot solid fence in the corner side yard.

15. Instead requiring an approved site plan before applying for a Special Use, wording changed to "reasonably complete". This standard would require nearly complete engineering and architectural drawings to be finished and approved before even approaching the ZBA for a Special Use. Staff and P&Z believes this is excessive.

16. Rewords the language concerning surfaces of parking areas. Includes driveways as areas requiring hard surface and simplifies language.

17. Increases the allowable wall sign area from one to two s.f. per linear foot of building wall where the sign will be mounted or 80 s.f. whichever is greater (up from 40 s.f.). The standard adopted in January 2019 proved to be very restrictive, resulting in signage that was not readable from the street, particularly at shopping centers located far back from the street, such as Village Shopping Center. In many cases, the proposed signage looked out of scale with the façade. The ZBA has approved approximately four hardship variances with the understanding that a Code change was being contemplated.

18. Relatedly, it is proposed to change the sign code language to reference multi-tenant commercial centers, rather than retail centers to reflect common interpretation.

19. Clarifying the minimum 24 foot width of a dwelling applies to the front facade. As written now you could construct a 'shotgun' style house with a very narrow dimension facing the street.

20. Removed the carried over requirement for buffering between the new vehicle dealership and Stonegate Circle. This requirement was met using an alternative planting scheme that was supported through a petition overwhelmingly by Stonegate Circle property owners. A fence would not be required.

21. Added since the Plan and Zoning Commission Public Hearing is a revision of when the Design Review Board reviews streetscape improvements. Staff suggests the DRB only review in instances where there is significant deviation from the Streetscape Improvement Plan. If the streetscape design meets the standards of the Plan, it seems redundant for DRB to review, thus adding time until a building permit can be issued. This was discussed with P&Z before its vote. The Merge project on 2nd Street did include a significant modification; those modifications were reviewed and approved by DRB.

22. Also added is language to tighten up the definition of salvage yard and storage yard-outdoor uses and clarify the screening requirements.



Tuesday, April 14, 2020

Please publish the following public notice in the Monday, April 27, 2020 edition of the Quad City Times.

The PO number for this notice is: 2010387

Please provide proof of publication for our records. If you have any questions, please contact us at planning@ci.davenport.ia.us or 563-326-7765. Thank you!

**NOTICE
PUBLIC HEARING
WEDNESDAY, MAY 6, 2020 5:30 P.M.
CITY OF DAVENPORT COMMITTEE OF THE WHOLE
COUNCIL CHAMBERS - DAVENPORT CITY HALL
226 WEST 4th STREET – DAVENPORT, IOWA**

There is on file in the Community Planning and Economic Development Department (CPED), on behalf of the Plan and Zoning Commission, the following requests:

Case REZ20-01: Request of the City of Davenport to rezone 2139, 2147, 2147 1/2, and 2202 W. 3th Street and 220 and 226 North Pine Street from R-4C Single and Two Family Central Residential Zoning District to C-1, Neighborhood Commercial District. Property contains 36,000 square feet. [Ward 3]

The legal description of the property to be rezoned is as follows:

Lot 8 of Block 1 of J M F Hall's Addition (2148 W 3rd Street); Lot 1 of Block 2 of J M F Hall's Addition (2202 W 3rd Street); Lot 9 of Block 5 of Parker's Addition (2139-2147-2147½ W 3rd Street); and Lot 16 of Block 6 of Parker's Addition (220-226 N Pine Street). All properties located in the City of Davenport, Scott County, Iowa.

Also:

Case ORD19-02: Request of the City of Davenport to amend Title 17 of the Davenport Municipal Code (hereto referred to as DMC), entitled "Zoning", by amending Section 17.02.010 of the DMC, entitled "Rules of Interpretation" by adding and defining the term "should" and by reordering the subsequent rules, by amending Section 17.02.030 of the DMC, entitled "Definition of General Terms" by adding and defining the terms "Adjacent" and "Façade" to the existing list of Definition and General Terms and by revising the definitions of the terms "Sign, Freestanding" by correcting a term inconsistency, "Stoop" by adding a maximum dimension and "Substantial Repair/Rehabilitation" by revising unclear language, by amending Section 17.04.010 of the DMC, entitled "Purpose Statements" by modifying Section 17.04.010.G by replacing single-family dwellings with semi-detached dwellings in the purpose statement, by amending Section 17.04.030 of the DMC, entitled "Dimensional Standards" by modifying Table 17.04-1 by deleting "SF" and related standards and adding a five foot interior side setback for "2F" and "SF-SD" within the "R-MF" District, by amending Section 17.04.050 of the DMC, entitled "R-3C and R-4C District Design Standards" by deleting language and a diagram related to garages, carports and alley access, by amending

Section 17.05.010 of the DMC, entitled “Purpose Statement” by revising the locational intent, by amending Section 17.05.040 of the DMC entitled “Design Standards” by modifying Table 17.05-2 by replacing the term “abut” with “face” and the term “abutting” with “facing”, by clarifying unclear language, by deleting overly restrictive transparency requirements for outlot buildings and by revising reduced setback language for commercial centers so that it is permissive and not mandatory (the diagram for Multi-Tenant Commercial Center Site Design Standards is also modified), by amending Section 17.05.050 of the DMC, entitled “C-D District Standards” by modifying Section 17.05.050.C by correcting a scrivener’s error, by amending Section 17.05.060 of the DMC, entitled “C-V District Standards” by modifying Section 17.05.060.C by correcting a scrivener’s error, by amending Section 17.05.070 of the DMC, entitled “C-E District Standards” by modifying Section 17.05.070.C by correcting a scrivener’s error, by amending Section 17.06.030 of the DMC, entitled “Dimensional Standards” by modifying Table 17.06-1 by reducing the minimum interior side setback from five feet to none in certain circumstances, by amending Section 17.07.020 of the DMC, entitled “S-OS Open Space District” by modifying Section 17.07.020.A by adding additional uses to the purpose statement, by amending Section 17.080.020 of the DMC, entitled “Use Matrix” by modifying Table 17.08.020 by adding “Amusement Facility – Indoor”, “Animal Care Facility – Small Animal” and “Parking Lot (Principal Use)” to the list of permitted uses in the I-1 District, by adding “Dwelling – Multi-Family” and “Dwelling – Townhouse” to the list of permitted uses in the I-MU District, by adding “Government Office/Facility”, “Public Safety Facility” and “Restaurant” to the list of permitted uses in the S-OS District, by adding the use “Equine, Keeping of/Equestrian Facility” to the list of permitted uses in the R-1 and S-AG Districts, by revising the “Use Standard” section for “Dwelling – Townhouse” and by reordering the “Use Standard” subsections subsequent to Section 17.08.030.P, by amending Section 17.080.030 of the DMC, entitled “Principal Use Standards” by modifying Section 17.080.030.D, entitled “Billboard” by deleting reference to the same side of the street, by modifying Section 17.08.030.N, entitled “Dwelling – Multi-Family or Townhouse” by deleting reference and standards related to a townhouse and by deleting “Aluminum, steel or other metal siding” and “Vinyl” from the listed of prohibited building materials, by modifying Section 17.080.O, entitled “Dwelling - Single-Family, Single-Family Semi-Detached, and Two-Family” by adding reference to and standards related to a townhouse, by creating a point system for front façade design, by revising certain language and a diagram to support this point system, by deleting the “Transition Rule for Section 17.080.030.O.3” provision, by adding Section 17.08.030.P, entitled “Equine, Keeping of/Equestrian Facility” and related principal use standards, by reordering subsections subsequent to Section 17.08.030.P and by deleting language in Section 17.08.030.DD (being revised to Section 17.08.030.EE) regarding distributed antenna systems in the right-of-way, by amending Section 17.08.050 of the DMC, entitled “Use Definitions” by revising the definition of the uses “Lodge/Meeting Hall” and “Place of Worship” by including language regarding the service and/or sale of food and drinks as an ancillary use, by revising the definition of the use “Public Safety Facility” by deleting reference to canine and equine units and by revising the definition of the use “Restaurant” to include language regarding alcoholic beverages, by amending Section 17.090.030 of the DMC, entitled “Accessory Structures and Uses” by modifying Section 17.090.030.A, entitled “General Regulations for Accessory Structures” by adding a material standard and a prohibition on the use of shipping containers, by modifying Section 17.090.030.H.1, entitled “General Requirements for All Fences” by deleting reference to walls and by revising and deleting certain language regarding the finished side of all fences, by modifying Section 17.09.030.K, entitled “Garage, Detached and Carports”, by adding language and a diagram requiring access from the alley or rear service drive, by creating design standards for detached garages, by deleting the “Sunset for Section 17.09.030.K.4.d” provision, by deleting language regarding temporary tent structures, by modifying Section 17.09.030.L, entitled “Home Occupation” by adding language to prohibit any business that provides physical good, products, or merchandise directly to the consumer, by deleting Section 17.09.030.M, entitled “Keeping of Equines”, by reordering subsections subsequent to Section 17.09.030.M and by modifying Table 17.09-1 by deleting the phrase “Prohibited in the front yard” from the encroachment term “Deck”, by amending Section 17.10.030 of the DMC, entitled “Off-Street Parking Design Standards” by revising certain off-street parking space minimum dimensions and aisle width in Figure 17.10-1, by amending Section 17.10.040 of the DMC, entitled “Required Off-Street Vehicle and Bicycle Parking Spaces” by modifying Section 17.10.040.C by correcting a term inconsistency and Section 17.10.040.E by deleting a definition contained

elsewhere in Title 17, by amending Section 17.10.070 of the DMC, entitled “Required Off-Street Loading Spaces” by modifying Section 17.10.070.B by correcting a term inconsistency, by amending Section 17.11.050 of the DMC, entitled “Parking Lot Perimeter Landscape Yard” by requiring a perimeter landscape yard when a parking lot is adjacent to streets, alleys and public spaces and by revising the width of the perimeter parking lot landscape area in certain circumstances, by amending Section 17.11.070 of the DMC, entitled “Site Landscape” by replacing the term “abuts” with the phrase “is adjacent to”, by amending Section 17.11.080 of the DMC, entitled “Buffer Yards” by modifying Section 17.11.080.C.6 by including vinyl as a permitted fence material, by amending Section 17.14.020 of the DMC, entitled “Notice” by deleting “required” in certain subsections and by revising certain mandatory language to permissive language in certain subsections, by amending Section 17.14.040 of the DMC, entitled “Zoning Text and Map Amendment” by modifying Section 17.14.040.D by revising mandatory language to permissive language, by amending Section 17.14.090 of the DMC, entitled “Site Plan Review” by adding Section 17.14.090.F, entitled “Minor Adjustments to Certain Design Standards” and subsection standards, by reordering subsections subsequent to Section 17.14.090.F and by correcting a scrivener’s error in Section 17.14.090.G (revised to Section 17.14.090.H) and by amending Section 17.14.100, entitled “Design Review” by modifying Section 17.14.100.D.2 by adding “and/or National Register of Historic Places”. [Ward All]

At its March 30, 2020 meeting, the Plan and Zoning Commission unanimously recommended approval of the two aforementioned cases.

The public hearings on the above matters are scheduled for 5:30 p.m. or as soon thereafter as possible on Wednesday, May 6, 2020 in the Council Chambers of the Davenport City Hall, 226 West 4th Street, Davenport, Iowa. You may submit written comments on the above item(s) or to attend the public hearing to express your views, or both. Interpretive services are available at no charge. Servicios interpretativos libres estan disponibles. TTY: (563) 326-6145

Any written comments to be reported at the public hearing should be received in the Department of Community Planning & Economic Development, at the above address, no later than 12:00 noon on the day of the public hearing(s). PO No. 2010387

Department of Community Planning & Economic Development
E-MAIL: planning@ci.davenport.ia.us PHONE: 563-326-7765

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Brian Schadt 563-326-7923
Wards:

Action / Date
6/3/2020

Subject:
Preliminary Resolution for the FY20 Alley Resurfacing Program. [Ward 5]

Recommendation:
Adopt the Resolution.

Background:

Within the City of Davenport, alleys are considered secondary roads. A resident or business owner petitions the City to have their alley reconstructed with full depth concrete or hot mix asphalt (HMA) or resurfaced with HMA through the Alley Reconstruction and Resurfacing Program. This program is an assessment program where $\frac{1}{2}$ of the total cost to reconstruct or resurface the alley is paid for by the City and the other $\frac{1}{2}$ is paid for by the abutting property owners based on the size of their lot. The resident or business that requests to have their alley reconstructed or resurfaced would have to obtain the necessary signatures on a petition prepared by the City of over 50% of the owner occupied property abutting the alley.

The City has received a petition for the east-west alley between Pershing Ave and Iowa St from E Columbia Ave to E Garfield St. The estimated cost of these improvements is \$80,000.

ATTACHMENTS:

Type	Description
▣ Resolution Letter	Resolution

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Engineering	Lechvar, Gina	Approved	5/28/2020 - 1:33 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:33 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:18 PM

Resolution No. _____

Resolution offered by Alderman Dunn

RESOLVED by the City Council of the City of Davenport.

Preliminary resolution for the 2020 Alley Resurfacing Program.

WHEREAS, it is deemed advisable and necessary to resurface certain alleys in the City of Davenport, IA; and

WHEREAS, the Code of Iowa requires that the City Council arrange for engineering services when an assessment project is involved; and

WHEREAS, the Code of Iowa requires that the City Council designate the property to be specially benefited by the improvements;

NOW, THERFORE, BE IT RESOLVED by the City Council of the City of Davenport, Iowa that the Engineering Division for the City of Davenport be employed as engineers in connection with the proposed alley resurfacing program and may be hereafter referred to as the "Project Engineer" and that the Project Engineer be directed to prepare preliminary plans, plats, schedules, estimates, and do other engineering and assessment work as required to complete the above referenced program;

BE IT FURTHER RESOLVED that hereafter this improvement will be called the 2020 Alley Resurfacing Program.

Passed and approved this 10th day of June, 2020.

Approved:

Attest:

Mike Matson
Mayor

Brian Krup
Deputy City Clerk

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Steve Math 563-327-5164
Wards:

Action / Date
6/10/2020

Subject:
Resolution approving the plans, specifications, form of contract, and estimate of cost for the N Division St Pavement Reconstruction Project, CIP #35042. [Wards 3 & 4]

Recommendation:
Adopt the Resolution.

Background:

The project consists of the removal and replacement of the existing deteriorated concrete pavement along N Division St from the railroad crossing north of W 4th St to W 9th St. Improvements include the construction of HMA Pavement, PCC Curb and Gutter, Storm Sewer Removal and Replacement and repairs to existing Sanitary Sewer facilities located within project limits.

This project has been designed by the City's Engineering Division. No right-of-way or temporary construction easements are required. The proposed total cost of the project is currently estimated at \$1,890,000 with construction expected to begin this summer and be completed by the end of the year.

ATTACHMENTS:

Type	Description
▣ Resolution Letter	PW Pg 2

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Engineering	Lechvar, Gina	Approved	5/28/2020 - 1:35 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:43 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:25 PM

Resolution No. _____

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport.

RESOLUTION approving the plans, specifications, form of contract, and estimate of cost for the N Division St Pavement Reconstruction Project, CIP #35042.

WHEREAS, plans, specifications, form of contract, and an estimate of cost were filed with the City Clerk of Davenport, IA, for the N Division St Pavement Reconstruction Project.

WHEREAS, notice of Hearing on plans, specifications, and form of contract was published as required by law.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Davenport that said plans, specifications, form of contract, and estimate of cost are hereby approved as the plans, specifications, form of contract, and estimate of cost for the N Division St Pavement Reconstruction Project.

Passed and approved this 10th day of June, 2020.

Approved:

Attest:

Mike Matson
Mayor

Brian Krup
Deputy City Clerk

City of Davenport

Agenda Group:
Department: Finance
Contact Info: Mike Atchley 563-327-5149
Wards:

Action / Date
6/10/2020

Subject:
Resolution authorizing the Mayor to execute the necessary documents to convey the vacated portion of the original Division St right-of-way to the owner of adjacent parcels W0303-13B and W0303-22B. [Ward 8]

Recommendation:
Adopt the Resolution.

