

City of Davenport, Iowa
City Council Meeting Minutes
Wednesday, July 23, 2025

The City Council of Davenport, Iowa met in regular session on Wednesday, July 23, 2025, at 5:30 p.m. in the Council Chambers at Davenport City Hall, 226 West 4th Street, Davenport, Iowa with Mayor Matson presiding and all Aldermen present except Reinartz and Lynch (R. Dunn, Kelly, Gripp, Meginnis, Newton, T. Dunn, Jobgen, and Burkholder).

I. Moment of Silence

II. Pledge of Allegiance | Led by Mayor Matson

III. Roll Call

IV. Meeting Protocol and Decorum

V. Approval of Minutes

APPROVED

Approval of the City Council meeting minutes for July 9, 2025.

VI. City Administrator Update

VII. Report on Committee of the Whole

APPROVED

Approval of the Report on Committee of the Whole for July 16, 2025.

CITY HALL, 226 WEST 4TH STREET, COUNCIL CHAMBERS, Davenport, Iowa, Wednesday, July 16, 2025
-- The Davenport City Council met in Committee of the Whole at 5:30 p.m. with Mayor Matson presiding. The Council observed a moment of silence. Pledge of Allegiance led by Alderwoman Meginnis. Upon the roll being called, all Aldermen were present (R. Dunn, Kelly, Meginnis, Reinartz, Gripp, Newton, Lynch, T. Dunn, Jobgen, and Burkholder).

The following Public Hearings were held: **Public Works:** 1. on the plans, specifications, form of contract, and estimate of cost for the Fairmount Library Roofing project, CIP #23093.

Action Items for Discussion: (The votes on all motions were by voice vote. All votes were unanimous unless specifically noted.) **Community Development:** Alderman Gripp reviewed all items listed. On motion by Alderman Reinartz, second by Alderman R. Dunn item #3, Resolution approving Case F25-07 being the request of AW Holdings LLC for a final plat of Wittenmyer Subdivision, a 5-lot subdivision on 31.9 acres located at 2800 Eastern Avenue, moved to the Discuss Agenda and all other items moved to the Consent Agenda. **Public Safety:** Alderman Jobgen reviewed all items listed. On motion by Alderman T. Dunn, second by Alderwoman Burkholder the noise variance request for Hawkeye Sports Bar under item #4 and item #7, Motion approving a special occurrence permit for Daniel Fuentes to allow a mobile food unit to operate on public property located in front of 1407 West 4th Street, moved to the Discussion Agenda and all other items moved to the Consent Agenda. **Public Works:** Alderman R. Dunn reviewed all items listed. On motion by Alderman Kelly, second by Alderman Gripp all items moved to the Consent Agenda. **Finance:** Alderwoman Newton reviewed all items listed. A motion was moved by Alderwoman Burkholder to delete the original version of the Resolution for item #5, Resolution affirming the legal independence of the Davenport Civil Rights Commission and directing the City Administrator to support the implementation of Commission decisions in accordance with applicable City ordinances and state and federal law, which was postponed for one cycle at the July 9 City Council Meeting and replace it with the version that was attached when the current agenda was published. The motion was seconded by Alderman Jobgen, and upon the roll being called, all Aldermen present voted aye. A motion was moved by Alderwoman Meginnis to amend resolving clause #3 from "...and ensure that staff under *his* supervision..." to "...and ensure that staff under *the Administrator's* supervision...". The motion was seconded by Alderwoman Lynch, and upon the roll being called, all Aldermen present voted aye. On motion by Alderwoman Lynch, second by Alderman R.

Dunn item #2, Resolution approving a lease agreement for the former chapel (theatre) building and related parking on the Annie Wittenmyer campus, moved to the Discussion Agenda and all other items moved to the Consent Agenda.

Other Ordinances, Resolutions and Motions: A motion for suspension of the rules to vote on the listed item was moved by Alderwoman Newton and seconded by Alderwoman Meginnis. Upon the roll being called, all Aldermen present voted aye and the rules were suspended.

On motion by Alderwoman Newton, second by Alderman Gripp and all Aldermen present voting aye, the following Motion passed.

