

TENTATIVE AGENDA
SCOTT COUNTY BOARD OF SUPERVISORS
October 26 - 30, 2020

Tuesday, October 27, 2020

Committee of the Whole - 8:00 am
WEBEX/ VIRTUAL ONLY

PUBLIC NOTICE is hereby given that the Tuesday Scott County Board of Supervisors Committee of the Whole meeting will be held virtually by Webex.
**The public may join this meeting by phone/computer/app by using the information below. Contact 563-326-8702 with any questions.

CALL IN INFORMATION 1-408-418-9388
ACCESS CODE: 146 833 9405 PASS CODE: 1234
or you may join via Webex go to www.webex.com and JOIN the meeting. ACCESS
CODE: 146 833 9405 PASS CODE: 1234
See Webex instructions in packet for a direct link to the meeting.

- ___ 1. Roll Call: Croken, Kinzer, Maxwell, Beck, Knobbe
- ___ 2. Public Comment

Facilities & Economic Development

- ___ 3. Weed Commissioner Annual Report. (Item 3)
- ___ 4. Public Hearing on application from Brian Dockery DBA Riverstone Group, Inc. to rezone 58.5 acres more or less from Agricultural Preservation (A-P) to Industrial (I) located north of New Liberty Road/Iowa Hwy 130, and approximately one mile west of 35th Ave and one-half mile east of 20th Avenue Liberty Township to be held Thursday, October 29th at 5:00 during the Board Meeting. (Item 4)
- ___ 5. Additional six month extension of the Planning and Zoning Commission recommendation for approval of the Final Plat of Brus Commercial Park 2nd Addition. (Item 5)
- ___ 6. Discussion of City of Davenport's proposed North Urban Renewal Plan amendment to approve an "internal TIF" to reimburse the City's General Fund for economic development staffing costs and other expenses. (Item 6)
- ___ 7. County Attorney Office Expansion Project. (Item 7)
- ___ 8. Drainage easement request - Eldridge Sheriff Patrol Headquarters. (Item 8)

Health & Community Services

- ___ 9. Tax suspension request. (Item 9)
- ___ 10. Hiring temporary contact tracers in the Health Department. (Item 10)

Finance & Intergovernmental

- ___ 11. ECM Software Maintenance and Support. (Item 11)
- ___ 12. Board Room Audio/Video (A/V) Project. (Item 12)

Other Items of Interest

- ___ 13. Recognizing Brent Herman's years of service on the Scott County Library Board. (Item 13)
- ___ 14. Recognizing October 25-31, 2020 as National Lead Poisoning Prevention Week. (Item 14)
- ___ 15. Adjourned.

Moved by _____ Seconded by _____
Ayes
Nays

Thursday, October 29, 2020

Regular Board Meeting - 5:00 pm
Board Room, 1st Floor, Administrative Center/ AND Webex

PUBLIC NOTICE is hereby given that the Thursday Scott County Board Meeting will be held in person AND virtually by Webex.

**To join by phone/computer/app use the information below.
Contact 563-326-8702 with any questions.

CALL IN INFORMATION 1-408-418-9388

ACCESS CODE: 146 258 9070 PASS CODE: 1234

or you may join via Webex go to www.webex.com and JOIN the meeting.

ACCESS CODE: 146 258 9070 PASS CODE: 1234

See Webex instructions in packet for a direct link to the meeting.

Public Hearing

- ___ Public Hearing relative to an application from Brian Dockery DBA Riverstone Group, Inc. to rezone 58.5 acres more or less from Agricultural Preservation (A-P) to Industrial (I) located north of New Liberty Road/Iowa Hwy 130, and approximately one mile west of 35th Ave and one-half mile east of 20th Avenue in Liberty Township.

Instructions for Unmuting Phone Line during Board Meeting teleconference

To gain the moderator's attention, **press *3 from your phone OR the raise hand** icon on computer or mobile device.

Telephones lines will be placed on mute during the meeting. Participants may unmute their line using the mute icon or *6 on their phone after being recognized by the Chair.

Connect via Computer or application:

Host: www.webex.com Meeting number: **146 833 9405** Password: **1234**

Link to meeting (click): [Scott County Board of Supervisor Meeting 10-27-20 8:00 AM](#)

Full Link:

<https://scottcountyiowa.webex.com/scottcountyiowa/onstage/g.php?MTID=e5ba33687d73db193b4dabb3fbaae0b1a>

Connect via telephone:

1-408-418-9388 Meeting number: **146 833 9405** Password: **1234**

Telephone / Cell Phones Connections:

Telephones lines will be placed on mute during the meeting. Participants may "raise their hand" by using *3 to gain attention of the host.