Background:

In late 2019 the Glaus family petitioned the City of Davenport to vacate the 33 foot wide strip of right-of-way adjacent to the east of the Glaus' property between W 76th St and Ridgeview Dr (see Exhibit A). The petition was approved February 26, 2020. Mrs. Carol Glaus is now asking the City of Davenport to convey said City property to her for \$1.00. This 33 foot strip is not developable and holds no value for the operations of the City. The parcel is 33 feet wide and approximately 750 feet long. A letter was sent certified mail April 21, 2020, to SB Real Estate, LLC, the owner of the property adjacent to the east of the City parcel, asking if they objected to the conveyance of the parcel to the Glaus family. As of May 12, 2020, no objection has been received.

ATTACHMENTS:

Type	Description
▣ Resolution Letter	Resolution to convey
▣ Cover Memo	Exhibit A

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Engineering	Lechvar, Gina	Approved	5/28/2020 - 2:07 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 2:07 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:15 PM

Resolution No. _____

Resolution offered by Alderman Condon.

RESOLUTION authorizing the Mayor and City Clerk to execute the necessary documents to convey the vacated portion of the original Division St right-of-way to the owner of adjacent parcels W0303-13B and W0303-22B.

RESOLVED by the City Council of the City of Davenport.

WHEREAS, Community and Economic Development, Public Works, Parks, and the Davenport Fire Department have no need for these parcels.

WHEREAS, the right-of-way was vacated February 20, 2020.

WHEREAS, by conveying this parcel the City will not need to add it to the mowing contract.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Davenport that the Mayor and City Clerk are authorized to execute all documents necessary to convey the vacated portion of the original Division St right-of-way to the owner of adjacent parcels W0303-13B and W0303-22B.

Passed and approved this 10th day of June, 2020.

Approved:

Attest:

Mike Matson
Mayor

Brian Krup
Deputy City Clerk

EXHIBIT A



The vacated right-of-way the Glaus Family is petitioning to acquire for \$1.00 is outlined in red.

City of Davenport

Agenda Group:
Department: Community Planning & Economic Development
Contact Info: Matt Flynn 563-888-2286
Wards:

Action / Date
6/10/2020

Subject:
Motion to approve the appeal to overturn the decision of the Design Review Board to deny approval of a combination fence/wall design adjacent to 2108 E 11th St (John Wisor, appellant). [Ward 5]

YES VOTE OVERTURNS DESIGN REVIEW BOARD DECISION; NO VOTE UPHOLDS DESIGN REVIEW BOARD DECISION.

Recommendation:
Pass the Motion.

Background:

The Design Review Board, at its May 18, 2020 meeting, voted unanimously to not approve the design of the fence/wall and recommended the design be simplified. When a project is not approved by the Design Review Board, that decision may be appealed to the City Council.

John Wisor has purchased the property located at the northeast corner of 11th St and Mound St for the purpose of connecting buildings housing the 11th Street Precinct located at 2108 E 11th St and 1107 Mound St. The addition will house expanded kitchen facilities, bar, and storage.

Also to be added will be a beer garden that is proposed to be surrounded by a combination brick wall and wrought iron fence.

The DRB approved the building addition at its May 18, 2020 meeting, but questioned the wall's design, thinking it was too busy. The DRB attempted to discuss an alternative, simplified design but Mr. Wisor was not interested in discussing options at that time.

ATTACHMENTS:

Type	Description
▣ Backup Material	Street View
▣ Backup Material	Elevations
▣ Backup Material	Floor Plan
▣ Backup Material	Fence Details
▣ Backup Material	email Wisor to Jobgen

REVIEWERS:

Department	Reviewer	Action	Date
Community Planning & Economic Development	Flynn, Matt	Approved	5/21/2020 - 7:34 AM

Street View





WEST ELEVATION
SCALE: 1/8" = 1'-0"



SOUTH ELEVATION
SCALE: 1/8" = 1'-0"

PRELIMINARY - NOT FOR CONSTRUCTION

ITALO MILANI
ARCHITECT, P.C., AIA
2801 12TH AVE, ROCK ISLAND, IL
PH. (309) 788-5304 FAX (309) 788-5100
lomilani@milanipe.com

11th. STREET PRECINCT
BEER GARDEN & ADDITION
The Village Of East Davenport.

DATE
5.11.20

REVISIONS

1

PROJECT

2020-17

NUMBER

SHEET

A-2

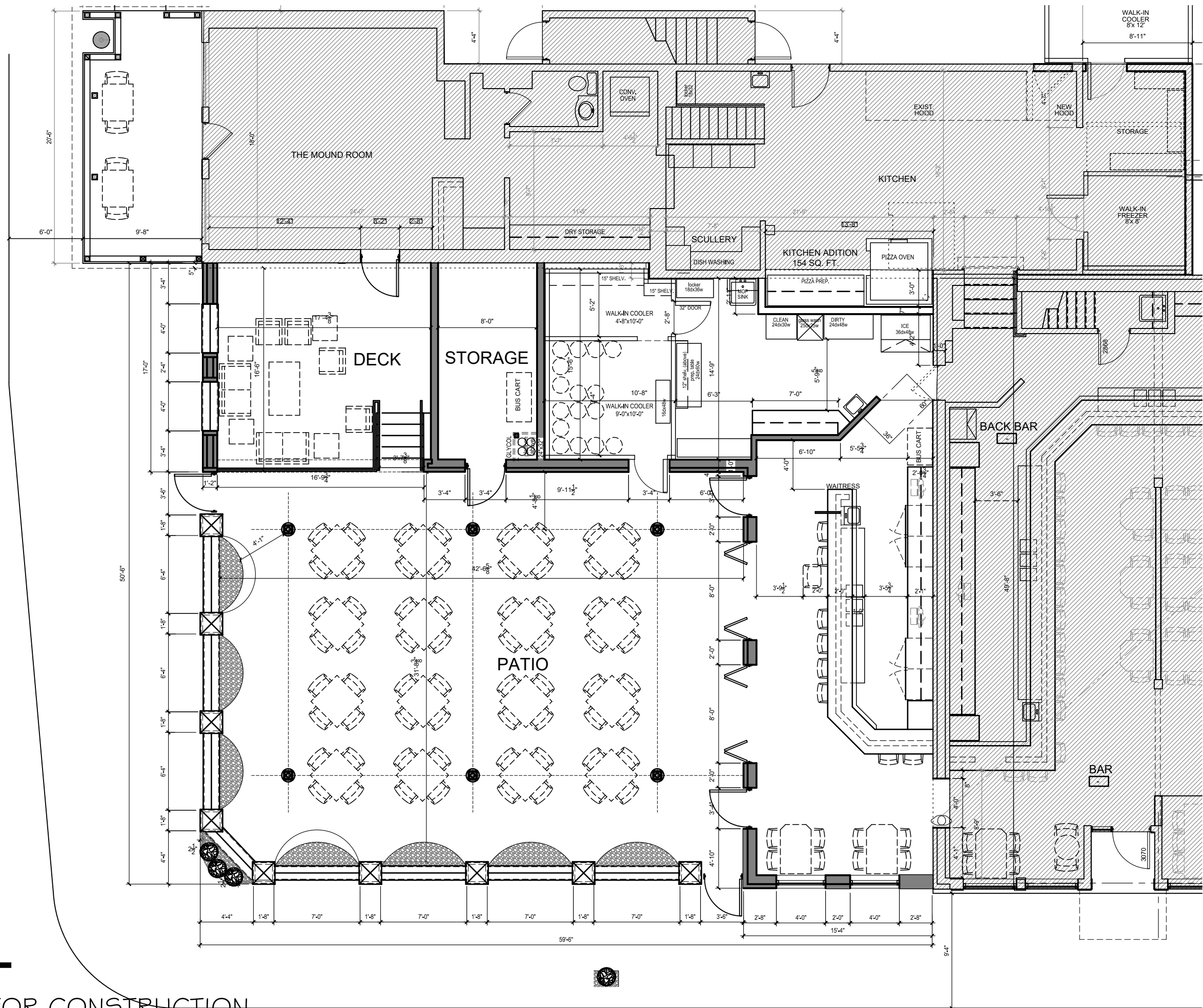
NUMBER



FLOOR PLAN

SCALE: 1/8" = 1'-0"

PRELIMINARY - NOT FOR CONSTRUCTION

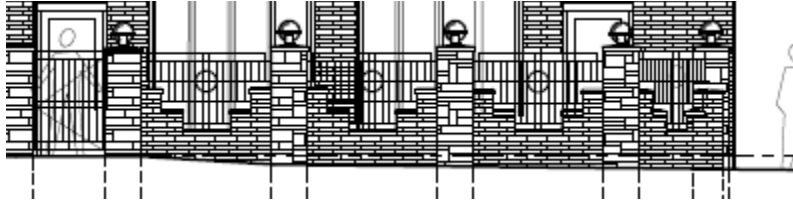


ITALO MILANI
ARCHITECT, P.C., AIA
2801 12TH AVE, ROCK ISLAND, IL
PH. (309) 788-5304 FAX (309) 788-5100
lomilani@milanipc.com

11th. STREET PRECINCT
BEER GARDEN & ADDITION
The Village Of East Davenport.

DATE	5.11.20
REVISIONS	..
PROJECT	2020-17
NUMBER	
SHEET	A-1
NUMBER	

Fence/Wall Details



West Elevation



South Elevation

From: [Flynn, Matt](#)
To: ["John Wisor"](#)
Cc: [Jobgen, Ben](#); [Berger, Bruce](#)
Subject: RE: [EXT] Fwd: New patio wall
Date: Tuesday, May 19, 2020 3:04:11 PM

John and Ald. Jobgen – just to clarify it is John that is appealing. He needed to request the appeal in writing to the Zoning Administrator, who is currently me. John did this by email this morning.

Matthew G. Flynn, AICP
Senior Planning Manager | Community Planning & Economic Development
City of Davenport

T 563-888-2286
226 W 4th St, Davenport, IA 52801

davenportiowa.com

From: John Wisor <wisor1@hotmail.com>
Sent: Tuesday, May 19, 2020 2:34 PM
To: Flynn, Matt <Matt.Flynn@davenportiowa.com>
Subject: [EXT] Fwd: New patio wall

Sent from my iPad

Begin forwarded message:

From: John Wisor <wisor1@hotmail.com>
Date: May 19, 2020 at 2:26:23 PM CDT
To: Ben Jobgen <ben.jobgen@davenportiowa.com>
Subject: New patio wall

Ben,
My project was passed yesterday but the design review board did not approve the style of wall I want to build. I want the brick to step up to the pillars on each side and the board wants it flat. The design reason for stepping is to block wind a little more so I can maintain heat in the patio and still be open to the sidewalk. It will look nice and provide some functionality. The board has no historic or other precedent to base their decision, only what they think looks better. They are not considering that we live in Iowa and we can have difficult weather and I'm trying to get the most use out of this patio. It will not look bad to step the sides at all.

I talked to Matt Flynn and he's going to appeal it to city council. It's on the June 3 committee of whole and June 10 city council. Please help if you can on this.

Thanks,
John

Sent from my iPad

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Brian Schadt 563-326-7923
Wards:

Action / Date
6/10/2020

Subject:
Motion determining property values for the FY20 Alley Resurfacing Program. [Ward 5]

Recommendation:
Pass the Motion.

Background:

Within the City of Davenport, alleys are considered secondary roads. A resident or business owner petitions the City to have their alley reconstructed with full depth concrete or hot mix asphalt (HMA) or resurfaced with HMA through the Alley Reconstruction and Resurfacing Program. This program is an assessment program where $\frac{1}{2}$ of the total cost to reconstruct or resurface the alley is paid for by the City and the other $\frac{1}{2}$ is paid for by the abutting property owners based on the size of their lot. The resident or business that requests to have their alley reconstructed or resurfaced would have to obtain the necessary signatures on a petition prepared by the City of over 50% of the owner occupied property abutting the alley.

The City has received a petition for the east-west alley between Pershing Ave and Iowa St from E Columbia Ave to E Garfield St. The estimated cost of these improvements is \$80,000.

ATTACHMENTS:

Type	Description
▣ Backup Material	Location Map
▣ Backup Material	Property Values

REVIEWERS:

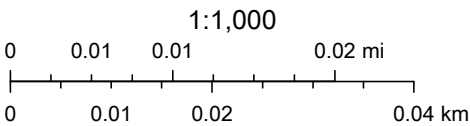
Department	Reviewer	Action	Date
Public Works - Engineering	Lechvar, Gina	Approved	5/28/2020 - 1:36 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:37 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:28 PM

Location Map



3/10/2020, 10:33:24 AM

- Parks
- Parcels
- Street Centerline (Labels only)
- Creeks
- Named Creeks
- Unnamed Tributaries
- Piped Creeks
- City Limit
- Address Points



Scott County Iowa, Bi-State Regional Commission

FY 20 Alley Resurfacing Part 2 - Alley Between Pershing Ave and Iowa St.

Parcel	Address	Deed1_Name	Deed 1 Address	Deed1 City, State Zip	Assessed Value	Property Value Limit	Parcel Area (SF)	Assessed Area (SF)	Assessment Amount	Deficiency
C0017-01	2702 IOWA ST	MICHAEL A MCCLUSKEY	2702 IOWA ST	DAVENPORT IA 52803	\$ 91,100.00	\$ 22,775.00	1,348	1,348	\$ 2,968.49	\$ -
C0017-02	2706 IOWA ST	ELIZABETH A BRUESCH	2706 IOWA ST	DAVENPORT IA 52803-1831	\$ 98,730.00	\$ 24,682.50	928	928	\$ 2,968.49	\$ -
C0017-03	2710 IOWA ST	ANDREA J LEWIS	2710 IOWA ST	DAVENPORT IA 52803	\$ 181,820.00	\$ 45,455.00	2,446	2,446	\$ 2,968.49	\$ -
C0017-04	2716 IOWA ST	DRISCOLL JR PATRICK W	2716 IOWA ST	DAVENPORT IA 52803	\$ 87,140.00	\$ 21,785.00	1,163	1,163	\$ 2,968.49	\$ -
C0017-05	2722 IOWA ST	DRISCOLL JR PATRICK W	2716 IOWA ST	DAVENPORT IA 52803	\$ 88,190.00	\$ 22,047.50	963	963	\$ 2,897.81	\$ -
C0017-06	2724 IOWA ST	DANIELLE MARIE BREIER	2724 IOWA ST	DAVENPORT IA 52803-1831	\$ 133,990.00	\$ 33,497.50	1,320	1,320	\$ 2,897.81	\$ -
C0017-07	2726 IOWA ST	DAWN CRECELIUS	2726 IOWA ST	DAVENPORT IA 52803	\$ 71,650.00	\$ 17,912.50	1,073	1,073	\$ 2,855.40	\$ -
C0017-08	2727 PERSHING AV	DAWN M TAGUE	2727 PERSHING AV	DAVENPORT IA 52803	\$ 117,410.00	\$ 29,352.50	1,427	1,427	\$ 2,855.40	\$ -
C0017-09	2723 PERSHING AVE	DOUGLAS G JOHNSON	2723 PERSHING AVE	DAVENPORT IA 52803-1838	\$ 140,920.00	\$ 35,230.00	1,808	1,808	\$ 2,897.81	\$ -
C0017-10	2719 PERSHING AV	JOHN RUSHTON	2719 PERSHING AV	DAVENPORT IA 52803	\$ 110,950.00	\$ 27,737.50	1,708	1,708	\$ 2,897.81	\$ -
C0017-11	2715 PERSHING AV	AMANDA J KRAKLIO	2715 PERSHING AVE	DAVENPORT IA 52803-1838	\$ 80,810.00	\$ 20,202.50	1,098	1,098	\$ 2,968.49	\$ -
C0017-12	2709 PERSHING AV	CHRISTOPHER J BERNAT	2709 PERSHING AV	DAVENPORT IA 52803-1838	\$ 144,310.00	\$ 36,077.50	2,177	2,177	\$ 2,968.49	\$ -
C0017-13	2705 PERSHING AV	FIRST FINANCIAL GROUP LC	1987 SPRUCE HILLS DR	BETTENDORF IA 52722	\$ 72,090.00	\$ 18,022.50	862	862	\$ 2,968.49	\$ -
C0017-14	2701 PERSHING AV	JESSE OLSON	2701 PERSHING AV	DAVENPORT IA 52803-1838	\$ 158,660.00	\$ 39,665.00	2,579	2,579	\$ 2,968.49	\$ -

City of Davenport

Agenda Group:
Department: Community Planning & Economic Development
Contact Info: Matt Flynn 563-888-2286
Wards:

Action / Date
6/10/2020

Subject:

Third Consideration: Ordinance for Case REZ20-01 being the request of the City of Davenport to rezone the properties located at all four corners of the intersection of N Pine St and W 3rd St from R-4C, Single and Two-Family Central Residential District to C-1, Neighborhood Commercial District. [Ward 3]

Recommendation:
Adopt the Ordinance.

