

## Planning & Development Scott County, Iowa

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**Timothy Huey, Director** 

Administrative Center 600 West Fourth Street Davenport, Iowa 52801-1106

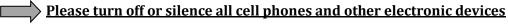
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## SCOTT COUNTY ZONING BOARD OF ADJUSTMENT JUNE 27, 2018 4:00 P.M.

First Floor Board Room Scott County Administrative Center 600 West Fourth Street Davenport, IA 52801

## **AGENDA**

- 1. Call to order.
- 2. **Approval of Minutes:** April 25, 2018 meeting minutes
- 3. **Public Hearing Variance:** Request from **Sean Terrell** to create a lot through a minor subdivision known as Terrell's First Addition that is less than the minimum lot area requirements for a lot zoned "Commercial-Light Industrial (C-2)" with no sewer and water service in Part of the NW ¼ of Section 18 in Pleasant Valley Township.
- 4. **Public Hearing Variance:** Request from **James Thiel** to build a detached garage thirty (30) feet from the roadway easement in lieu of the fifty (50) feet prescribed in the Zoning Ordinance at the property legally described as Lot 7 of Schutter Farm 1<sup>st</sup> Addition in Pleasant Valley Township.
- 5. **Other business:** Additional comments or issues to discuss (Board members) / Opportunity for public comments
- 6. Adjourn.



## Public Hearing Procedure:

- a. Chairman reads notice of public hearing.
- b. Director reviews case.
- c. Applicant/Representative speaks on behalf of request.
- d. Public may ask questions or make comments.
- e. Director makes staff recommendation.
- f. Applicant may respond to comments and/or recommendation.
- g. Board members may ask questions.
- h. Chairman closes the public portion of the hearing. (No more comments from public or applicant.)
- i. Discussion period to determine justification for decision.
- j. Board members move to accept, reject, or modify request.
- k. Final vote. Case closed. Three members of the Board constitute a quorum. The concurring vote of <a href="three-bases">three members of the Board shall be necessary to reverse any decision or determination of the zoning administrator or to decide in favor of an application for a variance or conditions for a special use permit. The Board of Adjustment is "quasi-judicial" and not a recommending body. Therefore, any appeals to their decisions should be filed with District Court within 30 days of the meeting.