1. Motion approving a beer and liquor license application.

PASSED 2025-316

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

Ward 6

Rudy's Tacos (Prime Partners, LLC) – 3944 Elmore Avenue – New License/Owners with Outdoor Area – License Type: Class C Liquor (On-Premises)

On motion by Alderman R. Dunn, second by Alderwoman Meginnis and all Aldermen present voting aye, Council recessed to Executive Session at **7:47 p.m.** to discuss strategy with counsel in matters involving litigation pursuant to Iowa Code Section 21.5(1)(c). Council reconvened in Executive Session at **7:58 p.m.** with Mayor Matson and all Aldermen present (Burkholder, R. Dunn, T. Dunn, Gripp, Jobgen, Kelly, Lynch, Meginnis, Newton, and Reinartz). Others present included Corporation Counsel Sam Huff, City Administrator Doug Maxeiner, and Deputy City Clerk Brian Krup. On motion by Alderwoman Meginnis, second by Alderman Reinartz Council went back into open session at **8:38 p.m.** On motion by Alderman Reinartz, second by Alderwoman Meginnis Council adjourned at **8:38 p.m.**

VIII. Appointments, Proclamations, Etc.

A. Appointments

APPROVED 2025-317

1. Housing Commission

-Yolanda Roberts (re-appointment)
-Matt Wissing (re-appointment)
-Tory Stahler (re-appointment)

2. Zoning Board of Adjustment

-Michael Galliart (re-appointment)

IX. Presentations

HELD

1. Metro Arts Youth Apprenticeship Program Recognition

X. Petitions and Communications from Council Members and the Mayor

XI. Individual Approval of Items on the Discussion Agenda

1. *On motion by Alderman Gripp, second by Alderwoman Meginnis and all Aldermen present voting aye, the following Resolution was adopted.*

Resolution approving Case F25-07 being the request of AW Holdings LLC for a final plat of Wittenmyer Subdivision, a 5-lot subdivision on 31.9 acres located at 2800 Eastern Avenue. [Ward 5]

ADOPTED 2025-318

2. *The below Resolution was moved by Alderman Gripp and seconded by Alderwoman Meginnis. A motion to postpone for once cycle was moved by Alderwoman Meginnis and seconded by Alderman Jobgen. Upon the roll being called, all Aldermen present voted aye, and the following Resolution was*

postponed for one cycle and will appear on the August 6, 2025, Committee of the Whole meeting agenda.

Resolution approving a lease agreement for the former chapel (theatre) building and related parking on the Annie Wittenmyer campus. [Ward 5] **POSTPONED FOR ONE CYCLE**

3. A motion to amend the end time for all events from 11:30 p.m. to 11:00 p.m. for the below Motion was moved by Alderman T. Dunn and seconded by Alderwoman Meginnis. Upon the roll being called, all Aldermen present voted aye, and the amendment was approved.

On motion by Alderman Jobgen, second by Alderwoman Meginnis and all Aldermen present voting aye, the following Motion was approved as amended.

Motion approving noise variance requests on the listed dates and times for outdoor events.

PASSED 2025-319

Hawkeye Sports Bar; Outdoor Bands; 4646 Cheyenne Avenue; 7:30 p.m. - 11:00 p.m. Saturday, July 26, 2025; Friday, August 1, 2025; Friday, August 15, 2025; and Saturday, August 23, 2025; Outdoor music/band, over 50 dBA. [Ward 2]

4. The below Motion was moved by Alderwoman Meginnis and seconded by Alderman Gripp. A motion to postpone until third consideration of an Ordinance to allow parking on the south side of 4th Street between Fillmore Street and Washington Street was moved by Alderman Gripp and seconded by Alderman Jobgen. Upon the roll being called, the following Motion was postponed until third consideration of an Ordinance to allow parking on the south side of 4th Street between Fillmore Street and Washington Street.

Motion approving a special occurrence permit for Daniel Fuentes to allow a mobile food unit to operate on public property located in front of 1407 West 4th Street. [Ward 3] **POSTPONED UNTIL**

THIRD READING OF AN ORDINANCE TO REMOVE PARKING RESTRICTIONS ON WEST 4TH STREET

XII. Approval of All Items on the Consent Agenda

On motion by Alderman Gripp, second by Alderwoman Meginnis and all Aldermen present voting aye, the Consent Agenda was approved as follows.