Background:

In January of 2019, the City of Davenport adopted a new zoning ordinance for the entire City. Part of this effort included assigning new zoning classifications to each of the 43,000 +/- parcels in the City.

Upon adoption of the code, City staff has detected a few errors in the new zoning map. One error was all the commercially used property located at the intersection of W 3rd St and N Pine St was zoned R-4C Residential by mistake. Those properties contain the following businesses: New Opendoor Tap, Thirsty's on 3rd, Quick Cash Pawnbrokers, Grubeez, and Scott's Shovelhead Shed. We intend to correct this issue by initiating the process to rezone these parcels to C-1, Neighborhood Commercial District.

Comprehensive Plan. The property is designated RG, Residential General in the Comprehensive Plan.

RG designates neighborhoods that are mostly residential but include, or are within one-half mile (walking distance) of scattered neighborhood-compatible commercial services, as well as other neighborhood uses like schools, churches, corner stores, etc. generally oriented along Urban Corridors (UC). Neighborhoods are typically designated as a whole. Existing neighborhoods are anticipated to maintain their existing characteristics in terms of land use mix and density, with the exception along edges and transition areas, where higher intensity may be considered.

Since this action merely corrects a mapping error, and no land use changes are anticipated, no technical review was conducted and a neighborhood meeting was not held.

All affected property owners were contacted by letter and neighbors within 200 feet have been notified. One affected property owner called requesting additional information but is not opposed to the rezoning.

The Plan and Zoning Commission, at its March 3, 2020 meeting, forwarded Case REZ20-01 to the City Council for approval. Vote was unanimous.

Finding

Rezoning of these properties corrects an error made in the adoption of the new zoning map in 2019.

ATTACHMENTS:

Type	Description
▣ Ordinance	Ordinance
▣ Backup Material	Background Material
▣ Backup Material	PH Notice
▣ Backup Material	Neighbor Notice COW

REVIEWERS:

Department	Reviewer	Action	Date
Community Development Committee	Flynn, Matt	Approved	4/14/2020 - 2:05 PM

ORDINANCE NO. _____

ORDINANCE for Case REZ20-01 being the request of the City of Davenport to rezone approximately 0.83 acres located at all four corners of the W 3rd Street and N Pine Street intersection from R-4C, Single and Two-Family Residential Central Zoning District to C-1, Neighborhood Business District [Ward 3].

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF DAVENPORT, IOWA:

Section 1. The following described units of Scott County, Iowa real estate is hereby rezoned to "C-1, Neighborhood Commercial District".

Lot 8 of Block 1 of J M F Hall's Addition (2148 W 3rd Street); Lot 1 of Block 2 of J M F Hall's Addition (2202 W 3rd Street); Lot 9 of Block 5 of Parker's Addition (2139-2147 W 3rd Street); and Lot 16 of Block 6 of Parker's Addition (220-226 N Pine Street). All properties located in the City of Davenport, Scott County, Iowa.

Section 2. That the following findings and conditions are hereby imposed upon said rezoning:

Findings:

1. This action corrects an error in mapping for the new Zoning Ordinance.

Section 3. At its March 3, 2020 meeting, the Plan and Zoning Commission voted to forward the case to the City Council with a recommendation to approve.

SEVERABILITY CLAUSE. If any of the provisions of this ordinance are for any reason illegal or void, then the lawful provisions of this ordinance, which are separable from said unlawful provisions shall be and remain in full force and effect, the same as if the ordinance contained no illegal or void provisions.

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

EFFECTIVE DATE. This ordinance shall be in full force and effective after its final passage and publication as by law provided.

First Consideration _____

Second Consideration _____

Approved _____

Published in the *Quad City Times* on _____

Mike Matson
Mayor

Attest: _____
Brian Krup
Deputy City Clerk



February 11, 2020

Subject: Public Hearing for Rezoning

Dear Property Owner:

In January of 2019, the City adopted a new zoning ordinance and zoning map for the entire City. Part of this effort was to assign specific zoning classifications to each parcel in the City.

It has been discovered that all of the commercially used property at this corner were zoned residential by mistake. The City has initiated the process to correct this error and must hold public hearings to address the issue.

Please note that there are no changes contemplated by any business affected by this action. It merely corrects a mapping error that was an oversight. Please contact the Community Planning Department listed below if you have any questions.

**PUBLIC HEARING
TUESDAY, MARCH 3, 2020 -5:00 P.M.
CITY OF DAVENPORT PLAN AND ZONING COMMISSION
COUNCIL CHAMBERS - DAVENPORT CITY HALL
226 WEST 4th STREET – DAVENPORT, IOWA**

There is on file in the Community Planning and Economic Development Department (CPED), on behalf of the Plan and Zoning Commission, the following request:

Case REZ20-01: Request of the City of Davenport to rezone 2139, 2147, 2147 1/2, and 2202 W. 3th Street and 220 and 226 North Pine Street from R-4C Single and Two Family Central Residential Zoning District to C-1, Neighborhood Commercial District. Property contains 36,000 square feet. [Ward 3]

The public hearing on the above matter is scheduled for 5:00 p.m. or as soon thereafter as possible on Tuesday, March 3, 2020 in the Council Chambers of the Davenport City Hall, 226 West 4th Street, Davenport, Iowa. You may submit written comments on the above item(s) or to attend the public hearing to express your views, or both. Interpretive services are available at no charge. Servicios interpretativos libres estan disponibles. TTY: (563) 326-6145

Any written comments to be reported at the public hearing should be received in the Department of Community Planning & Economic Development, at the above address, no later than 12:00 noon on the day of the public hearing(s).

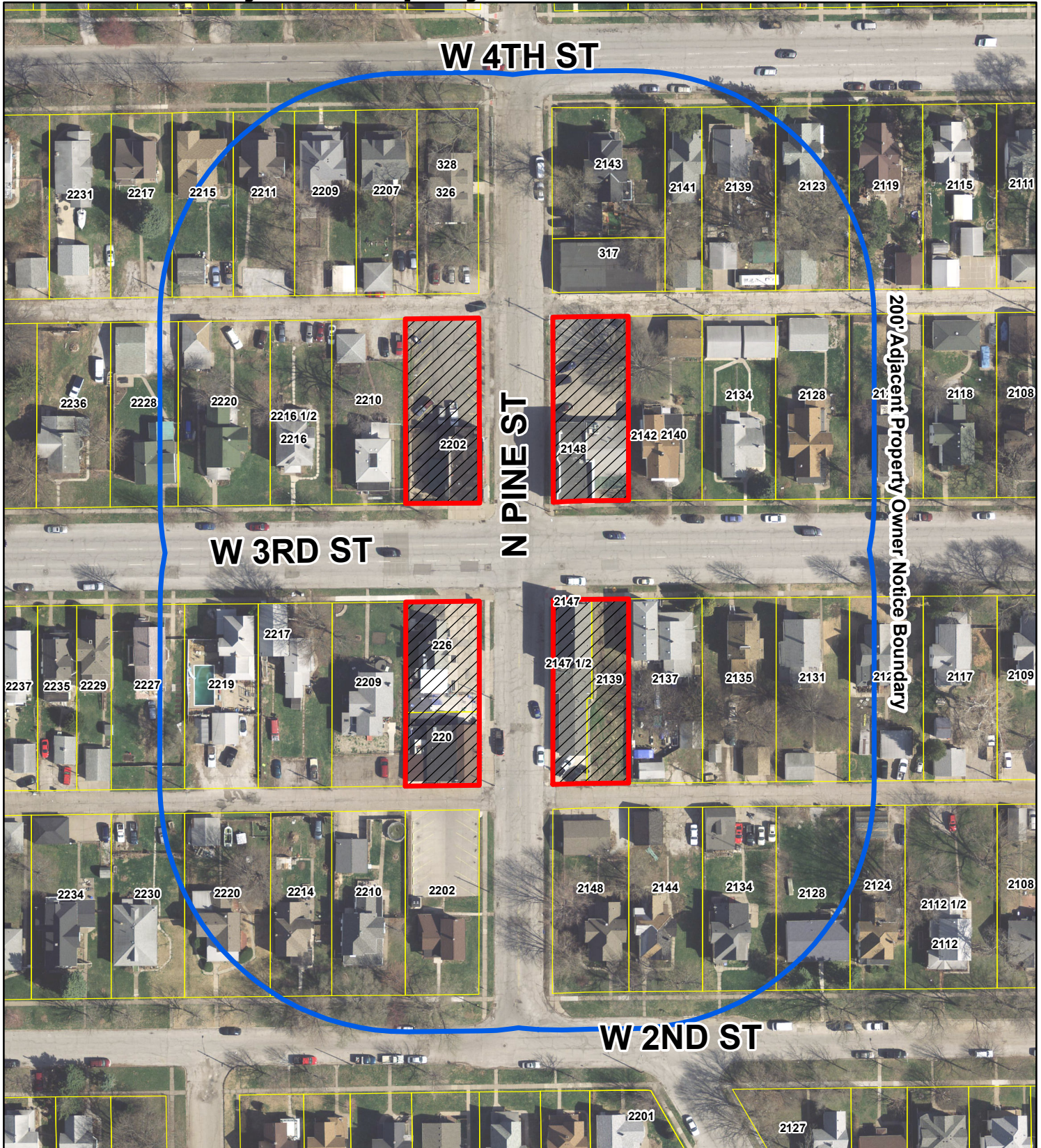
For more information please contact:

Department of Community Planning & Economic Development

E-MAIL: planning@davenportiowa.com PHONE: 563-326-7765

Zoning Map Amendment (Rezoning) Request

Adjacent Property Owner Notice Area



200' Adjacent Property Owner Notice Boundary

Legend

- 200' Adjacent Owners Notice Area - REZ20-01
- Subject Property REZ20-01

0 50 100 Feet



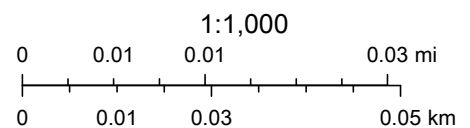
Private parties utilizing City GIS data do so at their own risk. The City of Davenport will not be responsible for any costs or liabilities incurred due to any differences between information provided and actual physical conditions.

REZ20-01 Existing Zoning - R4C



2/13/2020, 4:34:06 PM

- Parks
- Piped Creeks
- Parcels
- City Limit
- Street Centerline (Labels only)
- Address Points
- Creeks
- Zoning Districts
- Named Creeks
- Unnamed Tributaries
- R-1 Single-Family Residential District
- R-2 Single-Family Residential District

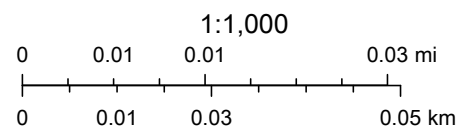
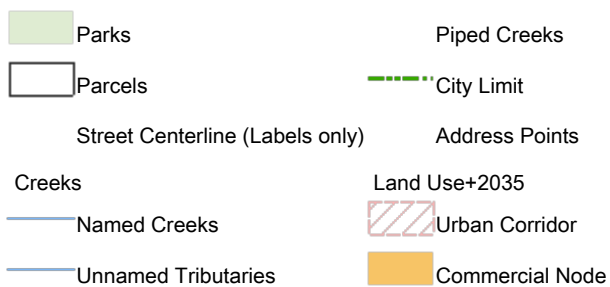


Scott County Iowa, Bi-State Regional Commission

REZ20-01 Future Land Use - RG



2/13/2020, 4:30:02 PM



Scott County Iowa, Bi-State Regional Commission



January 31, 2020

Scott A. Nicely
220 N. Pine St.
Davenport, IA 52802

Subject: 220 N. Pine St. Davenport

Dear Property Owner:

In January of 2019, the City of Davenport adopted a new zoning ordinance for the entire City. Part of this effort included assigning new zoning classifications to each of the 43,000 +/- parcels in the City.

Upon adoption of the code, City staff has detected a few errors in the new zoning map. One error was all the commercially used property located at the intersection of W. 3rd Street and N. Pine Street were zoned R-4C Residential by mistake. Those properties contain the following businesses: New Opendoor Tap, Thirsty's on 3rd, Quick Cash Pawnbrokers, Grubeez, and Scott's Shovelhead Shed. We intend to correct this issue by initiating the process to rezone these parcels to C-1, Neighborhood Commercial District.

The business at your property, Scott's Shovelhead Shed, is a bar and would be able to continue operations as it exists. It would be granted a Special Use in the C-1 District as part of this process. Being a Special Use, future expansion would be allowed only if approved by the Zoning Board of Adjustment.

The rezoning process involves public hearings before both the Plan and Zoning Commission and City Council, and eventual vote by the Council. We will notify by letter all property owners within the area and property owners within 200 feet of those public hearings. We will attempt to place blue "Notice of Rezoning Request" signs in front of the properties, if we can penetrate the frozen ground. The public hearing before the Plan and Zoning Commission is likely to be on March 3, 2020.

But since this is an error by City staff, you do not have to do anything. This process will take approximately 3 months to complete.

If you have any comments or questions, please contact me at your convenience.
Sincerely,

A handwritten signature in black ink, appearing to read "Matt Flynn", with a horizontal line extending from the end of the signature.

Matthew G. Flynn, AICP
Senior Planning Manager
matt.flynn@davenportiowa.com
563-888-2286



DAVENPORT

COMMUNITY PLANNING &
ECONOMIC DEVELOPMENT

January 31, 2020

Scott A. Nicely
3520 Rockingham Rd.
Davenport, IA 52802

Subject: 226 N. Pine Street

Dear Property Owner:

In January of 2019, the City of Davenport adopted a new zoning ordinance for the entire City. Part of this effort included assigning new zoning classifications to each of the 43,000 +/- parcels in the City.

Upon adoption of the code, City staff has detected a few errors in the new zoning map. One error was all the commercially used property located at the intersection of W. 3rd Street and N. Pine Street were zoned R-4C Residential by mistake. Those properties contain the following businesses: New Opendoor Tap, Thirsty's on 3rd, Quick Cash Pawnbrokers, Grubeez, and Scott's Shovelhead Shed. We intend to correct this issue by initiating the process to rezone these parcels to C-1, Neighborhood Commercial District.

The business at your property, Grubeez, is classified as a restaurant and is a permitted use in the C-1 District.

The rezoning process involves public hearings before both the Plan and Zoning Commission and City Council, and eventual vote by the Council. We will notify by letter all property owners within the area and property owners within 200 feet of those public hearings. We will attempt to place blue "Notice of Rezoning Request" signs in front of the properties, if we can penetrate the frozen ground. The public hearing before the Plan and Zoning Commission is likely to be on March 3, 2020.

But since this is an error by City staff, you do not have to do anything. This process will take approximately 3 months to complete.

If you have any comments or questions, please contact me at your convenience.
Sincerely,

A handwritten signature in black ink, appearing to read 'Matthew G. Flynn', with a horizontal line underneath.

Matthew G. Flynn, AICP
Senior Planning Manager
matt.flynn@davenportiowa.com
563-888-2286



DAVENPORT

COMMUNITY PLANNING &
ECONOMIC DEVELOPMENT

January 31, 2020

CRSTFR Inc.
2147 W. 3rd St.
Davenport, IA 52802

Subject: 2139/2147/2147½ W. 3rd Street Davenport

Dear Property Owner:

In January of 2019, the City of Davenport adopted a new zoning ordinance for the entire City. Part of this effort included assigning new zoning classifications to each of the 43,000 +/- parcels in the City.

