MINUTES

PLAN AND ZONING COMMISSION MEETING

CITY OF DAVENPORT, IOWA

TUESDAY, APRIL 4, 2023; 5:00 PM

CITY HALL| 226 WEST 4TH STREET | COUNCIL CHAMBERS

REGULAR MEETING AGENDA

I. Roll Call

Present: Schneider, Inghram, Hepner, Reinartz, Eikleberry, Johnson, Tallman
Excused: Brandsgard, Maness, Garrington, Stelk
Staff: Koops, Werderitch

II. Report of the City Council Activity

Staff provided an update of the City Council activity.

III. Secretary's Report

A. Consideration of the March 14, 2023 meeting minutes.

Motion by Hepner, second by Tallman, to approve the March 14, 2023 meeting minutes. Motion to approve was unanimous by voice vote (6-0).

IV. Report of the Comprehensive Plan Committee

V. Zoning Activity

A. Old Business

B. New Business

VI. Subdivision Activity

A. Old Business

B. New Business

i. Case F23-04: Request of Linda R. Duffy Revocable Trust for a Final Plat of Duffy Acres. The 2-lot subdivision is located at 7400 Jersey Ridge Road on 14.1 acres. [Ward 8]

Werderitch presented the purpose of the final plat, which is to create a second developable residential lot. The existing 14.1-acre parcel contains a single-family home and row crops. Lot 2 will be established at the northeast corner of the site and utilize the existing driveway onto Jersey Ridge Road via an access easement.

The property owner as well as a representative of Axiom Consultants was in attendance to answer questions.

Staff recommended the Plan and Zoning Commission accept the listed findings and forward Case F23-04 to the City Council with a recommendation for approval subject to the listed conditions:

Findings:

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

Conditions:

1. That the surveyor signs the plat.
2. That the utility providers sign the plat when their easement needs have been met.
3. Add a note stating "Stormwater detention and water quality treatment will not be required for this subdivision, but will be require upon further development of the property."

Motion by Tallman, second by Hepner, to approve staff recommendation and conditions. Motion was approved by a roll call vote (6-0).

VII. Future Business

VIII. Communications

IX. Other Business

X. Adjourn

Motion by Tallman, second by Hepner, to adjourn the meeting. Motion to adjourn was unanimous by voice vote (6-0).

The meeting adjourned at 5:05 pm.