

PLANNING & DEVELOPMENT

600 West Fourth Street
Davenport, Iowa 52801-1106
Email: planning@scottcountyiowa.com
Office: (563) 326-8643

Fax: (563) 326-8257



Timothy Huey
Director

**SCOTT COUNTY
PLANNING AND ZONING COMMISSION
AGENDA**

Tuesday, September 15, 2020
1st Floor Board Room Administrative Center
5:00 P.M.

PARTICIPATION OPTIONS:

Connect Via Phone:

1-408-418-9388 Meeting number: **146 690 1771** Password: **23456**

Connect via Computer, or Webex application:

Host: www.webex.com Meeting number: **146 690 1771** Password: **23456**

Link to meeting (click): [Scott County Planning & Zoning Commission Meeting 09-15-2020](#)

Full link (copy & paste):

<https://scottcountyiowa.webex.com/scottcountyiowa/j.php?MTID=m53a1486217b6a49acc7c6bff27d1dcfe>

PUBLIC NOTICE is hereby given that the Scott County Planning & Zoning Commission meeting will be held by electronic telephone conference with the call originating from the Scott County Administrative Center with **MINIMAL** public access in an effort to mitigate the spread of **COVID-19**. The public will be allowed into the Scott County Administrative Center Board Room at 4:45P.M., however due to the Iowa Governor limiting gathering size limits to 16 persons, we recommend calling in. Please place your phone on **mute** until you are called upon from the Chair. The electronic meeting is allowed is allowed by Scott County Planning and Zoning Commission's Administrative Rules and by Iowa Code Section 21.8(1)(b) as it is necessary to provide direction from the Commission for several time-sensitive issues listed on the agenda.

1. Call to Order

2. Minutes: Approval of the September 1, 2020 meeting minutes.

3. Public Hearing: Rezoning – Agricultural-Preservation District (A-P) to Industrial District (I): Application from owner **Brian Dockery DBA RiverStone Group, Incorporated** to rezone 58.5 acres from A-P to I. The location of the parcel requested to be rezoned is bounded by on the west side by the Curtis Matthew Van Den Burghe property (2240 New Liberty Road), to the north by Van Den Berghe Survivors Trust/Beverly Meyer, to the south by New Liberty Road (Highway 130), and to the east by the applicant. The parcels requested to be rezoned are legally described as part of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ and the west

half of the NW¹/₄NE¹/₄ of Section 33 in New Liberty Township ([Parcel# 013305003](#) ; [Parcel# 013303002](#)). RiverStone Group currently operates a mining operation on 53.8 acres Industrial (I) zoned land to the east of the property requested to be rezoned.

The applicant states the rezoning will allow RiverStone Group's proposed New Liberty Project to proceed which would allow secondary processing on the subject property. Currently, the subject property allows limestone extraction and primary processing. The quarry will provide the Scott County Region with an essential natural resource – crushed stone. Stone from the proposed project site will be used to build, maintain, and replace interstate highways, primary and secondary roads, homes, churches, hospitals, parks, schools, police and fire stations, and other public and private facilities.

4. **Other business:** Additional comments or issues to discuss (Commission members) / Opportunity for public comments

5. **Adjournment.**

Public Hearing/Meeting Procedure

- a. Chairman reads public notice of hearing.
- b. Director reviews background of request.
- c. Applicant /Representative provide any additional comments on request.
- d. Public may make comments or ask questions.
- e. Director makes staff recommendation.
- f. Applicant may respond or comment.
- g. Commission members may ask questions.
- h. Chairman closes the public portion of the hearing (No more public comments).
- i. Discussion period for the Commission members.
- j. Commission members make motion to approval, deny, or modify request.
- k. Final vote. Recommendation goes to Board of Supervisors.