Upon adoption of the code, City staff has detected a few errors in the new zoning map. One error was all the commercially used property located at the intersection of W. 3rd Street and N. Pine Street were zoned R-4C Residential by mistake. Those properties contain the following businesses: New Opendoor Tap, Thirsty's on 3rd, Quick Cash Pawnbrokers, Grubeez, and Scott's Shovelhead Shed. We intend to correct this issue by initiating the process to rezone these parcels to C-1, Neighborhood Commercial District.

The business at your property, Quick Cash Pawnbrokers, is classified as retail and is a permitted use in the C-1 District.

The rezoning process involves public hearings before both the Plan and Zoning Commission and City Council, and eventual vote by the Council. We will notify by letter all property owners within the area and property owners within 200 feet of those public hearings. We will attempt to place blue "Notice of Rezoning Request" signs in front of the properties, if we can penetrate the frozen ground. The public hearing before the Plan and Zoning Commission is likely to be on March 3, 2020.

But since this is an error by City staff, you do not have to do anything. This process will take approximately 3 months to complete.

If you have any comments or questions, please contact me at your convenience.
Sincerely,

A handwritten signature in black ink, appearing to read "Matthew G. Flynn", written over a light gray rectangular background.

Matthew G. Flynn, AICP
Senior Planning Manager
matt.flynn@davenportiowa.com
563-888-2286



DAVENPORT

COMMUNITY PLANNING &
ECONOMIC DEVELOPMENT

January 31, 2020

Stacey/Brad Jones
3637 Sunnyside Ave.
Davenport, IA 52802

Subject: 2148 W. 3rd Street Davenport

Dear Property Owner:

In January of 2019, the City of Davenport adopted a new zoning ordinance for the entire City. Part of this effort included assigning new zoning classifications to each of the 43,000 +/- parcels in the City.

Upon adoption of the code, City staff has detected a few errors in the new zoning map. One error was all the commercially used property located at the intersection of W. 3rd Street and N. Pine Street were zoned R-4C Residential by mistake. Those properties contain the following businesses: New Opendoor Tap, Thirsty's on 3rd, Quick Cash Pawnbrokers, Grubeez, and Scott's Shovelhead Shed. We intend to correct this issue by initiating the process to rezone these parcels to C-1, Neighborhood Commercial District.

The business at your property, New Opendoor Tap, is a bar and would be able to continue operations as it exists. It would be granted a Special Use in the C-1 District as part of this process. Being a Special Use, future expansion would be allowed only if approved by the Zoning Board of Adjustment.

The rezoning process involves public hearings before both the Plan and Zoning Commission and City Council, and eventual vote by the Council. We will notify by letter all property owners within the area and property owners within 200 feet of those public hearings. We will attempt to place blue "Notice of Rezoning Request" signs in front of the properties, if we can penetrate the frozen ground. The public hearing before the Plan and Zoning Commission is likely to be on March 3, 2020.

But since this is an error by City staff, you do not have to do anything. This process will take approximately 3 months to complete.

If you have any comments or questions, please contact me at your convenience.
Sincerely,

A handwritten signature in black ink, appearing to read "Matthew G. Flynn". The signature is fluid and cursive, with a horizontal line extending from the end.

Matthew G. Flynn, AICP
Senior Planning Manager
matt.flynn@davenportiowa.com
563-888-2286



DAVENPORT

COMMUNITY PLANNING &
ECONOMIC DEVELOPMENT

January 31, 2020

Potter Investments LLC
801 Iowa Drive
LeClaire, IA 52753

Subject: 2202 W. 3rd Street Davenport

Dear Property Owner:

In January of 2019, the City of Davenport adopted a new zoning ordinance for the entire City. Part of this effort included assigning new zoning classifications to each of the 43,000 +/- parcels in the City.

Upon adoption of the code, City staff has detected a few errors in the new zoning map. One error was all the commercially used property located at the intersection of W. 3rd Street and N. Pine Street were zoned R-4C Residential by mistake. Those properties contain the following businesses: New Opendoor Tap, Thirsty's on 3rd, Quick Cash Pawnbrokers, Grubeez, and Scott's Shovelhead Shed. We intend to correct this issue by initiating the process to rezone these parcels to C-1, Neighborhood Commercial District.

The business at your property, Thirsty's on 3rd, is a bar and would be able to continue operations as it exists. I would be granted a Special Use in the C-1 District as part of this process. Being a Special Use, future expansion would be allowed only if approved by the Zoning Board of Adjustment.

The rezoning process involves public hearings before both the Plan and Zoning Commission and City Council, and eventual vote by the Council. We will notify by letter all property owners within the area and property owners within 200 feet of those public hearings. We will attempt to place blue "Notice of Rezoning Request" signs in front of the properties, if we can penetrate the frozen ground. The public hearing before the Plan and Zoning Commission is likely to be on March 3, 2020.

But since this is an error by City staff, you do not have to do anything. This process will take approximately 3 months to complete.

If you have any comments or questions, please contact me at your convenience.
Sincerely,

A handwritten signature in black ink, appearing to read 'Matthew G. Flynn', with a horizontal line underneath.

Matthew G. Flynn, AICP
Senior Planning Manager
matt.flynn@davenportiowa.com
563-888-2286



February 11, 2020

Subject: Public Hearing for Rezoning

Dear Property Owner:

In January of 2019, the City adopted a new zoning ordinance and zoning map for the entire City. Part of this effort was to assign specific zoning classifications to each parcel in the City.

It has been discovered that all of the commercially used property at this corner were zoned residential by mistake. The City has initiated the process to correct this error and must hold public hearings to address the issue.

Please note that there are no changes contemplated by any business affected by this action. It merely corrects a mapping error that was an oversight. Please contact the Community Planning Department listed below if you have any questions.

**PUBLIC HEARING
TUESDAY, MARCH 3, 2020 -5:00 P.M.
CITY OF DAVENPORT PLAN AND ZONING COMMISSION
COUNCIL CHAMBERS - DAVENPORT CITY HALL
226 WEST 4th STREET – DAVENPORT, IOWA**

There is on file in the Community Planning and Economic Development Department (CPED), on behalf of the Plan and Zoning Commission, the following request:

Case REZ20-01: Request of the City of Davenport to rezone 2139, 2147, 2147 1/2, and 2202 W. 3th Street and 220 and 226 North Pine Street from R-4C Single and Two Family Central Residential Zoning District to C-1, Neighborhood Commercial District. Property contains 36,000 square feet. [Ward 3]

The public hearing on the above matter is scheduled for 5:00 p.m. or as soon thereafter as possible on Tuesday, March 3, 2020 in the Council Chambers of the Davenport City Hall, 226 West 4th Street, Davenport, Iowa. You may submit written comments on the above item(s) or to attend the public hearing to express your views, or both. Interpretive services are available at no charge. Servicios interpretativos libres estan disponibles. TTY: (563) 326-6145

Any written comments to be reported at the public hearing should be received in the Department of Community Planning & Economic Development, at the above address, no later than 12:00 noon on the day of the public hearing(s).

For more information please contact:

Department of Community Planning & Economic Development

E-MAIL: planning@davenportiowa.com PHONE: 563-326-7765



Tuesday, April 14, 2020

Please publish the following public notice in the Monday, April 27, 2020 edition of the Quad City Times.

The PO number for this notice is: 2010387

Please provide proof of publication for our records. If you have any questions, please contact us at planning@ci.davenport.ia.us or 563-326-7765. Thank you!

**NOTICE
PUBLIC HEARING
WEDNESDAY, MAY 6, 2020 5:30 P.M.
CITY OF DAVENPORT COMMITTEE OF THE WHOLE
COUNCIL CHAMBERS - DAVENPORT CITY HALL
226 WEST 4th STREET – DAVENPORT, IOWA**

There is on file in the Community Planning and Economic Development Department (CPED), on behalf of the Plan and Zoning Commission, the following requests:

Case REZ20-01: Request of the City of Davenport to rezone 2139, 2147, 2147 1/2, and 2202 W. 3th Street and 220 and 226 North Pine Street from R-4C Single and Two Family Central Residential Zoning District to C-1, Neighborhood Commercial District. Property contains 36,000 square feet. [Ward 3]

The legal description of the property to be rezoned is as follows:

Lot 8 of Block 1 of J M F Hall's Addition (2148 W 3rd Street); Lot 1 of Block 2 of J M F Hall's Addition (2202 W 3rd Street); Lot 9 of Block 5 of Parker's Addition (2139-2147-2147½ W 3rd Street); and Lot 16 of Block 6 of Parker's Addition (220-226 N Pine Street). All properties located in the City of Davenport, Scott County, Iowa.

Also:

Case ORD19-02: Request of the City of Davenport to amend Title 17 of the Davenport Municipal Code (hereto referred to as DMC), entitled "Zoning", by amending Section 17.02.010 of the DMC, entitled "Rules of Interpretation" by adding and defining the term "should" and by reordering the subsequent rules, by amending Section 17.02.030 of the DMC, entitled "Definition of General Terms" by adding and defining the terms "Adjacent" and "Façade" to the existing list of Definition and General Terms and by revising the definitions of the terms "Sign, Freestanding" by correcting a term inconsistency, "Stoop" by adding a maximum dimension and "Substantial Repair/Rehabilitation" by revising unclear language, by amending Section 17.04.010 of the DMC, entitled "Purpose Statements" by modifying Section 17.04.010.G by replacing single-family dwellings with semi-detached dwellings in the purpose statement, by amending Section 17.04.030 of the DMC, entitled "Dimensional Standards" by modifying Table 17.04-1 by deleting "SF" and related standards and adding a five foot interior side setback for "2F" and "SF-SD" within the "R-MF" District, by amending Section 17.04.050 of the DMC, entitled "R-3C and R-4C District Design Standards" by deleting language and a diagram related to garages, carports and alley access, by amending

Section 17.05.010 of the DMC, entitled "Purpose Statement" by revising the locational intent, by amending Section 17.05.040 of the DMC entitled "Design Standards" by modifying Table 17.05-2 by replacing the term "abut" with "face" and the term "abutting" with "facing", by clarifying unclear language, by deleting overly restrictive transparency requirements for outlot buildings and by revising reduced setback language for commercial centers so that it is permissive and not mandatory (the diagram for Multi-Tenant Commercial Center Site Design Standards is also modified), by amending Section 17.05.050 of the DMC, entitled "C-D District Standards" by modifying Section 17.05.050.C by correcting a scrivener's error, by amending Section 17.05.060 of the DMC, entitled "C-V District Standards" by modifying Section 17.05.060.C by correcting a scrivener's error, by amending Section 17.05.070 of the DMC, entitled "C-E District Standards" by modifying Section 17.05.070.C by correcting a scrivener's error, by amending Section 17.06.030 of the DMC, entitled "Dimensional Standards" by modifying Table 17.06-1 by reducing the minimum interior side setback from five feet to none in certain circumstances, by amending Section 17.07.020 of the DMC, entitled "S-OS Open Space District" by modifying Section 17.07.020.A by adding additional uses to the purpose statement, by amending Section 17.080.020 of the DMC, entitled "Use Matrix" by modifying Table 17.08.020 by adding "Amusement Facility – Indoor", "Animal Care Facility – Small Animal" and "Parking Lot (Principal Use)" to the list of permitted uses in the I-1 District, by adding "Dwelling – Multi-Family" and "Dwelling – Townhouse" to the list of permitted uses in the I-MU District, by adding "Government Office/Facility", "Public Safety Facility" and "Restaurant" to the list of permitted uses in the S-OS District, by adding the use "Equine, Keeping of/Equestrian Facility" to the list of permitted uses in the R-1 and S-AG Districts, by revising the "Use Standard" section for "Dwelling – Townhouse" and by reordering the "Use Standard" subsections subsequent to Section 17.08.030.P, by amending Section 17.080.030 of the DMC, entitled "Principal Use Standards" by modifying Section 17.080.030.D, entitled "Billboard" by deleting reference to the same side of the street, by modifying Section 17.08.030.N, entitled "Dwelling – Multi-Family or Townhouse" by deleting reference and standards related to a townhouse and by deleting "Aluminum, steel or other metal siding" and "Vinyl" from the listed of prohibited building materials, by modifying Section 17.080.O, entitled "Dwelling - Single-Family, Single-Family Semi-Detached, and Two-Family" by adding reference to and standards related to a townhouse, by creating a point system for front façade design, by revising certain language and a diagram to support this point system, by deleting the "Transition Rule for Section 17.080.030.O.3" provision, by adding Section 17.08.030.P, entitled "Equine, Keeping of/Equestrian Facility" and related principal use standards, by reordering subsections subsequent to Section 17.08.030.P and by deleting language in Section 17.08.030.DD (being revised to Section 17.08.030.EE) regarding distributed antenna systems in the right-of-way, by amending Section 17.08.050 of the DMC, entitled "Use Definitions" by revising the definition of the uses "Lodge/Meeting Hall" and "Place of Worship" by including language regarding the service and/or sale of food and drinks as an ancillary use, by revising the definition of the use "Public Safety Facility" by deleting reference to canine and equine units and by revising the definition of the use "Restaurant" to include language regarding alcoholic beverages, by amending Section 17.090.030 of the DMC, entitled "Accessory Structures and Uses" by modifying Section 17.090.030.A, entitled "General Regulations for Accessory Structures" by adding a material standard and a prohibition on the use of shipping containers, by modifying Section 17.090.030.H.1, entitled "General Requirements for All Fences" by deleting reference to walls and by revising and deleting certain language regarding the finished side of all fences, by modifying Section 17.09.030.K, entitled "Garage, Detached and Carports", by adding language and a diagram requiring access from the alley or rear service drive, by creating design standards for detached garages, by deleting the "Sunset for Section 17.09.030.K.4.d" provision, by deleting language regarding temporary tent structures, by modifying Section 17.09.030.L, entitled "Home Occupation" by adding language to prohibit any business that provides physical good, products, or merchandise directly to the consumer, by deleting Section 17.09.030.M, entitled "Keeping of Equines", by reordering subsections subsequent to Section 17.09.030.M and by modifying Table 17.09-1 by deleting the phrase "Prohibited in the front yard" from the encroachment term "Deck", by amending Section 17.10.030 of the DMC, entitled "Off-Street Parking Design Standards" by revising certain off-street parking space minimum dimensions and aisle width in Figure 17.10-1, by amending Section 17.10.040 of the DMC, entitled "Required Off-Street Vehicle and Bicycle Parking Spaces" by modifying Section 17.10.040.C by correcting a term inconsistency and Section 17.10.040.E by deleting a definition contained

elsewhere in Title 17, by amending Section 17.10.070 of the DMC, entitled "Required Off-Street Loading Spaces" by modifying Section 17.10.070.B by correcting a term inconsistency, by amending Section 17.11.050 of the DMC, entitled "Parking Lot Perimeter Landscape Yard" by requiring a perimeter landscape yard when a parking lot is adjacent to streets, alleys and public spaces and by revising the width of the perimeter parking lot landscape area in certain circumstances, by amending Section 17.11.070 of the DMC, entitled "Site Landscape" by replacing the term "abuts" with the phrase "is adjacent to", by amending Section 17.11.080 of the DMC, entitled "Buffer Yards" by modifying Section 17.11.080.C.6 by including vinyl as a permitted fence material, by amending Section 17.14.020 of the DMC, entitled "Notice" by deleting "required" in certain subsections and by revising certain mandatory language to permissive language in certain subsections, by amending Section 17.14.040 of the DMC, entitled "Zoning Text and Map Amendment" by modifying Section 17.14.040.D by revising mandatory language to permissive language, by amending Section 17.14.090 of the DMC, entitled "Site Plan Review" by adding Section 17.14.090.F, entitled "Minor Adjustments to Certain Design Standards" and subsection standards, by reordering subsections subsequent to Section 17.14.090.F and by correcting a scrivener's error in Section 17.14.090.G (revised to Section 17.14.090.H) and by amending Section 17.14.100, entitled "Design Review" by modifying Section 17.14.100.D.2 by adding "and/or National Register of Historic Places". [Ward All]

At its March 30, 2020 meeting, the Plan and Zoning Commission unanimously recommended approval of the two aforementioned cases.