1. Third Consideration: Ordinance for Case REZ25-01 being the request of Woda Cooper Development, Inc to rezone approximately .39 acres of land located on Lot 21 of Sheffield Square 1st Addition from C-1 Neighborhood Commercial District to C-T Commercial Transitional District. [Ward 2]

ADOPTED 2025-320

ORDINANCE NO. **2025-320**

AN ORDINANCE FOR CASE REZ25-01 BEING THE REQUEST OF WODA COOPER DEVELOPMENT, INC TO REZONE APPROXIMATELY .39 ACRES OF LAND LOCATED ON LOT 21 OF SHEFFIELD SQUARE 1ST ADDITION FROM C-1 NEIGHBORHOOD COMMERCIAL DISTRICT TO C-T COMMERCIAL TRANSITIONAL DISTRICT.

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

Section 1. The following described unit of Scott County, Iowa real estate is hereby rezoned to "C-T Commercial Transitional District":

Lot 21 in Sheffield Square 1st Addition, an Addition to the City of Davenport, Iowa. Subject to easements and restrictions of record.

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

1. The zoning map amendment is consistent with the Davenport +2035 Land Use Plan, which identifies the property as Residential General.
2. The proposed zoning map amendment to C-T Commercial Transitional District is compatible with the zoning and uses of nearby property.
3. The zoning map amendment will enable the area to be developed in a manner consistent with the surrounding area.
4. The proposed zoning map amendment promotes the public health, safety, and welfare of the City.
5. The proposed amendment does not create nonconformities.

Section 3. At its January 21, 2025 meeting, the City Plan and Zoning Commission voted to forward Case REZ25-01 to the City Council with a recommendation for approval subject to the listed findings.

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.

Adopted 7/23/2025: Mike Matson, Mayor; Attest: Brian Krup, Deputy City Clerk

2. Third Consideration: Ordinance amending Chapter 9.40 entitled "Projectiles, Toy Pistols and Fireworks" of the Municipal Code of Davenport, Iowa to update the allowed dates and times that consumer fireworks can be used in accordance with Senate Bill 303. [All Wards]

ADOPTED 2025-321

ORDINANCE NO. **2025-321**

AN ORDINANCE AMENDING CHAPTER 9.40 ENTITLED "PROJECTILES, TOY PISTOLS AND FIREWORKS" OF THE MUNICIPAL CODE OF DAVENPORT, IOWA TO UPDATE THE ALLOWED DATES AND TIMES THAT CONSUMER FIREWORKS CAN BE USED IN ACCORDANCE WITH SENATE BILL 303.

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

Section 1. That Subsection 9.40.030(B) of the Municipal Code of Iowa be and the same is hereby amended to read as follows:

B. Consumer Fireworks may be used as follows:

1. July 3 from 9:00 a.m. until 10:00 p.m. (unless July 3 falls on a Saturday or Sunday immediately preceding July 4, in which case fireworks may be used until 11:00 p.m.)
2. July 4 from 9:00 a.m. until 11:00 p.m.; and
3. December 31 from 9:00 a.m. until January 1 12:30 a.m.

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.

Adopted 7/23/2025: Mike Matson, Mayor; Attest: Brian Krup, Deputy City Clerk

3. Third Consideration: Ordinance amending Schedule V Four-Way Stop Intersections of Chapter 10.96 entitled "Schedules" of the Municipal Code of Davenport, Iowa by adding Esplanade Avenue at Pleasant Street. [Ward 5]

ADOPTED 2025-322

ORDINANCE NO. **2025-322**

AN ORDINANCE AMENDING SCHEDULE V FOUR-WAY STOP INTERSECTIONS OF CHAPTER 10.96 ENTITLED "SCHEDULES" OF THE MUNICIPAL CODE OF DAVENPORT, IOWA BY ADDING ESPLANADE AVENUE AT PLEASANT STREET.

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

Section 1. That Schedule V Four-Way Stop Intersections of Chapter 10.96 entitled "Schedules" of the Municipal Code of Davenport, Iowa be and the same is hereby amended by adding the following.

Esplanade Avenue at Pleasant Street

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.

