

PLANNING & DEVELOPMENT

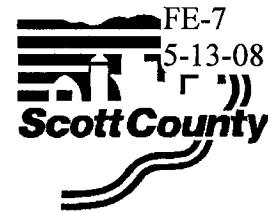
518 West Fourth Street

Davenport, Iowa 52801-1106

E-mail: planning@scottcountyiowa.com

Office: (563) 326-8643

Fax: (563) 328-3242



Timothy Huey
Director

To: Ray Wierson, County Administrator

From: Timothy Huey, Planning & Development Director

Date: May 7, 2008

Re: Request by the City of Long Grove for County approval of inclusion of unincorporated property within an Urban Renewal Area and a notice of an application voluntary annexation of 41.5 acres more or less by the City of Long Grove.

Attached is a copy of the resolution the City of Long Grove is requesting the Board of Supervisors approve to allow 41.5 acres that currently lie outside Long Grove city limits to be included in the City's proposed Urban Renewal Area. State Law allows property within two miles of corporate limits to be included in an Urban Renewal Area if the County in which the property is located consents. The property is in the process of being annexed by the City and the County's consent will only facilitate the City's creation of its Urban Renewal Area. This property will only generate tax increment income once the annexation is complete and it is developed under the City's jurisdiction. The property could not be developed under its current A-P zoning within the County's jurisdiction and therefore will only generate increment income if it is annexed.

Also attached are a copy of the "Application for Voluntary Annexation" with a map and the legal description of two parcels proposed to be annexed by the City of Long Grove. It is a voluntary annexation submitted by the property owners. The County is not required to take any action on this item.

The property is located on the south boundary of Long Grove and the west side of 162nd Avenue. It will be zoned Suburban Residential by the City following annexations. Scott County's adopted Land Use Policies state that new development should occur within cities.

The annexation application is presented for the Board's information; no action of the Board is required on the annexation only the City's requested approval of the property to be included in the Urban Renewal Area.

April 30, 2008

Scott County Board of Supervisors
c/o Tim Huey
600 W. Fourth St.
Davenport, IA 52801-1004

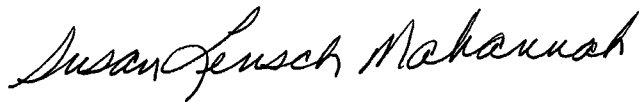
RE: Urban Renewal Area

Dear Tim:

Our bonding attorneys forwarded a Resolution that needs to be passed by the Scott County Board of Supervisors. The information is the same just a form change.

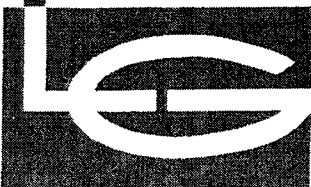
If you have any questions, please give me a call 285-4904

Sincerely,



Susan Lensch Mahannah
City Clerk
City of Long Grove

/slm
enc



the city of LONG GROVE

LONG GROVE, IOWA 52756

Phone: (563) 285-4904

Fax: (563) 285-4929

Please Return To:
DORSEY & WHITNEY
ATTORNEYS AT LAW
801 Grand, Suite 3900
Des Moines, Iowa 50309

RESOLUTION

WHEREAS, the City of Long Grove, Iowa (the "City") has begun the process of establishing the Long Grove Urban Renewal Area (the "Urban Renewal Area"), pursuant to Chapter 403 of the Code of Iowa; and

WHEREAS, it has been proposed that the Urban Renewal Area include certain property which is described on Exhibit A (the "Property"); and

WHEREAS, a portion of the Property is located outside the city limits; and

WHEREAS, in accordance with paragraph 4 of Section 403.17 of the Code of Iowa, a city may exercise urban renewal powers with respect to property which is located outside but within two miles of the boundary of that city only if the city obtains the consent of the county within which such property is located; and

WHEREAS, the City Council of the City has requested that the Board of Supervisors of Scott County adopt this resolution giving its consent that the City may exercise urban renewal powers with respect to the portions of the Property lying within two miles of the incorporated city limits;

NOW, THEREFORE, it is hereby resolved by the Board of Supervisors of Scott County, Iowa, as follows:

Section 1. The Scott County Board of Supervisors hereby gives its consent that the City of Long Grove may exercise urban renewal powers pursuant to Chapter 403 of the Code of Iowa with respect to the Property located outside of, but within two miles of, the City limits.

Section 2. This Resolution shall be deemed to meet the statutory requirements of paragraph 4 of Section 403.17 of the Code of Iowa and shall be effective immediately following its approval and execution.

Passed and approved this _____ day of _____, 2008.