The public hearings on the above matters are scheduled for 5:30 p.m. or as soon thereafter as possible on Wednesday, May 6, 2020 in the Council Chambers of the Davenport City Hall, 226 West 4th Street, Davenport, Iowa. You may submit written comments on the above item(s) or to attend the public hearing to express your views, or both. Interpretive services are available at no charge. Servicios interpretativos libres estan disponibles. TTY: (563) 326-6145

Any written comments to be reported at the public hearing should be received in the Department of Community Planning & Economic Development, at the above address, no later than 12:00 noon on the day of the public hearing(s). PO No. 2010387

Department of Community Planning & Economic Development
E-MAIL: planning@ci.davenport.ia.us PHONE: 563-326-7765



April 27, 2020

Subject: Public Hearing for Rezoning

Dear Property Owner:

In January of 2019, the City adopted a new zoning ordinance and zoning map for the entire City. Part of this effort was to assign specific zoning classifications to each parcel in the City. It has been discovered that all of the commercially used property at this corner were zoned residential by mistake. The City has initiated the process to correct this error and must hold public hearings to address the issue.

The Plan and Zoning Commission has recommended approval of the proposed rezoning at its March 3, 2020 meeting.

Please note that there are no changes contemplated by any business affected by this action. It merely corrects a mapping error that was an oversight. Please contact the Community Planning Department listed below if you have any questions.

**PUBLIC HEARING
WEDNESDAY, MAY 6, 2020 - 5:30 P.M.
CITY OF DAVENPORT COMMITTEE OF THE WHOLE
COUNCIL CHAMBERS - DAVENPORT CITY HALL
226 WEST 4th STREET – DAVENPORT, IOWA**

There is on file in the Community Planning and Economic Development Department (CPED), on behalf of the Plan and Zoning Commission, the following request:

Case REZ20-01: Request of the City of Davenport to rezone 2139, 2147, 2147 1/2, and 2202 W. 3th Street and 220 and 226 North Pine Street from R-4C Single and Two Family Central Residential Zoning District to C-1, Neighborhood Commercial District. Property contains 36,000 square feet. [Ward 3]

The public hearing on the above matter is scheduled for 5:30 p.m. or as soon thereafter as possible on Wednesday, May 6, 2020 in the Council Chambers of the Davenport City Hall, 226 West 4th Street, Davenport, Iowa. You may submit written comments on the above item(s) or to attend the public hearing to express your views, or both. Interpretive services are available at no charge. Servicios interpretativos libres estan disponibles. TTY: (563) 326-6145

Any written comments to be reported at the public hearing should be received in the Department of Community Planning & Economic Development, at the above address, no later than 12:00 noon on the day of the public hearing(s).

For more information please contact:

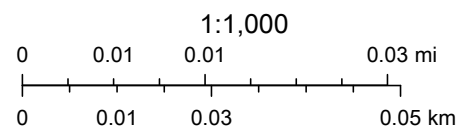
Department of Community Planning & Economic Development
E-MAIL: planning@davenportiowa.com PHONE: 563-326-7765

REZ20-01 Existing Zoning - R4C



2/13/2020, 4:34:06 PM

- Parks
- Piped Creeks
- Parcels
- City Limit
- Street Centerline (Labels only)
- Address Points
- Creeks
- Named Creeks
- Unnamed Tributaries
- Zoning Districts
- R-1 Single-Family Residential District
- R-2 Single-Family Residential District



Scott County Iowa, Bi-State Regional Commission

City of Davenport

Agenda Group:
Department: Public Safety
Contact Info: Gary Statz 563-326-7754
Wards:

Action / Date
6/10/2020

Subject:

Second Consideration: Ordinance amending Schedule V of Chapter 10.96 entitled "Four-Way Stop Intersections" by deleting 68th St at Jebens Ave and adding 67th St at Jebens Ave. [Ward 8]

Recommendation:
Adopt the Ordinance.

Background:

Traffic Engineering analyzed the traffic patterns in the Ridgeview Park subdivision. There are several changes recommended, but the only changes requiring City Council approval are the intersection of Jebens at 67th and Jebens at 68th, which are reconfigurations of four-way stops.

The Manual on Uniform Traffic Control Devices (MUTCD) states an intersection of two residential neighborhood through streets of similar design and operating characteristics can have an all-way stop if it improves the operational characteristics of the intersection. Both 67th and Jebens are long streets that nearly bisect the area in both directions, so it is an appropriate location for a four-way. W 68th St isn't as long as 67th St and doesn't intersect Northwest Blvd either, so it doesn't quite fit the criteria for a four-way stop. The stop signs will remain on 68th while the traffic on Jebens will have the right of way. If all of the planned changes are made, northbound Jebens traffic will stop at three intersections from 67th to 71st instead of at all five intersections as it is now.

ATTACHMENTS:

Type	Description
▣ Ordinance	PS_ORD_Jebens 4-way stops_pg2

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Engineering	Lechvar, Gina	Approved	5/14/2020 - 10:32 AM
Public Works Committee	Lechvar, Gina	Approved	5/14/2020 - 10:33 AM
City Clerk	Admin, Default	Approved	5/14/2020 - 5:03 PM

ORDINANCE NO. _____

AN ORDINANCE AMENDING CHAPTER 10.96 ENTITLED SCHEDULES OF THE MUNICIPAL CODE OF DAVENPORT, IOWA, BY AMENDING SCHEDULE V, FOUR-WAY STOP INTERSECTIONS, THERETO BY DELETING 68TH ST AT JEBENS AVE AND ADDING 67TH ST AT JEBENS AVE.

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF DAVENPORT, IOWA:

Section 1. That Schedule V, Four-Way Stop Intersections, of the Municipal Code of Davenport, Iowa, be and the same is hereby amended by deleting the following:

68th St at Jebens Ave

And by adding the following:

67th St at Jebens Ave

SEVERABILITY CLAUSE. If any of the provisions of this ordinance are for any reason illegal or void, then the lawful provisions of this ordinance, which are separable from said unlawful provisions shall be and remain in full force and effect, the same as if the ordinance contained no illegal or void provisions.

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

EFFECTIVE DATE. This ordinance shall be in full force and effective after its final passage and publication as by law provided.

First Consideration: _____

Second Consideration: _____

Approved: _____

Published in the *Quad City Times* _____

Attest:

Approved:

Brian Krup
Deputy City Clerk

Mike Matson
Mayor

City of Davenport

Agenda Group:
Department: Finance
Contact Info: Bruce Berger 563-326-7769
Wards:

Action / Date
6/10/2020

Subject:

Second Consideration: Ordinance amending Sections 3.32.040 and 3.32.060 of the Davenport Municipal Code reallocating the tax levy rates between operating and capital uses for the Downtown SSMID District without increasing the total tax levy. [Ward 3]

Recommendation:

Adopt the Ordinance.

Background:

The Downtown Davenport Development Self-Supported Municipal Improvement District (SSMID) has provided a stable funding source for capital projects and operations for several decades.

Last renewed roughly 10 years ago, the current funding structure allocates \$2.50/\$1.50 per \$1,000 of taxable value from two geographic zones into an Operation Fund. Similarly, the current ordinance allocates \$3.00/\$2.00 per \$1,000 of taxable value from those same zones into a Capital Improvement Fund. This results in roughly 45% of the dollars raised by the SSMID to go into the Operation Fund and 55% into the Capital Improvement Fund currently.

With the projected impact of the COVID-19 pandemic expected to continue for several years and reflecting the need to provide more general maintenance and service in the downtown relative to projected capital improvement needs, the Downtown Davenport Partnership is asking the City to reallocate the current funding plan. If approved, this would increase the dollars going into the Operations Fund by roughly 12% and decrease in the Capital Improvement Fund by a similar amount going forward.

ATTACHMENTS:

Type	Description
▣ Ordinance	Ordinance

REVIEWERS:

Department	Reviewer	Action	Date
Community Planning & Economic Development	Berger, Bruce	Approved	5/14/2020 - 6:43 PM
Community Development Committee	Admin, Default	Approved	5/15/2020 - 1:35 PM
City Clerk	Admin, Default	Approved	5/15/2020 - 1:36 PM

ORDINANCE NO. _____

Ordinance amending Sections 3.32.040 and 3.32.060 reallocating the tax levy rates between operating and capital uses for the Downtown SMIDD district without increasing the total tax levy.

BE IT ENACTED BY THE CITY COUNCIL OF THE CITY OF DAVENPORT, IOWA:

Section 1. That Subsections 3.32.040(A) and (B) are hereby amended to read as follows:

- A. Not to exceed Three Dollars and Ten Cents (\$3.10) per thousand dollars of taxable value of the Property in Zone A; and
- B. Not to exceed Two Dollars and Ten Cents (\$2.10) per thousand dollars of taxable value of the Property in Zone B.

Section 2. That Subsections 3.32.060(A) and (B) are hereby amended to read as follows:

- A. Not to exceed Two Dollars and Forty Cents (\$2.40) per thousand dollars of taxable value of the Property in Zone A; and
- B. Not to exceed One Dollar and Forty Cents (\$1.40) per thousand dollars of taxable value of the Property in Zone B.

SEVERABILITY CLAUSE. If any of the provisions of this ordinance are for any reason illegal or void, then the lawful provisions of this ordinance, which are separable from said unlawful provisions shall be and remain in full force and effect, the same as if the ordinance contained no illegal or void provisions.

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

EFFECTIVE DATE. This ordinance shall be in full force and effective after its final passage and publication as by law provided.

First Consideration _____

Second Consideration _____

Third Consideration _____

Published in the *Quad City Times* on _____

Approved:

Attest:

Mike Matson
Mayor

Brian Krup
Deputy City Clerk

City of Davenport

Agenda Group:

Department: Community Planning & Economic Development

Contact Info: Brian 563-326-7735

Wards:

Action / Date

6/10/2020

Subject:

Resolution setting a Public Hearing regarding the proposed sale of the vacated former public right-of-way located at N Elsie Ave extended north of W 3rd Pl (Schuetzenpark Gilde, petitioner).
[Ward 1]

Recommendation:

Adopt the Resolution.

Background:

Schuetzenpark Gilde has requested that the City convey the vacated former right-of-way to it for incorporation into Schuetzen Park. This is another example of property platted as a street decades ago but will never be built. This right-of-way (ROW) extends north of the existing terminus of Elsie Ave into Schuetzen Park. The terrain is heavily wooded and hilly.

Property owners within 200 feet have been notified as well as the City's Technical Review Team.

No objections have been made to the vacation. The ROW is not needed for public purposes.

The City Council finalized the vacation process for this property at the March 25, 2020 meeting.

ATTACHMENTS:

Type	Description
□ Resolution Letter	Resolution

REVIEWERS:

Department	Reviewer	Action	Date
Legal	Admin, Default	Approved	5/28/2020 - 4:49 PM

RESOLUTION NO. _____

Resolution offered by Alderman Gripp.

RESOLVED by the City Council of the City of Davenport.

RESOLUTION setting a Public Hearing regarding the proposed sale of vacated former public right-of-way located at N Elsie Ave extended north of W 3rd PI (Schuetzenpark Gilde, petitioner).

WHEREAS, the City of Davenport is the legal owner of the following described real estate:

A portion of the subdivision for J.B. Eads as recorded in Book N on page 535 in the office of the Scott County Recorder, more particularly the platted street lying between Lots 1 and 2 of said J.B. Eads and is located in the South $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of Section 28 and in the North $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of Section 33 all of Township 78 North Range 3 East of the 5th P.M., City of Davenport, Iowa and is more particularly described as follows:

Beginning at the Northeast corner of Lot 2 of the subdivision for J.B. Eads as is recorded in Book N on page 535 in the office of the Scott County Recorder; thence N 88 degrees 10 minutes 21 seconds E along the North line of said J.B. Eads; a distance of 60.22 feet to the Northwest corner of Lot 1 of said J.B. Eads; thence S 00 degrees 27 minutes 38 seconds W along the W line of said Lot 1, a distance of 604.22 feet to the Southwest corner of said Lot 1; thence S 88 degrees, 45 minutes 3 seconds W along the Westerly extension of the South line of said Lot 1, a distance of 60.21 feet to a point on the West line of said Lot 2; thence N 00 degrees 27 minutes 38 seconds E along the East line of said Lot 2, a distance of 603.61 feet to the point of Beginning; containing 0.835 acre.

WHEREAS, the City of Davenport wishes to convey the property to Schuetzenpark Gilde; and

WHEREAS, a Public Hearing on the matter is required by law;

NOW THEREFORE, IT IS HEREBY RESOLVED by the City Council of the City of Davenport, IA that a public hearing shall be held on the proposed transfer of this real estate on Wednesday, June 17, 2020, at 5:30 PM in the Council Chambers of City Hall and notice of said hearing shall be published in the manner prescribed by law.

Approved:

Attest:

Mike Matson
Mayor

Brian Krup
Deputy City Clerk

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Jen Walker 563-326-6168
Wards:

Action / Date
6/10/2020

Subject:
Resolution accepting work completed under the W 29th St Pavement Reconstruction Project, CIP #35040. The total contract with Centennial Contractors, Inc of Moline, IL was \$131,150.22. [Ward 7]

Recommendation:
Adopt the Resolution.

Background:
W 29th Street between Washington St and Washington Ln was a concrete neighborhood street that was prioritized for rehabilitation. Pavement has been replaced and sidewalks improved at intersecting streets. Work has been satisfactorily completed by Centennial Contractors, Inc of Moline, IL. The total project cost was \$131,150.22.

ATTACHMENTS:

Type	Description
▣ Resolution Letter	PW Pg 2

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Engineering	Lechvar, Gina	Approved	5/28/2020 - 1:17 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:17 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:16 PM

Resolution No. _____

Resolution offered by Alderman Dunn

Resolved by the City Council of the City of Davenport.

Resolution accepting the W. 29th Street Pavement Reconstruction Project, CIP #35040.

Whereas, the City entered into a contract with Centennial Contractors, Inc. of Moline, Illinois;
and

Whereas, the project location was West 29th Street from Washington Street to Washington Lane;

Whereas, the scope included concrete pavement replacement and sidewalk improvements to comply with ADA guidelines; and

Whereas, the final cost of the contract was \$131,150.22; and

Whereas, the work of constructing the above-named project has been duly and fully completed by the contractor in accordance with the terms of the contract:

Now, Therefore, Be It Resolved, by the City Council of the City of Davenport; that the W. 29th Street Pavement Reconstruction project is hereby formally accepted.

Passed and approved this 10th day of June, 2020.

Approved:

Attest:

Mike Matson, Mayor

Brian Krup, Deputy City Clerk

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Nicole Gleason 563-327-5150
Wards:

Action / Date
6/10/2020

Subject:
Resolution awarding the FY21 Sidewalk Program to Hawkeye Paving Corporation of Bettendorf, IA in the amount of \$207,670, CIP #28025 [All Wards]

Recommendation:
Adopt the Resolution.

Background:
On April 24, 2020, an Invitation to Bid was issued and sent to contractors. On May 15, 2020, the Purchasing Division opened and read three (3) responsive and responsible bids. Hawkeye Paving Corporation of Bettendorf, IA was the lowest bidder. See attached bid tabulation.

This sidewalk program will be used to repair existing sidewalks throughout the City. Locations are based on citizens that have elected to utilize the 50/50 cost share program, areas where City tree roots have caused problems, and Cartegraph requests.

Hawkeye Paving Corporation has successfully performed flatwork projects for the City in the past. Their bid was reasonably balanced. This contract is for the first year, with a possible second year renewal, if both the City and the contractor are happy with the work performed and there is funding available.

Funding for this contract is from the FY21 CIP #28025 from the sale of General Obligation Bonds.

