

**PLANNING & DEVELOPMENT**

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Timothy Huey  
Director

**SCOTT COUNTY  
PLANNING AND ZONING COMMISSION  
MINUTES**

**Tuesday, April 21, 2020**

1<sup>st</sup> Floor Board Room Administrative Center

**5:00 P.M.**

Commissioners present: **Armstrong, Gibson, Lloyd, Maxwell, Piatak, Scheibe, Schneckloth**

Staff: **Huey, Beswick**

Applicant: Wade **Dumond**

Public: None

\*Meeting was conducted via teleconference, with some commissioners, staff, and the applicant present in the Boardroom.

**1. Call to Order**

**Chair Gibson** called the meeting to order at 5:00 P.M.

**2. Minutes:** *Approval of the February 18, 2020 meeting minutes.*

**Scheibe** motioned a vote to approve the minutes as presented. **Armstrong** seconded.

**Vote: All Ayes (7-0). Minutes approved.**

**3. Public Hearing – Text Amendment:** *Application from **Kwik Trip, Inc.**, represented by Wade DuMond, for an amendment to add text to Section 6.6(I) of the Zoning Ordinance addressing high rise signage.*

*The proposed language to be added to Section 6.6(I): “On Premise high rise signs, that exceed the maximum height and/or size limitations permitted in Section 6-28, shall be reviewed and approved in conjunction with the Special Use Permit established in Section 6-30 for any development in the C-1, C-2, I, and I-F zoning districts for Signs that exceed the maximum height or size permitted.”*

*The applicant is requesting the text amendment to allow exceptions to sign heights to be reviewed on the basis of the effect of the proposed exception upon the character of the*

*neighborhood, the adjoining property values, and other matters relating to the public safety, public health, and general welfare.*

**Chair Gibson** introduced the item and asked for the Staff's review.

**Huey** gave the context for the Text Amendment language to the Sign Regulations section of the Zoning Ordinance. He further explained the scope of the proposed additions.

**Wade Dumond** representing KwikTrip, Inc., did not have any comments to add.

No members of the public were present at the Public Hearing.

**Chair Gibson** asked for the staff's recommendation.

**Huey** recommended approval of the Text Amendment as presented.

**Lloyd** asked if there would be no limit to direction for the Zoning Board of Adjustment when reviewing Special Use Permits for signs covered under the proposed Text Amendment additions. **Huey** responded said there would not, and he would give discretion to the Zoning Board of Adjustment, noting that the Special Use Permits would go through the same staff review process as other Special Use Permits. **Huey** also highlighted that this Amendment does not include changes to billboards or other off premise signs.

**Piatak** made a motion for approval of the Text Amendment to the Sign Regulations of the Zoning Ordinance as presented. **Schnekloth** seconded.

**Vote: All Ayes (7-0). Text Amendment recommended for approval to the Board of Supervisors.**

**4. Other business:**

**Lloyd** asked for a status update on the Subdivision Ordinance and other potential work session topics for future Planning & Zoning Commission Meetings. **Staff** responded these will be considered as meetings are scheduled in the future.

**Staff** notified the Commission that the May 5<sup>th</sup> meeting has been canceled due to lack of agenda items.

**5. Adjournment.** Meeting was adjourned with a motion and a second at 5:35 P.M.