Chairperson, Board of Supervisors

Attest:

County Auditor

February 18, 2008

VMCE No. 04351

LEGAL DESCRIPTION
JOHN & GRETCHEN LINDLE-ANNEXATION
LONG GROVE, IOWA

Part of the Southwest Quarter Section 35, and part of the Southeast Quarter of Section 34, Township 80 North, Range 3 East of the 5th Principal Meridian, Scott County, Iowa, more particularly described as follows:

Commencing at the Southeast corner of said Section 34, said point being the Point of Beginning of the following described tract of land:

thence West 673.00 feet along the South line of the Southeast Quarter of said Section 34;

thence North 990.00 feet;

thence East 1287 feet;

thence South 165.00 feet;

thence East 528 feet to a point on the West right-of-way line of Y-64;

thence South 00°-38' East for 825.00 feet to a point on the South line of the Southwest Quarter of said Section 35;

thence West 1142.00 feet along the South line of the Southwest Quarter of said Section 35 to the point of beginning.

February 18, 2008

VMCE No. 04351

LEGAL DESCRIPTION
QUAD CITY SALVAGE AUCTION, INC.-ANNEXATION
LONG GROVE, IOWA

Part of the Southwest Quarter of Section 35, Township 80 North, Range 3 East of the 5th Principal Meridian, Scott County, Iowa; more particularly described as follows:

Beginning at the Southwest corner of said Section 35; thence North 89°-46'-56" East along the southerly line of said Section 35 to the westerly right-of-way of "County Highway Y-64":

thence North 00°-38' West 825.00 feet along the westerly line of said county highway to the point of beginning;

thence South 89°-46'-56" West 528.00 feet;

thence North 00°-13'-04" West 185.00 feet;

thence North 89°-46'-56" East 526.65 feet to the westerly right-of-way line of Y-64;

thence South 00°-38' East 185.00 feet along said westerly right-of-way to the Point Of Beginning, said tract contains 2.24 acres.

April 28, 2008

Scott County Board of Supervisors
428 Western Avenue
Davenport, IA 52801

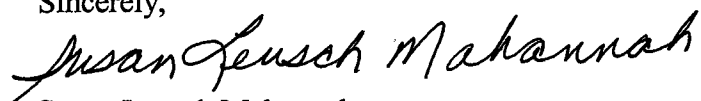
RE: Voluntary Annexation Application

Dear Board of Supervisors:

We have received application for voluntary annexation from the enclosed owners. According to the Code of Iowa we are required to notify you. You will find the information that is necessary for your review.

If you have any questions, please feel free to call 285-4904.

Sincerely,



Susan Lensch Mahannah
City Clerk

/slb
Enc



the city of LONG GROVE

LONG GROVE, IOWA 52756

Phone: (563) 285-4904

Fax: (563) 285-4929

**CITY OF LONG GROVE
PUBLIC HEARING NOTICE**

YOU ARE HEREBY NOTIFIED THAT at 7:00 p.m. on May 27, 2008 the Long Grove City Council will hold a public hearing with regard to a voluntary annexation application filed by Quad City Salvage Auction Inc., and John E. and Gretchen N. Lindle and consideration to annexing adjoining County Right-of-Way , at the Long Grove City Hall located at 104 S. First Street, Long Grove, Iowa. These applications for voluntary annexation concern property which contains the following legal descriptions:

LEGAL DESCRIPTION

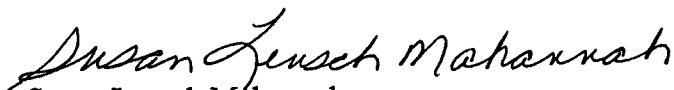
Part of the Southwest Quarter of Section 35, Township 80 North, Range 3 East of the 5th Principal Meridian, Scott County, Iowa; more particularly described as follows: Beginning at the Southwest corner of said Section 35; thence North 89°-46' - 56" East along the southerly line of said Section 35 to the westerly right-of-way of "County Highway Y-64;" thence North 00°-38' West 825.00 feet along the westerly line of said county highway to the point of beginning; thence South 89°-46' -56" West 528.00 feet; thence North 00°-13' -04" West 185.00 feet; thence North 89°-46' -56" East 526.65 feet to the westerly right-of-way line of Y-64; thence South 00°-38' East 185.00 feet along said westerly right-of-way to the Point of Beginning, said track contains 2.24 acres.

