



**SCOTT COUNTY  
PLANNING AND ZONING COMMISSION  
Tuesday, January 17, 2023  
5:30 P.M.**

**MEETING MINUTES**

1<sup>st</sup> Floor Board Room  
600 West 4<sup>th</sup> Street  
Davenport, IA 52801

**MEMBERS PRESENT:** Joan Maxwell, Steve Piatak, Carolyn Scheibe, Hans Schnekloth

**MEMBERS ABSENT:** Easton Armstrong, Lori Rochau, Kurt Steward

*Zoning Board of Adjustment*

**MEMBERS PRESENT:** Carrie Keppy, Mary Beth Madden, Greg Schaapveld, Myron Scheibe

**MEMBERS ABSENT:** Tom Dittmer

*Board of Supervisors*

**MEMBERS PRESENT:** Ken Beck, Jean Dickson, John Maxwell, Ross Paustian

**STAFF PRESENT:** Chris Mathias, Planning & Development Director  
Alan Silas, Planning & Development Specialist  
Mahesh Sharma, County Administrator  
David Farmer, Budget Director  
Vanessa Wierman, Human Resources Director

**OTHERS PRESENT:** Two (2) members of the press

1. **Call to Order:** Chair Scheibe called the meeting to order at 5:30 P.M.
2. **Joint Meeting:** Mathias presented the concept of Accessory Dwelling Units (ADUs) and a framework for how the County could address them in the Zoning Ordinance since they are currently not regulated consistently. Mathias said staff viewed them as being compatible with the Comprehensive Plan, and the County's ultimate land use goal of preserving prime agricultural land. A number of officials expressed some skepticism about whether *all* residential lots should have a right to an ADU, as proposed by staff, and thought maybe they should only be permitted on lots of a certain size or that limitations on non-family occupants should be imposed.

**Mathias** also presented issues, facts, and studies on carbon capture pipelines, as well as the progress other Iowa counties have made in regulating them. An extensive discussion took place regarding the permitting and noticing requirements, eminent domain, safety issues, lack of transparency and information, and the role zoning can play in directing their installation elsewhere. **Mathias** said staff would present draft ordinance text to the Planning and Zoning Commission for its recommendation on adoption in early 2023.

3. **Adjournment:** With no further business to discuss, **Chair Scheibe** adjourned the meeting at 6:37 P.M.