

PLANNING & DEVELOPMENT

500 West Fourth Street
Davenport, Iowa 52801-1106
E-mail: planning@scottcountyia.com
Office: (563) 326-8643 Fax: (563) 326-8257



Timothy Huey
Director

To: Mahesh Sharma, County Administrator

From: Timothy Huey, Planning Director

Date: November 8, 2016

Re: Approval of the first of two readings of an ordinance to rezone 350 acres, more or less, from Agricultural-Preservation (A-P) to Agricultural-General (A-G), described as Part of the NW¹/₄SW¹/₄ and SW¹/₄SW¹/₄ of Section 11 and SW¹/₄ of Section 10, and the SE¹/₄NE¹/₄ and SW¹/₄NE¹/₄ of Section 10 and part of NW¹/₄NE¹/₄ of Section 10 all in Princeton Township.

The Board of Supervisors held a public hearing on this rezoning on November 3rd. The Planning Commission had recommended approval of the rezoning in accordance with staff's recommendation based on their determination that the request met a preponderance of the criteria of the land use policies. The Planning Commission noted that this rezoning would not allow any non-agricultural development of this property and that it was an intermediate step to allow future consideration of a rezoning to allow such development.

The applicant, Marijo Anderson, was present at the Board's public hearing to answer any questions and to request approval from the Board of Supervisors. She said that they have no specific plans at this time for the development of this property but they want to be ready if an opportunity presents itself. She also said they would be willing to consider or request annexation into the City of Princeton if that was determined to be the best option for the future development of the property.

PLANNING COMMISSION RECOMMENDATION: The Planning Commission recommended approval of the request to rezone 350 acres (more or less) from Agricultural-Preservation (A-P) to Agricultural- General (A-G) based on its compliance with a preponderance of the criteria of the Revised Land-Use Policies as enumerated in the Planning Staff Report. Vote 5-1 (Schneklath dissenting)

Prepared by: Scott County Planning and Development, 500 West Fourth Street, Davenport Iowa

SCOTT COUNTY ORDINANCE NO. 16-_____

AN ORDINANCE TO AMEND THE ZONING MAP BY REZONING APPROXIMATELY 350 ACRES IN SECTION 10 & 11, PRINCETON TOWNSHIP FROM AGRICULTURAL-PRESERVATION TO AGRICULTURAL-GENERAL (A-G), ALL WITHIN UNINCORPORATED SCOTT COUNTY.

BE IT ENACTED BY THE BOARD OF SUPERVISORS OF SCOTT COUNTY IOWA:

Section 1. In accordance with Section 6-31 Scott County Code, the following described unit of real estate is hereby rezoned from Agricultural-Preservation (A-P) to Agricultural-General (A-G) to-wit:

Part of the West Half of Section 10 and the West Half of the Southwest Quarter of Section 11, Township 79 North, Range 5 East of the 5th Principal Meridian, more particularly described as follows:

The West Thirty Acres of the Northwest Quarter of the Northeast Quarter, the South Half of the Northeast Quarter, and the Southeast Quarter all in Section 10 and the West Half of the Southwest Quarter in Section 11, Township 79 North, Range 5 East of the 5th Principal Meridian. The above described Tract contains 350 acres, more or less.

Section 2. This ordinance changing the above described land to Agricultural-General (A-G) is approved as recommended by the Planning and Zoning Commission.

Section 3. The County Auditor is directed to record this ordinance in the County Recorder's Office.

Section 4. Severability Clause. If any of the provisions of this Ordinance are for any reason illegal or void, then the lawful provisions of the Ordinance, which are separate from said unlawful provisions shall be and remain in full force and effect, the same as if the Ordinance contained no illegal or void provisions.

Section 5. Repealer. All ordinances or part of ordinances in conflict with the provisions of the Ordinance are hereby repealed.

Section 6. Effective Date. This Ordinance shall be in full force and effect after its final passage and publication as by law provided.

Approved this ____ day of _____ 2016.

Jim Hancock, Chairman
Scott County Board of Supervisors

Roxanna Moritz, County Auditor