When called upon for comments by the Board,

1. The host will then unmute the participant's line at the appropriate time.
2. A user must have his or her own device unmuted.
3. The user may then unmute his or her conference line by keying * 6
4. After conversation, please lower your hand.

Computer / Application Connections:

If connected via web application or computer, the user should look for the






raise hand


symbol and click to appear raised so the host may acknowledge you.

1. The host will then unmute the participant's line at the appropriate time.
2. A user must have his or her own device unmuted.
3. The user may then unmute his or her conference line by clicking the microphone symbol.
4. After conversation, please lower your hand.

You can mute yourself so that everyone can concentrate on what's being discussed.

While you're on a call or in a meeting, select  at the bottom of the meeting window. You'll know it's working when the button turns red, .

If you want to unmute yourself, select . Others can hear you when the button turns gray.

When you're muted and move away from the call controls, the mute button moves to the center of your screen and fades in color  to indicate that you're still muted.

SCOTT COUNTY ENGINEER'S OFFICE

950 E. Blackhawk Trail
Eldridge, Iowa 52748

(563) 326-8640
FAX – (563) 328-4173
E-MAIL - engineer@scottcountyiowa.com
WEB SITE - www.scottcountyiowa.com



ANGELA KERSTEN, P.E.
County Engineer

ELLIOTT PENNOCK, E.I.T.
Assistant County Engineer

TARA YOUNGERS
Administrative Assistant

MEMO

TO: Mahesh Sharma
County Administrator

FROM: Angie Kersten, P.E.
County Engineer

SUBJ: Weed Commissioner Annual Report

DATE: October 20, 2020

Iowa Code Title VIII, Chapter 317, Section 317.7, requires each county weed commissioner to make a written report annually to their Board of Supervisors and forward a copy of the report to the State Secretary of Agriculture. The report lists the name and location of all primary noxious weeds located in Scott County and any new weed that appears to be a serious pest. The report includes a detailed statement of the treatments and costs associated with eradicating noxious weeds. The resolution requests the Board of Supervisors approval of the report. Attached to this memo is the completed report.



2020 WEED COMMISSIONER'S REPORT

For the County of: _____

Submit to County Board of Supervisors by: November 1, 2020
 Return copy to the IDALS office by: December 1, 2020

Weed Commissioner's Contact Information:

Name	Year Appointed
Address	Telephone
City, Zip Code	Alternate Telephone
Email Address	Pesticide Certificate #

Which of the noxious weeds have you found in your county?

- 1 - Found, a problem in my county
- 2 - Found, but not a problem

- 3 - Not known in my county
- ? - If you cannot identify this plant

<i>Primary Noxious Weeds</i>	<i>Answer</i>	<i>Secondary Noxious Weeds</i>	<i>Answer</i>
Buckthorn		Buckhorn Plantain	
Bull Thistle		Cocklebur	
Canada Thistle		Curly Dock (Sour Dock)	
Field Bindweed		Multiflora Rose	
Hoary Cress (Perennial Pepper-grass)		Poison Hemlock	
Horse Nettle		Puncturevine	
Leafy Spurge		Red Sorrel (Sheep sorrel)	
Musk Thistle		Shattercane	
Palmer Amaranth		Smooth Dock	
Perennial Sow Thistle		Teasel	
Quackgrass		Velvetleaf (Butterprint)	
Russian Knapweed		Wild Carrot	
		Wild Mustard	
		Wild Sunflower	

<i>Invasive Prohibited Plants</i>	Answer		
Garlic Mustard			
Japanese Hop			
Japanese Knotweed			
Oriental Bittersweet			
Purple Loosestrife			

Please list any other plants which are a problem or a concern in your county:

As County Weed Commissioner, do your duties include roadside spraying?

Yes _____ No _____

Did your county publish a Notice of Program for weed control pursuant to the provisions of Title VIII Chapter 317 Section 317.14?

Yes _____ No _____

Did your county employ contract spraying during 2020?

Yes _____ No _____

If yes, what percentage of your total spray program is contracted? _____%

If possible, please list the contract rates. \$/mile _____

Total contract cost \$ _____

In the past year how much did your county spend on purchasing herbicides?

\$ _____

How many times during 2020 was it necessary to serve a noxious weed notice?