ATTACHMENTS:

Type	Description
▣ Resolution Letter	Resolution
▣ Cover Memo	Bid Tab for Greensheet

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Admin	Lechvar, Gina	Approved	5/28/2020 - 2:01 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 2:02 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:22 PM

Resolution No. _____

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport.

RESOLUTION approving the contract for the FY21 Sidewalk Program to Hawkeye Paving Corporation of Bettendorf, IA in the amount of \$207,670 and authorizing Mayor Mike Matson or designee to sign and manage any related agreements.

WHEREAS, the City needs to contract for the FY21 Sidewalk Program;

WHEREAS, Hawkeye Paving Corporation of Bettendorf, IA submitted a bid and was awarded as the lowest responsive and responsible vendor:

NOW THEREFORE, IT IS HEREBY RESOLVED by the City Council of the City of Davenport, IA, that:

1. the contract for FY21 Sidewalk Program to Hawkeye Paving Corporation of Bettendorf, IA is approved;
2. Mayor Mike Matson or designee is authorized to sign and manage any related agreements:

Attest:

Approved:

Brian Krup
Deputy City Clerk

Mike Matson
Mayor

CITY OF DAVENPORT, IOWA
BID TABULATION

DESCRIPTION: FY21 SIDEWALK PROGRAM

BID NUMBER: #20-134

OPENING DATE: MAY 15, 2020

GL ACCOUNT NUMBER: CIP 28025

RECOMMENDATION: AWARD THE CONTRACT TO HAWKEYE PAVING CORP
OF BETTENDORF IA

<u>VENDOR NAME</u>	<u>BID AMOUNT</u>
Hawkeye Paving Corporation of Bettendorf IA	\$207,670.00
Kelly Construction of Davenport IA	\$217,539.25
McCarthy Improvement Company of Davenport IA	\$252,117.50

Approved By Kristi Keller 5-27-2020
Purchasing Date

Approved By Nicole Gleason 5/19/2020
Dept. Director Date

Approved By Brandi Coy 5-20-2020
Budget/CIP Date

Approved By Linda Stollard 5-20-2020
Interim Finance Director Date

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Nicole Gleason 563-327-5150
Wards:

Action / Date
6/10/2020

Subject:
Resolution approving the contract to purchase five (5) pick-up trucks from the State of Iowa bid #19098 to Stew Hansens Dodge City of Des Moines, IA in the amount of \$126,849. [All Wards]

Recommendation:
Adopt the Resolution.

Background:
The State of Iowa processed an Invitation to Bid for pick-up trucks. This was awarded to Stew Hansens Dodge City of Des Moines, IA on state contract #19098.

The five pick-up trucks will be for the following:

1. Street/Sign Division (part of this funding is for an insurance reimbursement for a vehicle that was demolished in an accident, the remaining balance is from the Division's vehicle replacement budget).
2. WPCP Division (funding is from the Motor Vehicle Equipment account).
3. Construction Division (funding is from Local Option Sales Tax).
4. Clean Water Division (funding is from the Motor Vehicle Equipment expense account).
5. Neighborhood Services Department (funding is from Local Option Sales Tax).

The five pick-up trucks will be purchased for a total of \$126,849. The City is expecting an insurance reimbursement of \$9,900 for the Street/Signs vehicle that was demolished for a total net cost of \$116,949.

ATTACHMENTS:

Type	Description
▢ Resolution Letter	Resolution

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Admin	Lechvar, Gina	Approved	5/28/2020 - 2:45 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 2:48 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 5:49 PM

Resolution No. _____

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport.

RESOLUTION approving the contract for the purchase of five (5) pick-up trucks from the State of Iowa bid #19098, with Stew Hansens Dodge City of Des Moines, IA and authorizing Mayor Mike Matson or designee to sign and manage any related agreements.

WHEREAS, the City needs to purchase (5) new pick-up trucks;

WHEREAS, Stew Hansens Dodge City of Des Moines IA was awarded the State of Iowa contract as the lowest responsive and responsible bidder;

NOW THEREFORE, IT IS HEREBY RESOLVED by the City Council of the City of Davenport, Iowa, that:

1. the contract for the purchase of five (5) pick-up trucks from the State of Iowa bid, with Stew Hansens Dodge City of Des Moines, IA is approved; and
2. Mayor Mike Matson or designee is authorized to sign and manage any related agreements:

Attest:

Approved:

Brian Krup
Deputy City Clerk

Mike Matson
Mayor

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Nicole Gleason 563-327-5150
Wards:

Action / Date
6/10/2020

Subject:
Resolution awarding the contract for the Ultraviolet Disinfection Project at Water Pollution Control Plant to General Constructors Inc of Bettendorf, IA in the amount of \$6,340,246, CIP #39005.
[All Wards]

Recommendation:
Adopt the Resolution.

Background:
An Invitation to Bid was issued on April 22, 2020 and sent to contractors. On May 27, 2020, the Purchasing Division opened and read 5 bids. See bid tab attached.

The Water Pollution Control Plant is required by NPDES permit to install 55 MGD disinfection treatment. The project will construct 55 MGD of Ultraviolet disinfection on the secondary effluent.

General Constructors Inc of Bettendorf, IA was the lowest responsive and responsible vendor submitting a bid. They have successfully performed work for the City in the Past. The awarded amount contains an Owner Contingency of \$380,000, to be used only if the river stage is not low enough to avoid the surcharging of the plant's 96 inch SE and 48 inch pre piping. If the bypass pumping is required because of prolonged high river stage, the contract shall be authorized to provide bypass pumping for this bid amount. If this is not required and there is a balance left from this contingency at the end of the project, the City will receive a credit back.

Funding for this project is from an SRF State of Iowa grant.

ATTACHMENTS:

Type	Description
▣ Resolution Letter	Resolution
▣ Backup Material	PW_RES_Ultraviolet Disinfection Project Bid Tab

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Admin	Lechvar, Gina	Approved	5/29/2020 - 9:37 AM
Public Works Committee	Lechvar, Gina	Approved	5/29/2020 - 9:37 AM
City Clerk	Admin, Default	Approved	5/29/2020 - 10:01 AM

Resolution No. _____

Resolution offered by Alderman Dunn.

RESOLVED by the City Council of the City of Davenport.

RESOLUTION approving the contract for the Ultraviolet Disinfection Project at the Water Pollution Control Plant (WPCP) with General Constructors Inc of Bettendorf, IA and authorizing Mayor Mike Matson or designee to sign and manage any related agreements.

WHEREAS, the City needs to install the Ultraviolet Disinfection Project at the WPCP;

WHEREAS, General Constructors Inc of Bettendorf, IA was the lowest responsive and responsible bidder;

NOW THEREFORE, IT IS HEREBY RESOLVED by the City Council of the City of Davenport, Iowa, that:

1. the contract for the Ultraviolet Disinfection Project at the WPCP with General Constructors Inc of Bettendorf, IA is approved; and
2. Mayor Mike Matson or designee is authorized to sign and manage any related agreements.

Attest:

Approved:

Brian Krup
Deputy City Clerk

Mike Matson
Mayor

CITY OF DAVENPORT, IOWA
RFP TABULATION

DESCRIPTION: ULTRAVIOLET DISINFECTION PROJECT AT WPCP

BID NUMBER: 20-117

OPENING DATE: MARCH 27, 2020

ACCOUNT NUMBER: CIP 39005

RECOMMENDATION: AWARD THE CONTRACT TO GENERAL
CONSTRUCTORS INC OF BETTENDORF IA

<u>VENDOR NAME</u>	<u>PRICE</u>
General Constructors Inc of Bettendorf IA	\$6,340,246
Williams Brothers Constructions Inc of Peoria IL	\$7,000,000
Tricon General Construction of Dubuque IA	\$7,506,000
WRH Inc of Amana IA	\$7,536,000
Valley Construction Company of Rock Island IL	\$7,630,900

Approved By Caitlyn Warner 5-28-2020
Purchasing Date

Approved By Mark Mason 5/28/2020
Dept. Director Date

Approved By Brauli Coz 5-28-2020
Budget/CIP Date

Approved By Linda Stollard 5-28-2020
Interim Finance Director Date

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Scharlet Clement 563-326-7793
Wards:

Action / Date
6/10/2020

Subject:
Resolution assessing the cost of boarding up buildings at various lots and tracts of real estate. [All Wards]

Recommendation:
Adopt the Resolution.

Background:
The City allows 60 days from the invoice date for a bill to be paid. After 60 days it is levied to the Scott County Treasurer as a special assessment against the property.

ATTACHMENTS:

Type	Description
▣ Resolution Letter	Resolution

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Admin	Lechvar, Gina	Approved	5/28/2020 - 1:39 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:39 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:26 PM

Resolution No. _____

Resolution offered by Alderman Dunn

RESOLVED by the City Council of the City of Davenport.

RESOLUTION assessing the cost of boarding up building at various lots and tracts of real estate.

WHEREAS, that the following lots or tracts of real estate situated in the City of Davenport, and the owners, thereof, be hereby assessed the amounts set forth, and the same being the cost of boarding up building on said lots or tracts.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Davenport that the City treasurer be and is hereby ordered to collect the same as ordinary taxes to-wit.

BE IT FURTHER RESOLVED: If any amount assessed against property herein does not exceed \$500.00, such assessment must be made in 1 annual payment; if amount assessed exceeds \$500.00, such assessment may be in 10 annual installments; in the manner and with the same interest rate provided for assessment against benefited property under the State Code of Iowa as amended with the current interest rate of 3%. All assessments bear interest at the current rate of 3%.

Approved:

Attest:

Mike Matson
Mayor

Brian Krup, Deputy City Clerk

Board Up Building Invoices for Levy

<u>CUST ACCT</u>	<u>NAME</u>	<u>PARCELID</u>	<u>INVOICE</u>	<u>BALANCE</u>
120238976	HOMECOMINGS FINANCIAL LLC	G0013-10	80030220	\$138.75
Number of Accounts to Levy		1	Total Balance Outstanding:	\$138.75

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Scharlet Clement 563-326-7793
Wards:

Action / Date
6/10/2020

Subject:
Resolution assessing the cost of brush & debris removal at various lots and tracts of real estate.
[All Wards]

Recommendation:
Adopt the Resolution.

Background:
The City allows 60 days from the invoice date for a bill to be paid. After 60 days it is levied to the Scott County Treasurer as a special assessment against the property.

ATTACHMENTS:

Type	Description
▯ Resolution Letter	Resolution

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Admin	Lechvar, Gina	Approved	5/28/2020 - 1:40 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:40 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:26 PM

Resolution No. _____

Resolution offered by Alderman Dunn

RESOLVED by the City Council of the City of Davenport.

RESOLUTION assessing the cost of brush and debris removal at various lots and tracts of real estate.

WHEREAS, that the following lots or tracts of real estate situated in the City of Davenport, and the owners, thereof, be hereby assessed the amounts set forth, and the same being the cost of brush and debris removal on said lots or tracts.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Davenport that the City treasurer be and is hereby ordered to collect the same as ordinary taxes to-wit.

BE IT FURTHER RESOLVED: If any amount assessed against property herein does not exceed \$500.00, such assessment must be made in 1 annual payment; if amount assessed exceeds \$500.00, such assessment may be in 10 annual installments; in the manner and with the same interest rate provided for assessment against benefited property under the State Code of Iowa as amended with the current interest rate of 3%. All assessments bear interest at the current rate of 3%.

Approved:

Attest:

Mike Matson
Mayor

Brian Krup, Deputy City Clerk

Brush and Debris Invoices for Levy

<u>CUST ACCT</u>	<u>NAME</u>	<u>PARCELID</u>	<u>INVOICE</u>	<u>BALANCE</u>
300260086	MOCHA MAYA LLC	C0064-33	80030089	\$161.50
000061279	BEARNAUER, GEORGE D	F0022-33	80030107	\$161.25
000074857	LAKISHA COUCH	G0003-26	80030115	\$161.50
810001108	WANDA PRICE	G0004-42	80030117	\$153.25
300201265	FISCHER, ROBERT	G0012-40	80030119	\$161.50
300264227	LIDDELL II, KRAIG	K0012-02A	80030136	\$161.50
300250282	HIMEBAUGH, KEN D	W0923C22	80030159	\$169.75
000028026	NGUYEN, INC	H0059-14	80030202	\$153.25
120213472	PHAM, THOM V	G0004-07	80030204	\$153.25
000086421	PROPERTIES, BNH	O2110D30	80030206	\$150.00
300188184	KENT, PATRICIA	O2113C13	80030242	\$150.00
000061123	DENNIS FUESSEL	F0011-16	80030244	\$153.25
300261605	PETERSON, MATT T	P1114C42	80030246	\$150.00
000036693	MEIER, HELEN	J0037-24	80030250	\$183.00
000071183	PEIRSON FRANCHOT	C0064-35	80030257	\$153.25
300208916	CROCKETT, TINA	P1116C14	80030275	\$186.25
810000256	NORTH SHORE ESTATES	W1003C03	80030280	\$153.25
810001298	GARDENWOOD GROUP LP	C0050-10	80030284	\$177.25
400001608	GARCIA, RUBEN	K0008-21	80030330	\$153.25
800000763	LIFETIME FITNESS INC	H0003-29	80030332	\$153.25
000076215	IOWA INVENTORY LLC	G0014-44	80030342	\$153.25
000063755	NGUYEN, QUOC	H0043-23	80030344	\$150.00
810002901	NGUYEN INC % R NGUYEN	K0008-20	80030354	\$178.00
000055071	GOMEZ, LISA G	E0007-20	80030356	\$188.00
000084746	BEN MOCKMORE	G0012-41	80030358	\$169.75
300258457	AYERS, DOUG	J0011-19	80030360	\$153.25

Number of Accounts to Levy

26

Total Balance Outstanding:

\$4,191.75

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Scharlet Clement 563-326-7793
Wards:

Action / Date
6/10/2020

Subject:
Resolution assessing the cost of building demolitions at various lots and tracts of real estate. [All Wards]

Recommendation:
Adopt the Resolution.

Background:
The City allows 60 days from the invoice date for a bill to be paid. After 60 days it is levied to the Scott County Treasurer as a special assessment against the property.

ATTACHMENTS:

Type	Description
▢ Resolution Letter	Resolution

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Admin	Lechvar, Gina	Approved	5/28/2020 - 1:40 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:41 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:26 PM

Resolution No. _____

Resolution offered by Alderman Dunn

RESOLVED by the City Council of the City of Davenport.

RESOLUTION assessing the cost of condemned property demolitions at various lots and tracts of real estate.

WHEREAS, that the following lots or tracts of real estate situated in the City of Davenport, and the owners, thereof, be hereby assessed the amounts set forth, and the same being the cost of condemned property demolition on said lots or tracts.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Davenport that the City treasurer be and is hereby ordered to collect the same as ordinary taxes to-wit.

BE IT FURTHER RESOLVED: If any amount assessed against property herein does not exceed \$500.00, such assessment must be made in 1 annual payment; if amount assessed exceeds \$500.00, such assessment may be in 10 annual installments; in the manner and with the same interest rate provided for assessment against benefited property under the State Code of Iowa as amended with the current interest rate of 3%. All assessments bear interest at the current rate of 3%.

Approved:

Attest:

Mike Matson
Mayor

Brian Krup, Deputy City Clerk

Building Demolition Invoices for Levy

<u>CUST ACCT</u>	<u>NAME</u>	<u>PARCELID</u>	<u>INVOICE</u>	<u>BALANCE</u>
000002889	PORTER, RANDY L	E0003-13	80030192	\$15,050.00
000059532	WHITE, NIKE	F0034-07	80030194	\$21,600.00
000151725	STEVERSON, MARVELL	G0043-28	80030196	\$19,910.00

Number of Accounts to Levy	3	Total Balance Outstanding:	\$56,560.00
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City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Scharlet Clement 563-326-7793
Wards:

Action / Date
6/10/2020

Subject:
Resolution assessing the cost of sidewalk repairs at various lots and tracts of real estate. [All Wards]

Recommendation:
Adopt the Resolution.

Background:
The City allows 60 days from the invoice date for a bill to be paid. After 60 days it is levied to the Scott County Treasurer as a special assessment against the property.