Adopted 7/23/2025: Mike Matson, Mayor; Attest: Brian Krup, Deputy City Clerk

4. First Consideration: Ordinance amending Schedule VII No Parking of Chapter 10.96 entitled "Schedules" of the Municipal Code of Davenport, Iowa by adding various streets in Prairie Heights Subdivision. [Ward 8] **MOVED TO SECOND CONSIDERATION**

5. Resolution setting a Public Hearing on the proposed conveyance of City-owned property located at 1309 West 6th Street (Parcel H0056-16) to Humility Homes and Services, Inc, Petitioner. [Ward 3]

ADOPTED 2025-323

6. Resolution approving street, lane, and public ground closure requests on the listed dates and times for outdoor events. **ADOPTED 2025-324**

Anissa Quinn; Block Party; 1800 block of Grand Avenue; 2:00 p.m. - 5:00 p.m. Saturday, July 26, 2025; **Closure:** Grand Avenue from Douglas Court to East Locust Street. [Ward 5]

Third Missionary Baptist Church; Gospel Explosion Hoop Festival; 222 West 14th Street; 8:00 a.m. - 5:00 p.m. Saturday, August 9, 2025; **Closure:** West 14th Street from Harrison Street to Main Street. [Wards 3 & 5]

Garner Farms HOA; Block Party; 1600 block of West 51st Street; 3:00 p.m. - 8:00 p.m. Saturday, August 16, 2025; **Closure:** West 51st Street from North Sturdevant Street to the cul-de-sac. [Ward 7]

Village of East Davenport Business Association; Farm Days in the Village; Village of East Davenport; 8:00 a.m. Saturday, August 23, 2025 - 6:00 p.m. Sunday, August 24, 2025; **Closures:** East 11th Street from Mound Street to Jersey Ridge Road; Christie Street from East 11th Street north to the alley. [Ward 5]

Ken Hopper; Quad City Air Show; Davenport Municipal Airport | 9230 North Harrison Street; 1:00 p.m. - 2:00 p.m. Thursday, August 21, 2025 (practice); 10:00 a.m. - 11:30 a.m. and 1:30 p.m. - 4:30 p.m. Friday, August 22, 2025 (practice); 11:30 a.m. - 4:30 p.m. Saturday, August 23, 2025 (Air Show Day One); and 11:30 a.m. - 4:30 p.m. Sunday, August 24, 2025 (Air Show Day Two); **Closures:** Slopertown Road from east of the Sterilite entrance to North Harrison Street; North Division Street north of the roundabout at Amazon to Slopertown Road. [Ward 8]

7. Resolution accepting the sanitary sewer, storm sewer, and pavement associated with the American Water Way roadway extension. [Ward 8] **ADOPTED 2025-325**

8. Resolution approving Change Order #2 in the amount of \$261,752 to Veenstra & Kimm, Inc of Rock Island, Illinois for the Water Pollution Control Plant and Compost Facility Flood Protection System Phase One project (EDA project #06-79-06258) CIP #39012. [Ward 1] **ADOPTED 2025-326**

9. Resolution awarding a contract for the Freight House Window and Door Replacement project to Bi-State Masonry, Inc of Rock Island, Illinois in the amount of \$748,862, CIP #23091 & #23097. [Ward 3] **ADOPTED 2025-327**

10. Resolution awarding a contract for the 2025 Residential Alley Program to Langman Construction, Inc of Rock Island, Illinois in the amount of \$599,189.58, CIP #35038. [Ward 5] **ADOPTED 2025-328**

11. Resolution approving the plans, specifications, form of contract, and estimate of cost for the Fairmount Library Roof Replacement project, CIP #23093. [Ward 1] **ADOPTED 2025-329**

12. Resolution authorizing submission of a grant application to the Iowa State Recreational Trails Program (SRT) for financial assistance to re-route the Duck Creek Recreational Trail under Division Street. [Wards 2 & 7] **ADOPTED 2025-330**

13. Resolution granting a public utility easement on City-owned property located at 2424 South Concord Street (Parcel R0903-02A). [Ward 1] **ADOPTED 2025-331**

14. Resolution approving a 20-year lease agreement and updated management agreement with Lindsay Park Yacht Club. [Ward 5] **ADOPTED 2025-332**

15. Resolution approving the qualified financial institutions in which to do investment business and establishing the maximum deposit amount for each in accordance with the City of Davenport Investment Policy. [All Wards] **ADOPTED 2025-333**