Private (written) _____ Public (written) (DOT, DNR, CCB) _____

How many times did you contact individuals personally, rather than sending them a weed control notice?

Private (verbal) _____ Public (verbal) (DOT, DNR, CCB) _____

How many times did you actually enter private or public land, control weeds, and assess the cost to the owner?

How many months were you employed as weed commissioner in 2020?

_____ months

Are your duties as weed commissioner incorporated into another county job?

Yes _____ No _____ If Yes, what? _____

Weed Comm. Duties _____% IRVM Duties _____%

Other County Duties _____%

How does the overall county weed situation compare with last year?

Improved _____ Unchanged _____ Worse _____

Comments? _____

Is brush control included in your weed commissioner duties?

Yes _____ No _____

If yes, what method(s) do you use? *(Circle all that apply):*

Spraying Cutting Stump treatment Basal bark

Other, explain _____

What are your suggestions and/or recommendations which may improve your county weed and brush infestations?

What herbicides did your county use in your weed control program? Be specific, please list brand name and quantity of each. Please do not list surfactants or adjuvants. If the spray program is contracted in your county, ask your contractor for this information. Add another page if necessary.

Herbicide usage table:

CHEMICAL/BRAND	RATE USED	QUANTITY USED	TO CONTROL?
<i>(Example)</i> <i>Milestone</i>	<i>4 fluid ounces</i> <i>per acre</i>	<i>3.32 gallons</i>	<i>Thistle and teasel</i> <i>on roadside</i>

The above report is true to the best of my knowledge.

Signature _____
County Weed Commissioner

Date

Signature _____
Chairman, County Board of Supervisors

Date

Please return a copy to:

Iowa Department of Agriculture and Land Stewardship
Attn: State Weed Commissioner
2230 S Ankeny Blvd
Ankeny, IA 50023-9093

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES THAT
THIS RESOLUTION HAS BEEN FORMALLY APPROVED BY
THE BOARD OF SUPERVISORS ON _____
DATE

SCOTT COUNTY AUDITOR

R E S O L U T I O N

SCOTT COUNTY BOARD OF SUPERVISORS

October 29, 2020

APPROVAL OF THE 2020 WEED COMMISSIONER ANNUAL REPORT

BE IT RESOLVED by the Scott County Board of Supervisors as follows:

SECTION 1. In compliance with Chapter 317.7 of Iowa Code Title VIII, the Scott County Weed Commissioner has completed a written report regarding noxious weeds found in Scott County during the 2020 calendar year.

SECTION 2. That the report is approved and the Chairperson be authorized to sign the report on behalf of the Board.

SECTION 3. That this resolution shall take effect immediately.

PLANNING & DEVELOPMENT

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



Timothy Huey
Director

To: Mahesh Sharma, County Administrator
From: Timothy Huey, Planning Director
Date: October 20, 2020

Re: Public Hearing on an application from Brian Dockery DBA Riverstone Group, Inc. to rezone 58.5 acres more or less from Agricultural Preservation (A-P) to Industrial (I) located north of New Liberty Road/Iowa Hwy 130, and approximately one mile west of 35th Ave and one-half mile east of 20th Avenue and legally described as part of the NE¹/₄NW¹/₄ and the west half of the NW¹/₄NE¹/₄ of Section 33 in Liberty Township (Parcel# 013305003 Parcel# 013303002)

The Planning Commission unanimously recommended approval of this rezoning application based on its compliance with a preponderance of the Revised Land Use Polices of the Scott County Comprehensive Plan.

The Planning Commission noted that a previous rezoning application from A-P to A-G for the 180 acres east of the existing quarry site was approved in 2008 and a Special Use Permit to allow the primary extraction operation proposed on that 180 acres plus the 145 acres lying south of Hwy 130 that remained zoned A-P was also approved in 2008. The rezoning application also included a request to amend the Future Land Use Map to show 70 of the rezoned 180 acres as appropriate for industrial development, which was also approved. Then in 2018 when Riverstone acquired the adjacent 112 acres located to the west of the existing quarry site a Special Use Permit for primary extraction on that property was approved.

The applicant was present at the Commission meeting to present the request and answer questions. There were no others in attendance and staff had not received any calls with concerns or questions about this rezoning application.

This rezoning is to allow the secondary processing operation on the existing quarry site to be moved to this 58 acre area. The amendment to the Future Land Use Map approved in 2008 for the 70 acres east of the existing quarry will remain in place. The Future Land Use Map amendment did not rezone the property to Industrial in 2008 but was intended to indicate it is likely to be favorably considered when it is requested at some point in the future.