ATTACHMENTS:

Type	Description
▯ Resolution Letter	Resolution

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Admin	Lechvar, Gina	Approved	5/28/2020 - 1:42 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:42 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:27 PM

Resolution No. _____

Resolution offered by Alderman Dunn

RESOLVED by the City Council of the City of Davenport.

RESOLUTION assessing the cost of replacing sidewalk at various lots and tracts of real estate.

WHEREAS, that the following lots or tracts of real estate situated in the City of Davenport, and the owners, thereof, be hereby assessed the amounts set forth, and the same being the cost of replacing sidewalk on said lots or tracts.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Davenport that the City treasurer be and is hereby ordered to collect the same as ordinary taxes to-wit.

BE IT FURTHER RESOLVED: If any amount assessed against property herein does not exceed \$500.00, such assessment must be made in 1 annual payment; if amount assessed exceeds \$500.00, such assessment may be in 10 annual installments; in the manner and with the same interest rate provided for assessment against benefited property under the State Code of Iowa as amended with the current interest rate of 3%. All assessments bear interest at the current rate of 3%.

Approved:

Attest:

Mike Matson
Mayor

Brian Krup, Deputy City Clerk

Sidewalk Invoices for Levy

<u>CUST ACCT</u>	<u>NAME</u>	<u>PARCELID</u>	<u>INVOICE</u>	<u>BALANCE</u>
300243690	WIKOFF, HALEY D	G0016-19	80030288	\$1,222.00
000084394	MAD VENTURES	H0007-27	80030289	\$940.00
300231084	GERDTS, EMILY J	F0004-44	80030292	\$787.25
300204345	C G & D PROP LLC	K0012-40	80030293	\$1,081.00
300197677	QUICK, PATTI A	C0062-38	80030294	\$399.50
300181228	FUGATE, SCOTT A	B0049-26	80030295	\$1,154.50
000054555	REALTY INCOME CORPORATION	O1623C04	80030303	\$3,572.00
000074084	DARRYL TAYBORN	W0455D01	80030305	\$1,471.00

Number of Accounts to Levy

8

Total Balance Outstanding:

\$10,627.25

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Scharlet Clement 563-326-7793
Wards:

Action / Date
6/10/2020

Subject:
Resolution assessing the cost of snow removal at various lots and tracts of real estate. [All Wards]

Recommendation:
Adopt the Resolution.

Background:
The City allows 60 days from the invoice date for a bill to be paid. After 60 days it is levied to the Scott County Treasurer as a special assessment against the property.

ATTACHMENTS:

Type	Description
▣ Resolution Letter	Resolution

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Admin	Lechvar, Gina	Approved	5/28/2020 - 1:43 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:44 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:27 PM

Resolution No. _____

Resolution offered by Alderman Dunn

RESOLVED by the City Council of the City of Davenport.

RESOLUTION assessing the cost of snow removal from sidewalks at various lots and tracts of real estate.

WHEREAS, that the following lots or tracts of real estate situated in the City of Davenport, and the owners, thereof, be hereby assessed the amounts set forth, and the same being the cost of snow removal from sidewalk at various lots and tracts of real estate.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Davenport that the City treasurer be and is hereby ordered to collect the same as ordinary taxes to-wit.

BE IT FURTHER RESOLVED: If any amount assessed against property herein does not exceed \$500.00, such assessment must be made in 1 annual payment; if amount assessed exceeds \$500.00, such assessment may be in 10 annual installments; in the manner and with the same interest rate provided for assessment against benefited property under the State Code of Iowa as amended with the current interest rate of 3%. All assessments bear interest at the current rate of 3%.

Approved:

Attest:

Mike Matson
Mayor

Brian Krup, Deputy City Clerk

Snow Invoices for Levy

<u>CUST ACCT</u>	<u>NAME</u>	<u>PARCELID</u>	<u>INVOICE</u>	<u>BALANCE</u>
000085405	VIRGINIA RUGENSTEIN	E0007-09	80030093	\$71.60
300034171	PECK, LEO E	N2901C04	80030146	\$151.76
300229572	PRESZLER, JAMES A	N2901C09	80030148	\$152.72
300244573	CONNORS, GARRETT	N2902A17	80030152	\$187.28

Number of Accounts to Levy	4	Total Balance Outstanding:	\$563.36
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City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Scharlet Clement 563-326-7793
Wards:

Action / Date
6/10/2020

Subject:
Resolution assessing the cost of streetscaping improvement projects at various lots and tracts of real estate. [Ward 3]

Recommendation:
Adopt the Resolution.

Background:
The City allows 60 days from the invoice date for a bill to be paid. After 60 days it is levied to the Scott County Treasurer as a special assessment against the property.

ATTACHMENTS:

Type	Description
▣ Resolution Letter	Resolution

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Admin	Lechvar, Gina	Approved	5/28/2020 - 1:44 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:45 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:27 PM

Resolution No. _____

Resolution offered by Alderman Dunn

RESOLVED by the City Council of the City of Davenport.

RESOLUTION assessing the cost of improvements projects at various lots and tracts of real estate in Downtown Davenport

WHEREAS, that the following lots or tracts of real estate situated in the City of Davenport, and the owners, thereof, be hereby assessed the amounts set forth, and the same being the cost of Streetscaping improvement projects on said lots or tracts.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Davenport that the City treasurer be and is hereby ordered to collect the same as ordinary taxes to-wit.

BE IT FURTHER RESOLVED: If any amount assessed against property herein does not exceed \$500.00, such assessment must be made in 1 annual payment; if amount assessed exceeds \$500.00, such assessment may be in 10 annual installments; in the manner and with the same interest rate provided for assessment against benefited property under the State Code of Iowa as amended with the current interest rate of 0%. All assessments bear interest at the current rate of 0%.

Approved:

Attest:

Mike Matson
Mayor

Brian Krup, Deputy City Clerk

Downtown Streetscaping Invoices for Levy

<u>CUST ACCT</u>	<u>NAME</u>	<u>PARCELID</u>	<u>INVOICE</u>	<u>BALANCE</u>
000082369	GH IOWA LLC	G0057-10B	01320767	\$7,809.69
120235816	ERENBERGER, JOE	G0057-05	01320768	\$6,682.09
000048011	Y & J PROPERTIES LLC	G0057-06	01320769	\$19,501.31
000048904	DEMOCRAT BUILDING LANDLORD LLC	G0057-07	01320770	\$6,682.09
300237411	FORREST BLOCK LLC	G0057-08	01320771	\$25,592.33
Number of Accounts to Levy		5	Total Balance Outstanding:	\$66,267.51

City of Davenport

Agenda Group:
Department: Finance
Contact Info: Chad Dyson 563-326-7817
Wards:

Action / Date
6/10/2020

Subject:
Resolution awarding the contract for the consultant for the Parks and Recreation Master Plan to Confluence of Cedar Rapids, IA in the amount of \$119,900, CIP #64085. [All Wards]

Recommendation:
Adopt the Resolution.

Background:
On February 24, 2020, a Request for Proposals was issued and sent to consultants. On March 24, 2020, the Purchasing Division opened and read three (3) responses. See attached tabulation.

The three responses received were evaluated by a committee consisting of Parks and Recreation Dept. and Public Works Dept. staff. The criteria used for the evaluations was: 1) Experience - 30%, 2) Proposed Work Plan - 30%, 3) Performance Services - 20%, and 4) Proposed Pricing - 20%. After the evaluation scoring two companies were within 1 point. Both companies were interviewed and the decision was made that Confluence could best fit the City's needs.

Funding for this project is from CIP #64085, with a current balance of \$121,520.

ATTACHMENTS:

Type	Description
▣ Cover Memo	Tabulation for Greensheet
▣ Resolution Letter	Resolution

REVIEWERS:

Department	Reviewer	Action	Date
Finance	Folland, Linda	Approved	5/28/2020 - 9:15 AM
Finance Committee	Folland, Linda	Approved	5/28/2020 - 9:15 AM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:15 PM

CITY OF DAVENPORT, IOWA
RFP TABULATION

DESCRIPTION: CONSULTANT FOR PARKS AND RECREATION MASTER
PLAN

BID NUMBER: 20-102

OPENING DATE: MARCH 24, 2020

ACCOUNT NUMBER: CIP 64085

RECOMMENDATION: AWARD THE CONTRACT TO CONFLUENCE OF
CEDAR RAPIDS IA

<u>VENDOR NAME</u>	<u>LOCATION</u>
Confluence	Cedar Rapids IA
Hitchcock Design Group	Naperville IL
Snyder & Associates Inc	Iowa City IA

Approved By Kristi Keller 5-27-2020
Purchasing Date

Approved By Chad Wynn 5/27/2020
Dept. Director Date

Approved By Brandi Coyle 5-27-2020
Budget/CIP Date

Approved By Linda Stollard 5-27-2020
Interim Finance Director Date

Resolution No. _____

Resolution offered by Alderman Condon.

RESOLVED by the City Council of the City of Davenport.

RESOLUTION approving the contract for the consultant for the Parks and Recreation Department Master Plan to Confluence of Cedar Rapids, IA, and authorizing Mayor Mike Matson or designee to sign and manage any related agreements.

WHEREAS, the City needs to contract for a Consultant for the Parks and Recreation Department Master Plan;

WHEREAS, Confluence of Cedar Rapids, IA submitted the most responsive and responsible proposal to best fit the City's needs:

NOW THEREFORE, IT IS HEREBY RESOLVED by the City Council of the City of Davenport, IA, that:

1. the contract for the consultant for the Parks and Recreation Department Master Plan to Confluence of Cedar Rapids, IA is approved;
2. Mayor Mike Matson or designee is authorized to sign and manage any related agreements:

Attest:

Approved::

Brian Krup
Deputy City Clerk

Mike Matson
Mayor

City of Davenport

Agenda Group:
Department: Finance
Contact Info: Linda Folland 563-328-6789
Wards:

Action / Date
6/10/2020

Subject:
Resolution approving the five year auditing services contract for the Finance Department to Eide Bailly LLP of Dubuque, IA. [All Wards]

Recommendation:
Adopt the Resolution.

Background:

A Request for Proposals was issued and sent to Auditing Firms on February 20, 2020. On March 18, 2020, the Purchasing Division opened and read four proposals. See attached tabulation.

This contract is for the professional auditing services of the Finance Department. An evaluation committee consisting of City staff and City Council members evaluated the proposals on the following: 1) Proposed Pricing - 25%, 2) Organizational structure and size of the entire firm - 5%, 3) Organizational structure and size of the office performing the audit - 5%, 4) Recent experience in similar engagements - 15%, 5) Qualifications of audit engagement team - 25%, 6) Level of effort, understanding of work and timetable to complete the audit engagement - 20%. Eide Bailly LLP scored the highest in this segment of the evaluation. Then interviews were held for all four companies that submitted proposals. It was determined that Eide Bailly LLP could best fit the City's needs.

The five year contract will be paid the following each year: Year 1 - FY20 \$62,500, Year 2 -FY21 \$64,500, Year 3 - FY22 \$66,500, Year 4 - FY23 \$68,500, and Year 5 - FY24 \$70,500.

The funding for this service is from the Finance Administration Professional Services General Fund account #501000410 520217.

ATTACHMENTS:

Type	Description
▣ Resolution Letter	Resolution
▣ Cover Memo	Bid Tab for Greensheet

REVIEWERS:

Department	Reviewer	Action	Date
Finance	Folland, Linda	Approved	5/28/2020 - 10:13 AM
Finance Committee	Folland, Linda	Approved	5/28/2020 - 10:14 AM
City Clerk	Admin, Default	Approved	5/28/2020 - 1:18 PM

Resolution No. _____

Resolution offered by Alderman Condon.

RESOLVED by the City Council of the City of Davenport.

RESOLUTION approving the five year auditing services contract for the Finance Department to Eide Bailly LLP of Dubuque, IA, and authorizing Mayor Mike Matson or designee to sign and manage any related agreements.

WHEREAS, the City needs to contract for the five year auditing services for the Finance Department;

WHEREAS, Eide Bailly LLP of Dubuque, IA submitted the most responsive and responsible proposal to best fit the City's needs.

NOW THEREFORE, IT IS HEREBY RESOLVED by the City Council of the City of Davenport, Iowa, that:

1. the five year contract for auditing services for the Finance Department to Eide Bailly LLP of Dubuque, IA is approved;
2. Mayor Mike Matson or designee is authorized to sign and manage any related agreements:

Attest:

Approved:

Brian Krup
Deputy City Clerk

Mike Matson
Mayor

CITY OF DAVENPORT, IOWA
RFP TABULATION

DESCRIPTION: AUDIT SERVICES 5 YEAR CONTRACT

BID NUMBER: 20-100

OPENING DATE: MARCH 18, 2020

RECOMMENDATION: AWARD THE CONTRACT TO EIDE BAILLY LLP
OF DUBUQUE IA

<u>VENDOR NAME</u>	<u>LOCATION</u>
Eide Bailly LLP	Dubuque IA
Baker Tilly Virchow Krause LLP	Milwaukee WI
Bohnsack & Frommelt LLP	Taylor Ridge IL
McGladrey LLP	Davenport IA

Approved By Kriste Keller 5-27-2020
Purchasing Date

Approved By Linda Stollard 5-27-2020
Dept. Director Date

Approved By Stephen J. Murray 5-27-2020
Budget/CIP Date

Approved By Linda Stollard 5-27-2020
Interim Finance Director Date

City of Davenport

Agenda Group:
Department: Public Safety
Contact Info: Brian Krup 563-326-6163
Wards:

Action / Date
6/10/2020

Subject:
Motion approving the noise variance request below for an event on the listed dates and times.

McGrath Quad Cities Harley-Davidson; Bike Night; 5320 Corporate Park Drive; Thursday, July 16, 2020 and Thursday, August 20, 2020 5:00 p.m. - 9:00 p.m.; Outdoor music, over 50 dBa.
[Ward 6]

Recommendation:
Pass the Motion.

Background:
The following requests for noise variances have been received pursuant to the Davenport Municipal Code Chapter 8.19 Noise Abatement, Section 8.19.090 Special Variances.

ATTACHMENTS:

Type	Description
▣ Backup Material	Application
▣ Backup Material	Sketch
▣ Backup Material	Noise Variance Petition - July 16, 2020
▣ Backup Material	Noise Variance Petition - August 20, 2020

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Admin, Default	Approved	5/27/2020 - 12:48 PM

Application Review

Dashboard (dash.php) / Application Review

Changes saved

[View Application History](#)

Applicant Contact Info

Applicant Name

John Riley

Applicant Phone

(309) 764-5514

Applicant Email

riley@quadcitieshd.com (mailto:riley@quadcitieshd.com)

Event details ([Edit \(application_main_staff_edit.php?aid=762&edit_from=3\)](#))

Event Name

McGrath Quad Cities Harley-Davidson Bike Night

Event Purpose

Promote our dealership sales and services to our Customers

Setup Info

Dealership staff will be responsible for the setup of the event. Contact person: John Riley, Marketing & Events Coordinator at Mcgrath Quad Cities Harley-Davidson.

Cleanup Info

Dealership staff will be responsible for clean up after the event is over.

Security Info

Dealership will be it's own security. All sale of alcohol will requires a photo I.D.

Number of Tents

6

Will your event have vendors?

yes

Will your event have fireworks?

no

Will your event have alcohol sales?

yes

Will event Utilize ANY park space?

no

Event Website?

www.quadcitieshd.com

Date Submitted

Wednesday, May 27th 2020

Date Accepted

pending

Event Type

General

Is the event located in the downtown area

No

Site Location

5320 Corporate Park Drive Davenport Ia 52807

Street Closure Info

None

Projected Attendees

150

Will your event have music?

yes

Will your event have food sales?

yes

Will your event have sanitary facilities?

yes - number of facilities: 2

Additional Comments

Will comply with any recommended or required guidelines issued by state or local officials regarding COVID19.