16. Resolution approving the purchase of replacement laptops for the Fire Department from MacQueen of Baxter, Iowa in the amount of \$115,349.06 using NASPO ValuePoint Master Agreement #29720. [All Wards] **ADOPTED 2025-334**

17. Resolution affirming the legal independence of the Davenport Civil Rights Commission and directing the City Administrator to support the implementation of Commission decisions in accordance with applicable City ordinances and state and federal law. [All Wards] **ADOPTED 2025-335**

18. Motion approving noise variance requests on the listed dates and times for outdoor events. **PASSED 2025-336**

Anissa Quinn; Block Party; 1800 block of Grand Avenue; 2:00 p.m. - 5:00 p.m. Saturday, July 26, 2025; Outdoor music, over 50 dBA. [Ward 5]

Third Missionary Baptist Church; Gospel Explosion Hoop Festival; 222 West 14th Street; 6:00 p.m. - 9:00 p.m. Friday, August 8, 2025, and 9:00 a.m. - 5:00 p.m. Saturday, August 9, 2025; Outdoor music, over 50 dBA. [Wards 3 & 5]

The Pour House; 30th Anniversary; 1502 West Locust Street; 12:00 p.m. - 10:00 p.m. Saturday, August 23, 2025; Outdoor music/band, over 50 dBA. [Ward 4]

Angels with Wings of Iowa; Carnival for Individuals with Special Needs and Their Caregivers and Families; LeClaire Park | 400 Beiderbecke Drive; 11:00 a.m. - 6:00 p.m. Saturday, August 30, 2025; Outdoor music/band, over 50 dBA. [Ward 3]

19. Motion approving beer and liquor license applications.

PASSED 2025-337

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

Ward 3

Collette's (Collette's, LLC) – 317 West 3rd Street – New License – License Type: Class C Liquor (On-Premises)

Cedar Ridge Distillery (Cedar Ridge Vineyard, LLC) - 131 West 2nd Street – Temporary Event August 14-19 - License Type: Class C Liquor (On-Premises)

River Center/Adler Theatre (VenuWorks of Davenport, LLC) – 136 East 3rd Street – Temporary Outdoor Area July 24-26 – License Type: Class C Liquor (On-Premises)

Ward 4

Washington Street Mini Mart (Yuvi Global Supply, LLC) – 1601 Washington Street – New License/Owners – License Type: Class E Liquor (Carry-Out)

Ward 8

Quad City Air Show (Aerial Promotions) - 9010 Harrison Street – Temporary Outdoor Event - License Type: Class C Liquor (On-Premises)

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

Ward 5

D'Ville (Aba East Village, LLC) - 2228 East 11th Street - Outdoor Area - License Type: Class C Liquor (On-Premises)

Ward 7

Chipotle Mexican Grill (Chipotle Mexican Grill of Colorado, LLC) - 1020 West Kimberly Road - Outdoor Area - License Type: Special Class C Beer/Wine (On-Premises)

Hooters Of Davenport (Hoa Restaurant Holder, LLC) - 110 East Kimberly Road - Outdoor Area - License Type: Class C Liquor (On-Premises)

Ward 8

Double D Diner (The Shadowy Biscuit, LLC) - 2225 West 53rd Street #400 – License Type: Class C Liquor (On-Premises)

Girl + Food by Cafe Fresh (Girl + Food, LLC) - 5345 Belle Avenue - Outdoor Area - License Type: Class C Liquor (On-Premises)

20. Motion approving a payment of \$59,722 to the Bi-State State Regional Commission for FY 2026 membership dues. [All Wards]

PASSED 2025-338

XIII. Other Ordinances, Resolutions and Motions

XIV. Public with Business

XV. Reports of City Officials

The following is a summary of revenue received for the month of June 2025:

Property Taxes	\$2,986,438
Other City Taxes	\$1,987,380
Licenses & Permits	\$112,466
Intergovernmental	\$9,074,157
Charges for Services	\$5,224,857
Use of Monies & Property	\$143,402
Fines & Forfeits	\$288,612
Bonds/Loan Proceeds	\$31,238
Miscellaneous	\$1,103,185

XVI. Adjourn **6:19 p.m.**

Brian Krup
Deputy City Clerk