Staff did not recommend that the applicant go through the intermediate step on the current 58.5 acre tract to rezone it to A-G and amend the Future Land Use Map to show industrial on this property and the Planning Commission concurred with that determination. This was made on the basis that even though the 112 acres lying west of the existing quarry is zoned A-P, which includes this 58.5 acres, it is already approved for extraction and primary processing.

The applicant also noted there are a number of other State and Federal permits that they must comply with to continue their operation on all three quarries in Scott County.

PLANNING & DEVELOPMENT

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Timothy Huey
Director

PLANNING COMMISSION RECOMMENDATION: The Planning Commission recommends approval of the request to rezone this property from Agricultural-Preservation (A-P) to Industrial (I) based on its compliance with a preponderance of the criteria of the Revised Land-Use Policies and also the previous approvals of Special Use Permits to allow extraction and primary processing on the entire area owned by the applicant.

Vote: Unanimous (7-0)

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**NOTICE OF SCOTT COUNTY BOARD OF SUPERVIORS PUBLIC
HEARING FOR A REQUEST TO REZONE FROM “A-P” TO “I”**

Thursday, October 29, 2020

1st Floor Board Room Administrative Center

5:00 P.M.

**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 NE¹/₄NW¹/₄ 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.

On September 15, 2020 the Scott County Planning & Zoning Commission held a public hearing, took comments, and with a unanimous vote made a recommendation to approve the rezoning of this 58.5-acre tract, more or less, from “Agricultural-Preservation (A-P)” to “Industrial” (I)”.

If you have any questions or comments regarding this meeting or proposal, please call or write the Planning and Development Department, Scott County Administrative Center, 600 West Fourth Street, Davenport, Iowa 52801, (563) 326-8643, or attend the meeting. Call-in information will be available on the Board of Supervisor’s Meeting Agenda webpage one week prior to the meeting. It can be found here: <https://www.scottcountyiowa.gov/board/board-meetings>

PLANNING & DEVELOPMENT

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Davenport, Iowa 52801-1106

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Internet Site: <http://www.scottcountyiowa.com>



Timothy Huey
Director

To: Ray Wierson
From: Timothy Huey
Date: August 28, 2008
Re: Board of Adjustment action on August 27, 2008 agenda items.
Present- Hittle, Jenkins, Scheibe, Vollbeer
Absent- Dittmer

1. **A request by Riverstone/LeClaire Investments Inc. for a Special Use Permit to allow the extraction , primary material processing and removal of stone, gravel, sand, clay and topsoil from the property. The property is described as part of the SW ¼ of the SW ¼ of Section 27; the SE ¼ of the SE ¼ of Section 28 and the E ½ of E ½ of Section 33, excepting the south twenty one (21) acres of the West 1,188 feet of the North 4,487 feet of Section 34, excepting the SE four (4) acres, all in Liberty Township. The property is zoned Agricultural Preservation (A-P).**

The Board of Adjustment approved the Special Use Permit to allow the extraction, primary material processing and removal of stone, gravel, sand, clay and topsoil with the three conditions recommended by staff: 1). A landscaped berm be constructed in a buffer area shown on site plan to be approved by the Board of Adjustment prior to the initiation of extraction operations; 2). All applicable State and Federal regulations regarding air and water quality be continually met; and 3).Any significant changes to the conditions of this Special Use Permit require approval of the Scott County Board of Adjustment. Only the applicant's representatives and counsel were present to speak on behalf of this request.

Vote: 4-0 All Ayes

2. **A request by Chester Loose for a variance to allow a 32-foot x 36-foot garage to be constructed with a forty six (46) foot front yard setback in lieu of the fifty five (55) foot required. The property is described as the S ½ of Lot 14 and S ½ of Lot 15, Forest Manor, Section 4, Buffalo Township,13230 81st Ave, Blue Grass Iowa. The property is zoned Single Family Residential (R-1).**

The Board of Adjustment approved this request in accordance with staff's recommendation due to the hardship created by the topography of the property and the unique circumstances of the location of the adjacent roadway within the road easement. The applicant and two neighbors were present to speak regarding this request.