AND

Part of the Southwest Quarter Section 35, and part of the Southeast Quarter of Section 34, Township 80 North, Range 3 East of the 5th Principal Meridian, Scott County, Iowa, more particularly described as follows: Commencing at the Southeast corner of said Section 34, said point being the Point of Beginning of the following described tract of land: thence West 673.00 feet along the South line of the Southeast Quarter of said Section 34; thence North 990.00 feet; thence East 1287 feet; thence South 165.00 feet; thence East 528 feet to a point on the West right-of-way line of Y-64; thence South 00°-38' East for 825.00 feet to a point on the South line of the Southwest Quarter of said Section 35; thence West 1142.00 feet along the South line of the Southwest Quarter of said Section 35 to the point of beginning.

Any interested individuals are encouraged to participate in this meeting by either submitting written comments to the Long Grove City Clerk prior to the meeting, or by submitting oral or written comments at the time of the meeting. Thereafter, the City Council of Long Grove, Iowa may take such action as it deems appropriate.

This Notice is hereby given this 28th day of May 2008.


Susan Lensch Mahannah
City Clerk

**APPLICATION FOR VOLUNTARY ANNEXATION
PURSUANT TO IOWA CODE SECTION 368.7**

TO: The City Council of the City of Long Grove, Iowa

The undersigned, QUAD CITY SALVAGE AUCTION, INC.; JOHN E. LINDLE AND GRETCHEN N. LINDLE, HUSBAND AND WIFE, are the owner of all lands contained in the following described tract, to-wit:

PARCEL ONE

OWNER: Quad City Salvage Auction, Inc.

LEGAL DESCRIPTION OF PROPERTY: Part of the Southwest Quarter of Section 35, Township 80 North, Range 3 East of the 5th Principal Meridian, Scott County, Iowa; more particularly described as follows: Beginning at the Southwest corner of said Section 35; thence North 89°-46'-56" East along the southerly line of said Section 35 to the westerly right-of-way of "County Highway Y-64;" thence North 00°-38' West 825.00 feet along the westerly line of said county highway to the point of beginning; thence South 89°-46'-56" West 528.00 feet; thence North 00°-13'-04" West 185.00 feet; thence North 89°-46'-56" East 526.65 feet to the westerly right-of-way line of Y-64; thence South 00°-38' East 185.00 feet along said westerly right-of-way to the Point of Beginning, said tract contains 2.24 acres.

PLAT OF SURVEY AND MAP:

See Annexation Drawing prepared by Verbeke-Meyer, Consulting Engineers, P.C. dated February 18, 2008.

PARCEL TWO

OWNER: John E. Lindle and Gretchen M. Lindle, husband and wife

LEGAL DESCRIPTION OF PROPERTY: Part of the Southwest Quarter Section 35, and part of the Southeast Quarter of Section 34, Township 80 North, Range 3 East of the 5th Principal Meridian, Scott County, Iowa, more particularly described as follows: Commencing at the Southeast corner of said Section 34, said point being the Point of Beginning of the following described tract of land: thence West 673.00 feet along the South line of the Southeast Quarter of said Section 34; thence North 990.00 feet; thence East 1287 feet; thence South 165.00 feet; thence East 528 feet to a point on the West right-of-way line of Y-64; thence South 00°-38' East for 825.00 feet to a point on the South line of the Southwest Quarter of said Section 35; thence West 1142.00 feet along the South line of the Southwest Quarter of said Section 35 to the point of beginning.

PLAT OF SURVEY AND MAP:

See Annexation Drawing prepared by Verbeke-Meyer, Consulting Engineers, P.C. dated February 18, 2008.

All the above-described real estate is located in Scott County, Iowa. **QUAD CITY SALVAGE AUCTION, INC.; JOHN E. LINDLE AND GRETCHEN M. LINDLE** hereby apply in writing and requests the City of Long Grove annex said tract into the City of Long Grove, as allowed by law.

Upon annexation Applicants request this land be initially zoned as "S-A" Suburban Agricultural.

QUAD CITY SALVAGE AUCTION, INC.; JOHN E. LINDLE AND
GRETCHEN M. LINDLE are the only owners of the above-described lands, and it does
not contain any railroad right-of-way, nor does it contain any state owned road right-of-
way, but does contain county owned road right-of-way.

The above-described tract is within the urbanized area of the City of Eldridge,
Iowa.

Applicant requests the City Council approve this request and take all steps
necessary to complete this annexation.

DATED this 6 day of March, 2008.

QUAD CITY SALVAGE AUCTION, INC.

BY: _____

JOHN E. LINDLE

Gretchen M. Lindle
GRETCHEN M. LINDLE

ANNEXATION DRAWING FOR
JOHN AND GRETCHEN LINDLE
QUAD CITY SALVAGE AUCTION, INC.
 LONG GROVE, SCOTT COUNTY, IOWA

PREPARED BY
VERBEKE - MEYER
 CONSULTING ENGINEERS, P.C.
 DAYTON, IOWA
 VMCE 04351-1