Date/Time details (Edit (application_dt_staff_edit.php?aid=762&edit_from=3))

Thursday, July 16th 2020

Setup Time: 1:00 PM - 4:30 PM
Event Time: 5:00 PM - 9:00 PM
Cleanup Time: 9:00 PM - 10:00 PM

Thursday, August 20th 2020

Setup Time: 1:00 PM - 4:30 PM
Event Time: 5:00 PM - 9:00 PM
Cleanup Time: 9:00 PM - 10:00 PM

User file attachment details (Edit (application_upload_staff_edit.php?aid=762&edit_from=3))

MCGRATH-BIKE-NIGHT-SITE-MAP.jpg (../../se_uploads/1590600472-MCGRATH-BIKE-NIGHT-SITE-MAP.jpg)



JUL16-MCGRATH-BIKE-NIGHT-NOISE-VAR.pdf (../../se_uploads/1590600513-JUL16-MCGRATH-BIKE-NIGHT-NOISE-VAR.pdf)



AUG20-MCGRATH-BIKE-NIGHT-NOISE-VAR.pdf (../../se_uploads/1590600526-AUG20-MCGRATH-BIKE-NIGHT-NOISE-VAR.pdf)

comments ?

Is a staff generated map required for this event?

☐ yes

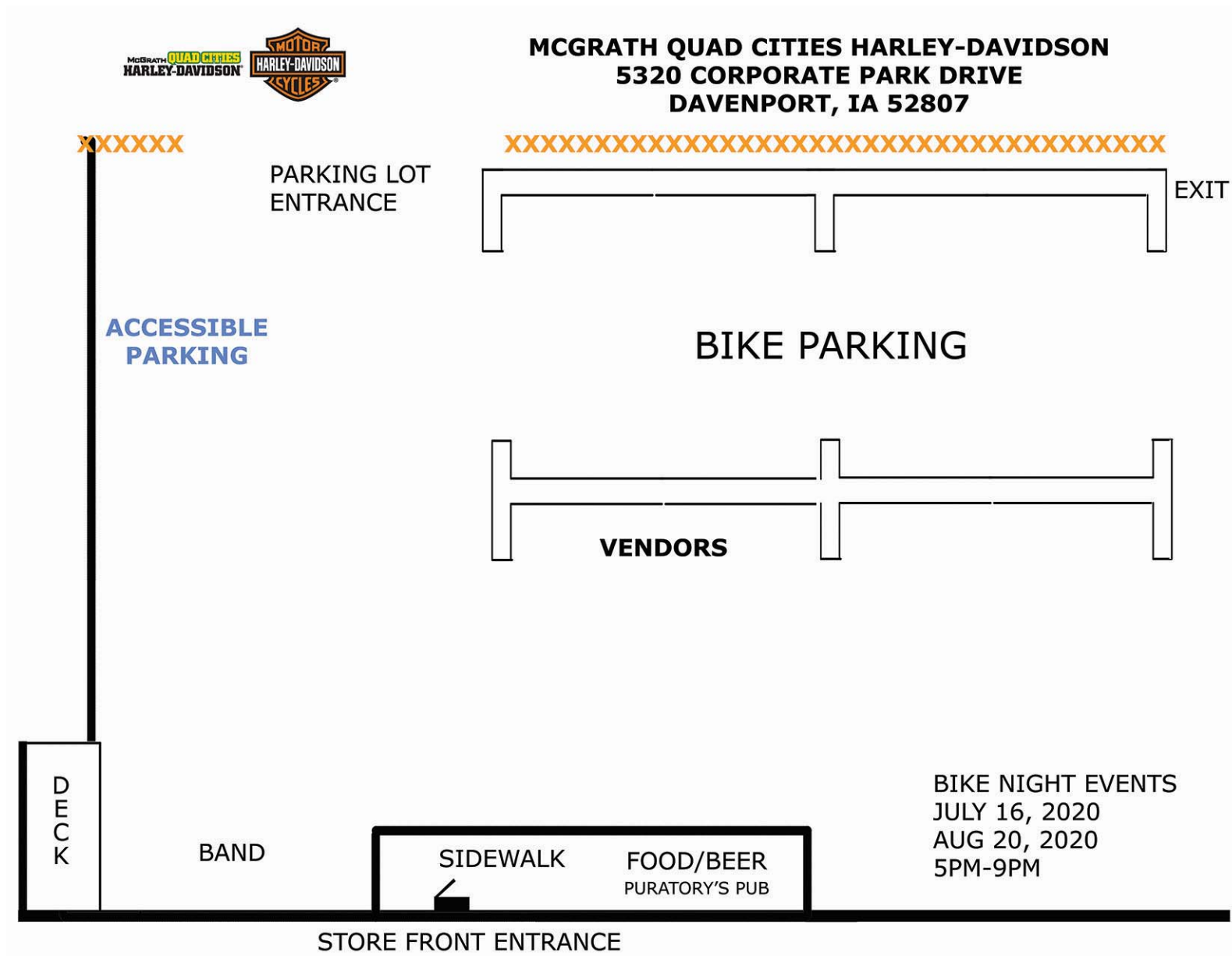
☐ no

Accept Application

Deny Application ([handle_deny.php?aid=762](#))

Utilize the admin approval override ([admin_approval.php?aid=762](#))

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CITY OF DAVENPORT

NOISE VARIANCE PETITION FOR SPECIAL EVENTS

On the 16th day of JULY, 20 20, there is proposed an event which will include outdoor music or band, requested by MCGRATH QUAD CITIES HARLEY-DAVIDSON, during the hours of 6PM TO 9PM.

**** Please sign your name and print address below and indicate whether you are in favor of the noise variance, opposed to the noise variance, or are not concerned (CHECK ONE, PLEASE).**

NAME AND ADDRESS	FAVOR	OPPOSED	NOT CONCERNED
<i>Erie Pearson</i> <u>Coram Deo Bible Church 3800 E 53rd St Davenport</u>	☐	☐	☒
<u>JUDE SIMON, GENERAL MANAGER</u> <u>Books-A-Million 4000 E 53rd St Davenport</u>	☐	☐	☒
<u>MAKENZIE EMERSON 5450 CORPORATE</u> <u>WIN GRANDSAISON SPA Park Dr. Davenport</u>	☐	☐	☒
<u>JENNIFER WOOLDRIDGE - Big 10 Mart</u> <u>5310 Corporate Park, Davenport</u>	☐	☐	☒
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐

* If additional space is needed, please attach sheets with additional signatures.

* If you are unable to make contact with a resident/business, please indicate the date(s)/time(s) you attempted.

 5/27/2020
 Signature of Applicant Date

Office of the City Clerk
563-326-6163

226 West Fourth Street
Davenport, Iowa 52801

Email: Brian.Krup@davenportiowa.com

CITY OF DAVENPORT

NOISE VARIANCE PETITION FOR SPECIAL EVENTS

On the 20th day of AUGUST, 20 20, there is proposed an event which will include outdoor music or band, requested by MCGRATH QUAD CITIES HARLEY-DAVIDSON during the hours of 6PM TO 9PM.

**** Please sign your name and print address below and indicate whether you are in favor of the noise variance, opposed to the noise variance, or are not concerned (CHECK ONE, PLEASE).**

NAME AND ADDRESS	FAVOR	OPPOSED	NOT CONCERNED
<i>Erin Pearson</i> <u>Coram Deo Bible Church 3800 E 53RD St Davenport</u> <u>JUDE SIMON, GENERAL MANAGER</u>	☐	☐	☒
<u>Books-A-Million 4000 E 53RD St Davenport</u>	☐	☐	☒
<u>makenzie EMERSON 5450 corporate</u>	☐	☐	☒
<u>Windsand Solent Park Dr. Davenport</u>	☐	☐	☒
<u>Jennifer Wooldridge 1519 10 Mart</u>	☐	☐	☒
<u>5310 Corporate Park Davenport Ia</u>	☐	☐	☒
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐
_____	☐	☐	☐

* If additional space is needed, please attach sheets with additional signatures.

* If you are unable to make contact with a resident/business, please indicate the date(s)/time(s) you attempted.

JE Riel 5/27/2020
Signature of Applicant Date

City of Davenport

Agenda Group:
Department: Public Safety
Contact Info: Sherry Eastman 563-326-7795
Wards:

Action / Date
6/10/2020

Subject:
Motion approving beer and liquor license applications.

A. New License, new owner, temporary permit, temporary outdoor area, location transfer, etc (as noted):

Ward 6

Granite City Food & Brewery (Granite City, Inc) - 5270 Utica Ridge Rd - Outdoor Area - New License - License Type: C Liquor

B. Annual license renewals (with outdoor area renewals as noted):

Ward 1

Emeis Golf Course (City of Davenport) - 4500 W Central Park Ave - Outdoor Area - License Type: C Liquor

St. Alphonsus Church Holy Name Society (St. Alphonsus Church of Davenport, Inc) - 2618 Boise Ave - Outdoor Area - License Type: B Beer

Ward 2

Hickory Garden Restaurant (Fazliu Inc) - 3311 Hickory Grove Rd - Outdoor Area - License Type: Beer/Wine

Pilot Travel Center #636 (Pilot Travel Centers LLC) - 8200 Northwest Blvd - License Type: C Beer

Walgreens #03595 (Walgreens Co) - 1720 W Kimberly Rd - License Type: E Liquor

Ward 3

Blackhawk Bowl & Martini Lounge (Blackhawk Bowl & Martini Lounge LLC) - 200 E 3rd St - License Type: C Liquor

Cru 221 (Cru 221, LLC) - 221 Brady St - License Type: C Liquor

Devon's Complaint Dept (Triple Crown Whiskey Bar LLC) - 304 E 3rd St - Outdoor Area - License Type: C Liquor

Duck City Delicatessen & Bistro (Moskowitz Llewellyn Restaurant Systems, Inc) - 115 E 3rd St - Outdoor Area - License Type: C Liquor

Endless Brews (Endless Brews, LLC) - 310 N Main St - License Type: B Beer

Half Nelson (Bucktown Restaurant Company, LLC) - 321 E 2nd St - Outdoor Area - License Type: C Liquor

Redstone Room (River Music Experience) - 129 Main St Second Floor - License Type: C Liquor

The River's Edge (City of Davenport) - 700 W River Dr - License Type: B Beer

Taste of Ethiopia (Taste of Ethiopia, LLC) - 102 S Harrison St - Outdoor Area - License Type: Beer/Wine

Woodfire Grill (Redstone Woodfire Grill, LLC) - 131 W 2nd St - Outdoor Area - License Type: C Liquor

Ward 4

Walgreens #05239 (Walgreen Co.) - 1660 W Locust St - License Type: E Liquor

Ward 5

The 11th Street Precinct Bar and Grill (Carpe Diem I LLC) - 2108 E 11th St - Outdoor Area - License Type: C Liquor

Brew in the Village (3 Blessings Incorporated) - 1104 Jersey Ridge Rd - Outdoor Area - License Type: C Liquor

Grumpy's Saloon (2118-2120, Inc) - 2120 E 11th St - License Type: C Liquor

Harris Pizza (Mister Pizza, Inc) - 524 E Locust St - License Type: B Beer

QC Mart (Bethany Enterprises, Inc) - 412 E Locust St - License Type: C Beer

Rookie's Sports Bar (Rookies, Inc) - 2818 Brady St - License Type: C Liquor

Walgreens #11709 (Walgreen Co) - 1805 Brady St - License Type: E Liquor

Ward 6

Big River Bowling (Kimberly Entertainment LLC) - 2902 E Kimberly Rd - License Type: C Liquor

Buffalo Wild Wings (Blazin Wings, Inc) - 4860 Utica Ridge Rd - Outdoor Area - License Type: C Liquor

Cafe Indigo (Cafe Indigo, LLC) - 4925 Utica Ridge Rd - Outdoor Area - License Type: C Liquor

Duck Creek Golf Course (City of Davenport) - 3000 E Locust St - Outdoor Area - License Type: C Liquor

Lindsay Park Yacht Club (Lindsay Park Yacht Club, Inc) - 2101 E River Dr - Outdoor Area - License Type: A Liquor

Rave Davenport 53 & IMAX (Cinemark USA, Inc) - 3601 E 53rd St - License Type: Beer/Wine

Walgreens #06186 (Walgreen Co) - 4011 E 53rd St - License Type: E Liquor

Ward 7

Kwik Star #294 (Kwik Trip, Inc) - 1650 W Kimberly Rd - License Type: C Beer

Los Portales Mexican Restaurant 2, Inc (Los Portales Mexican Restaurant 2, Inc) - 1012 E Kimberly Rd - License Type: C Liquor

Walgreens #04041 (Walgreen Co) - 1525 E Kimberly Rd - License Type: E Liquor

Ward 8

Exotic Thai Restaurant (Exotic Thai Restaurant, Inc) - 2303 E 53rd St - Outdoor Area - License Type: C Liquor

Iowa Machine Shed (Machine Shed, LLC) - 7250 Northwest Blvd) - License Type: C Liquor

Red Hawk Golf Course (City of Davenport) - 6364 Northwest Blvd) - Outdoor Area - License Type: B Beer

Recommendation:
Pass the Motion.

Background:

The following applications have been reviewed by the Police, Fire, and Zoning Departments.

REVIEWERS:

Department	Reviewer	Action	Date
Finance	Folland, Linda	Approved	5/28/2020 - 2:58 PM
Finance Committee	Folland, Linda	Approved	5/28/2020 - 2:58 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 5:18 PM

City of Davenport

Agenda Group:
Department: Public Works - Admin
Contact Info: Nicole Gleason 563-327-5150
Wards:

Action / Date
6/10/2020

Subject:
Motion approving the contract for the Pine St Sidewalk Project to Hawkeye Paving Corporation of Bettendorf, IA in the amount of \$67,770, CIP #28021. [Ward 2]

Recommendation:
Pass the Motion.

Background:
An Invitation to Bid was issued on April 23, 2020 and sent to contractors. On May 14, 2020, the Purchasing Division opened and read five (5) bids. See Bid Tab Attached.

Hawkeye Paving Corporation submitted the lowest responsive and responsible bid. This project is for the sidewalk installation from 6240 N Pine St to 63rd St, where currently there is no sidewalk.

Hawkeye Paving Corporation has successfully performed work for the City in the past.

Funding for this project is from CIP #28021 Creating Connections. These funds are from the sale of General Obligation Bonds.

ATTACHMENTS:

Type	Description
▢ Cover Memo	Bid Tab for Greensheet

REVIEWERS:

Department	Reviewer	Action	Date
Public Works - Admin	Lechvar, Gina	Approved	5/28/2020 - 1:59 PM
Public Works Committee	Lechvar, Gina	Approved	5/28/2020 - 1:59 PM
City Clerk	Admin, Default	Approved	5/28/2020 - 2:29 PM

CITY OF DAVENPORT, IOWA
BID TABULATION

DESCRIPTION: PINE STREET SIDEWALK

BID NUMBER: #20-133

OPENING DATE: MAY 14, 2020

GL ACCOUNT NUMBER: CIP 28021

RECOMMENDATION: AWARD THE CONTRACT TO HAWKEYE PAVING CORP
OF BETTENDORF IA

<u>VENDOR NAME</u>	<u>BID AMOUNT</u>
Hawkeye Paving Corporation of Bettendorf IA	\$67,770.00
Emery Construction Group Inc. of Moline IL	\$78,672.75
Collins Concrete LTD of Buffalo IA	\$76,117.50
McCarthy Improvement Company of Davenport IA	\$80,890.00
Centennial Contractors of the Quad Cities of Moline IL	\$95,413.75

Approved By *Kurt Keller* *5-27-2020*
Purchasing Date

Approved By *Nicole Gleason* *5/19/2020*
Dept. Director Date

Approved By *Brant Cox* *5-20-2020*
Budget/CIP Date

Approved By *Linda Stolland* *5-20-2020*
Interim Finance Director Date

City of Davenport

Agenda Group:

Department: City Clerk

Contact Info: Mallory Merritt 563-326-7792

Wards:

Action / Date

6/10/2020

Subject:

To evaluate the performance of individuals in closed session as requested by those individuals pursuant to Iowa Code Section 21.5(1)(I).

REVIEWERS:

Department	Reviewer	Action	Date
City Clerk	Admin, Default	Approved	6/3/2020 - 9:20 AM