Vote: 4-0 All Ayes

3. **The request by Joshua Lawlor for a Special Use Permit to allow a chiropractic business to be conducted in an accessory building in lieu of the residence on property described as Lot 1, Fletcher's 1st Addition, Section 27, LeClaire Township was withdrawn at the applicant's request.**

Vote: 4-0 All Ayes to accept withdrawal



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

January 25, 2018

To: Mahesh Sharma, County Administrator
From: Alan Sabat, Planning and Development Specialist
Re: Planning and Zoning Commission action on January 24, 2018

Members Present: Dittmer, Guy, Madden, Winborn
Members Absent: Scheibe

1. Request of RiverStone Group, Inc. for a Special Use Permit to engage in extraction, primary material processing, and removal of stone, gravel, sand, clay, and topsoil on more than two (2) acres of land at the property legally described as Part of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ and Part of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 28 and Part of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ and Part of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 33 of Liberty Township.

The Board voted unanimously (4-0) to approve the request in accordance with staff's recommendation. A representative for the applicant, Brian Dockery, was present to describe RiverStone's history as well as a general synopsis of the private mining industry in the United States. Kerry Meyer (4685 270th Street), who lives near the existing quarry adjacent to the proposed extraction site, said he felt RiverStone was a friendly company and that he supported the proposed change in driveway location to improve traffic safety. Jim Deininger (1610 18th Street, Hazel Green, WI), who said he works with RiverStone, stated he's confident in how safe the "blasting" process has become over time and that RiverStone was a good neighbor.

The Board granted the Special Use Permit with the conditions recommended by staff: that copies of the approved stormwater management and erosion control plans be submitted prior to the initiation of extraction operations; all applicable State and Federal regulations regarding air and water quality be continually met; any significant changes to the conditions of the Special Use Permit require approval of the Scott County Board of Adjustment; and modified the recommendation that a landscaped berm be constructed in the buffer area shown on the site plan prior to the initiation of extraction operations to make the construction of the berm contingent upon consent of the neighboring property owner(s) affected. Mr. Dockery indicated that the property owners at the southwest corner of the property (deed holder Curtis Matthew Van Den Berghe) expressed that they did not want a landscape berm installed so as not to disrupt their view of the passing traffic. Huey said a letter to the Planning and Development Department from the property owner would be sufficient documentation of that preference.

Vote (approve Special Use Permit request): 4-0, All Ayes



PLANNING & ZONING COMMISSION
STAFF REPORT
September 15, 2020



- Applicant:** Brian Dockery DBA Riverstone Group, Inc
- Request:** Rezone 58.5 acres more or less from Agricultural Preservation (A-P) to Industrial (I).
- Legal Description:** Part of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ and the west half of the NW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 33 in Liberty Township (Parcel# 013305003 Parcel# 013303002).
- General Location:** North of New Liberty Road/Iowa Hwy 130, and approximately one mile west of 35th Ave and one-half mile east of 20th Avenue
- Zoning:** Agricultural Preservation (A-P)
- Surrounding Zoning:**
- North:** Agricultural Preservation (A-P)
 - South:** Agricultural Preservation (A-P)
 - East:** Agricultural Preservation (A-P)
 - West:** Heavy Manufacturing (M)

GENERAL COMMENTS: Riverstone Group currently operates three limestone quarries in Scott County. The existing New Liberty quarry is one of those three and is owned and operated by the Riverstone. This quarry has been operated by various owners for fifty or more years and Riverstone Group currently conducts both extraction and primary and secondary processing on the existing quarry property which is zoned Industrial. The existing quarry site and the proposed 58.5 acres to be rezoned both have direct access to Hwy 130/New Liberty Road, a paved State DOT maintained road designated as a truck route. A Special Use Permit for material extraction and primary processing was approved in 2018 for the entire 112 acres adjacent and west of the existing quarry site which includes the 58.5 acres to be rezoned.

In 2008, Riverstone group submitted a variety of requests for the 325 acres on the east side of the existing quarry site, with 145 acres lying south of Hwy 130/New Liberty Road and 180 acres lying north of the highway. A rezoning from A-P to A-G for the 180 acres lying north of the highway was approved at that time. Also, a Special Use Permit for material extraction and primary processing for the entire 325 acres, zoned A-G (north) and A-P (south) bisected by the highway, was approved August, 2008. The application also included a request to amend the Future Land Use Map to show an area appropriate for future industrial zoning, approximately 70 acres in size, which was approved for the portion of the Riverstone property on the north side of the highway and east of the existing quarry.



PLANNING & ZONING COMMISSION
STAFF REPORT
September 15, 2020



The current request is to rezone a 58.5 acre portion of the 112 acre parcel on the west side of the existing quarry from A-P to I to allow for the development of a secondary and tertiary material processing facility on this 58.5 acres.

STAFF REVIEW: The extraction and primary processing of sand, stone or gravel is a Special Use in both the A-P and A-G Zoning Districts. The applicant has obtained approval of Special Use Permits for such operations for their property on both sides of the existing quarry site. The existing quarry site is zoned Industrial and is where all the secondary and tertiary processing is currently conducted at this location. Approval of the current application will allow that processing to be upgraded on to the adjacent property with a new access onto the highway.

Staff has reviewed this request for its adherence to the Scott County Zoning Ordinance and to the Scott County Land Use Policies. Any proposed changes in zoning in the rural unincorporated area of the county should comply with a preponderance of the applicable Scott County Land Use Policies:

Is the development in compliance with the adopted Future Land Use Map?

The area to be rezoned is not shown on the Future Land Use Map for any land use changes. However, as stated above, in 2008 the Future Land Use Map was amended to show 70 acres of the applicant's land as an appropriate area for industrial development after that area was rezoned to A-G. In this case, due to the fact that this current property is directly adjacent to the existing area zoned Industrial and has been approved with a Special Use Permit for extraction and primary processing, staff did not see the need for the applicant to apply for the intermediate step of rezoning the property from A-P to A-G and also amending the Future Land Use Map but rather staff accepted this application to rezone the property directly from A-P to I. Therefore even though this application does not technically meet this criteria the applicant has clearly shown their intention to maintain and expand their quarry operation on the nearly 440 acres they own in this location.

Is the development on marginal or poor agricultural land?

The land use policies rate any soil with a Corn Suitability Rating (CSR) of 60 or greater as productive agricultural soil. Review of the Soil Survey of Scott County would indicate that this area of the Riverstone property has soils identified as Tama Silty Clay Loam with CSRs ranging between 78 and 95 and slopes ranging between 2% and 9%. As a result it would appear that this request would not meet this criterion.

Does the proposed development have access to adequately-constructed, paved roads?

The area to be rezoned has frontage along Iowa Highway 130/New Liberty Road, a paved two lane State Highway that is maintained by the Iowa DOT. The current quarry access driveway is located in a less than ideal location with limited sight distances. Approval of



PLANNING & ZONING COMMISSION
STAFF REPORT
September 15, 2020



this rezoning would allow moving the quarry access to a more suitable and safer location. It would appear that the application meets this criterion.

Does the proposed development have adequate provision for public or private sewer and water services?

The property is not currently served by either public sewer or water service, and therefore any development must comply, or continue to comply, with State and County health regulations for private wells and on-site wastewater treatment. The expanded quarry facilities would not require any sewer service other than a septic system for bathroom facilities included with any office or occupied building. It would appear that this application meets this criterion.

Is the area near existing employment centers, commercial areas and does not encourage urban sprawl?

The appropriate location for a quarry operation would be separated from urban areas and existing residential and commercial land uses. There are a few farmsteads in the vicinity of this property but no residential subdivisions. The City of New Liberty is located a mile and a half away. It would appear that this request meets this criterion for the proposed use as a quarry processing operation.

Is the proposed development located where it is least disruptive to existing agricultural activities?

The existing agricultural activities conducted on the farmland adjacent to this property should not be affected by this quarry operation. Therefore it would appear that this application meets this criterion.

Does the area have stable environmental resources?

The area to be rezoned is gently rolling to relatively flat. The future extraction and processing operations to be conducted on this property will be required to comply with the conditions of the Scott County Special Use Permit and Iowa DNR regulations.

Is the proposed development sufficiently buffered from other less intensive land uses?

The requirement for buffering was addressed as a condition of the approval of the Special Use Permit.

Is there a recognized need for such development?

The Scott County Comprehensive Plan states that an economic development objective of the plan is to promote a diverse regional economy. Approval of this rezoning would further that objective.

Staff has mailed notification of this application and public hearing to the adjacent property owners within five hundred feet (500') of this property. Notice was also published in the North Scott Press and a sign giving the time and date of the public



PLANNING & ZONING COMMISSION
STAFF REPORT
September 15, 2020



hearing has been posted on the property. Staff has not, as of yet, received any calls or comments from the public on this request. Bi-State Regional Planning Commission submitted and review of the rezoning, and determines the request is consistent with Scott County's Comprehensive Plan.

RECOMMENDATION: Staff recommends that the rezoning of this property from Agricultural-Preservation (A-P) to Industrial (I) be approved based on its compliance with a preponderance of the Revised Land Use Polices of the Scott County Comprehensive Plan.

Submitted by:
Timothy Huey, Director
September 11, 2020



Serving local governments in Muscatine and Scott Counties, Iowa;
Henry, Mercer, and Rock Island Counties, Illinois

OFFICERS:

- CHAIR
Ken "Moose" Maranda
- VICE-CHAIR
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MUNICIPAL REPRESENTATIVES:

- City of Davenport
Mike Matson, Mayor
- Rick Dunn**, Alderperson
- Pat Peacock**, Alderperson
- Randy Moore**, Citizen
- City of Rock Island
Mike Thoms, Mayor
- Dylan Parker**, Alderperson
- City of Moline
Stephanie Acri, Mayor
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Gary Moore, Mayor
- City of Silvis; Villages of
Andalusia, Carbon Cliff,
Coal Valley, Cordova, Hampton,
Hillsdale, Milan, Oak Grove,
Port Byron, and Rapids City
Duane Dawson, Mayor, Milan
- Cities of Aledo, Colona, Galva,
Geneseo; Villages of Alpha,
Andover, Annawan, Atkinson, Cambridge,
Keithsburg, New Boston, Orion,
Sherrard, Viola, Windsor, and Woodhull
Dave Holmes, Mayor, Woodhull
- Cities of Blue Grass, Buffalo,
Eldridge, Fruitland, LeClaire,
Long Grove, McCausland,
Nichols, Princeton, Riverdale,
Walcott, West Liberty, and Wilton
Marty O'Boyle, Mayor, Eldridge
- COUNTY REPRESENTATIVES:**
- Henry County
Marshall Jones, Chair
- Roger Gradert**, Member
- Rex Kiser**, Member
- Mercer County
Vacant
- Muscatine County
Jeff Sorensen, Chair
- Santos Saucedo**, Member
- Rock Island County
Richard "Quijas" Brunk, Chair
- Jeff Deppe**, Member
- Ken "Moose" Maranda**, Member
- Elizabeth Sherwin**, Citizen
- Scott County
Tony Knobbe, Chair
- Ken Beck**, Member
- Brinson Kinzer**, Member
- Jazmin Newton-Butt**, Citizen
- PROGRAM REPRESENTATIVES:**
- Ralph H. Heninger**
- Jerry Lack**
- Nathaniel Lawrence**
- Marcy Mendenhall**
- Rick Schloemer**
- Bill Stoermer**
- Jim Tank**
- Executive Director
Denise Bulat

MEMORANDUM

TO: Timothy Huey, Director, Scott County Planning & Development

FROM: Brandon Melton, Senior Planner

DATE: September 10, 2020

RE: Rezoning of 58.5 acres in New Liberty Township, Scott County, Iowa

This memorandum is being submitted in response to a rezoning review request from Scott County, Iowa. The hearing date is scheduled for Tuesday, September 15, 2020 at 5:00 p.m. The applicant, Brian Dockery, DBA RiverStone Group, is requesting a rezoning of 58.5 acres more or less from Agricultural-Preservation District (A-P) to Industrial District (I).

The property is a 58.5-acre tract, more or less, bounded 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 NE¹/₄NW¹/₄ and the west half of the NW¹/₄NE¹/₄ of Section 33 in New Liberty Township (Parcel# 013305003; Parcel# 013303002).

Having reviewed the information relevant to the proposed rezoning and map amendment, the following items were ascertained. The July 2018 Zoning and Land Use Map for Scott County, Iowa, shows the property has no Future Land Use designation; however, there is land on the eastern portion of RiverStone's existing operation that is designated Industrial. The map also shows current land use as agriculture. 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 property has access to New Liberty Road, a paved road. The property is within 1.5 miles of the New Liberty city limits. The 2008 *Scott County Comprehensive Plan* contains a listing of the county's goals, land use objectives and land use policies that are to be used as part of the land development review process. The request appears to be consistent with the plan.

The property is not located with the Quad Cities Metropolitan Planning Organization (MPO) Area. The boundary encompasses areas where urban development is expected to occur within a thirty-year horizon. There are no long



range transportation projects programmed/scheduled in the vicinity of the property. The proposed rezoning is not anticipated to significantly impact regional industrial development. The proposed rezoning is will not impact regional recreational facilities.

The property is not located in a flood hazard area, high earthquake incident area, or an airport restricted zone. The proposed rezoning is not expected to have an impact on historic or cultural features, wetlands, wildlife refuges, Indian mounds, or forest preserves. According to the 2018 *Scott County Hazard Mitigation Plan*, the property and vicinity have a high incidence of thunderstorms that contain frequent cloud to ground lightening, high winds, hail, tornados, and flash flooding.

Should you have any questions regarding this response, please contact me at (309) 793-6300 extension 1148.

PLANNING & DEVELOPMENT

600 West Fourth Street
Davenport, Iowa 52801-1106

Office: (563) 326-8643 Fax: (563) 326-8257

Email: planning@scottcountyiowa.com



Timothy Huey, Director

Rezoning Petition

Date August / 13 / 2020

Dear Scott County Planning and Zoning Commission Members:

RiverStone Group, Inc., owners / purchasers / developers of the below described real estate, petition the Planning and Zoning Commission to consider re-zoning this property from AP with Special Use to I. For the request to the Commission, please find the attached 13 copies of the plat/site plan and the filing fee of \$200.00.

Number of acres to be re-zoned: 58.5

Legal Description (Attach separate sheet if necessary)

See Attached

Statement of Intended Use: The intended new use of the property would include the following:

See Attached

How Will Such Use Comply With the Scott County Plan and Land Use Policies?

Respectfully submitted,

Signature

Name of Applicant (printed)

Mailing Address

City / State / Zip

Phone

Devin B. Dockery S.P.
Signature

RiverStone Group, Inc.
Name of Owner (if different from applicant)

4640 E 56th Street
Mailing Address

Davenport IA 52807
City / State / Zip

309-757-8250
Phone

Received by _____
Zoning Staff

REZONING PETITION

RiverStone Group, Inc.

1. Project Location.

The proposed project site is located in Liberty Township, Scott County, Iowa. The property is bounded on the west side by the Curtis Matthew Van Den Berghe, to the north by the Van Den Berghe Survivors Trust and Beverly Meyer, to the south Highway 130, to the east by property owned by the applicant.

The site is legally described as:

Being part of Section 33, Township 80 North, Range 1 East of the 5th P.M., Scott County, Iowa, more particularly described as follows: The North East Quarter of the North West Quarter of Section 33 and the West half of the North West quarter of the North East Quarter of Section 33 containing 58.5 acres more or less.

2. Project Description

RiverStone Group's proposed New Liberty Project is to allow secondary processing on the subject property, limestone extraction and primary processing is currently allowed on the subject property. 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, libraries, and other public and private facilities. These types of facilities require high quality stone in their construction. In fact, the primary users of such materials include Scott County, city, state, and federal governmental agencies.

RiverStone Group has been mining and producing high quality construction aggregates since 1917. The company has several mining operations in Iowa, including a quarry located in Le Claire, Iowa and another in McCausland, Iowa.

The project site is adjacent to the applicant's current mining operation. RiverStone acquired the subject property for the express purpose of mining the high quality dolomite stone located on the property. The applicant has previously been informed that the intent of Scott County is to locate mining operations whenever possible, in rural areas of the county away from urban population centers.

The project is located in an area of Scott County, which is rural agriculture, with road/highway access and other related infrastructure already in place. The site is separated from most residential uses in the area. Because of the existing transportation

access, the site is ideally located to serve the crushed stone requirements of the public and private sectors of Scott County and Eastern Iowa.

The land for which the Rezoning Request is being sought is currently zoned "A-P" Agricultural- Preservation District with a Special Use Permit for extraction and primary processing. The A-P District designation of the Scott County Zoning for Unincorporated Areas allows for: *"Extraction, primary material processing and removal of coal, gravel, sand, clay, topsoil, or ores on more than two (2) acres of land "*. Such mining or extraction shall be in compliance with Chapter 208, Code of Iowa. The proposed project involves limestone extraction and will fully conform to the applicable provisions of Chapter 208 of the 2015 Code of Iowa. The requested use is clearly allowed in the A-P District.

Finally, the site and adjoining land to the east hold proven resources of limestone rock, the development of which is valuable to the whole county as recognized by the Scott County Development Plan. The proposed location for limestone extraction thus furthers key Scott County Goals and objectives. RiverStone Group is submitting this Rezoning Petition application at this time to ensure that an adequate supply of high quality, reasonably priced construction grade aggregate will be available to the citizens of Scott County far into the future.

3. Project Development

RiverStone Group will engage in limestone extraction and processing in a manner similar to its mining operation on adjoining property. All operations will comply with applicable laws and requirements. In addition to obtaining of the Rezoning Permit requested by this application, the development of the project requires further permitting and preparatory activities in connection with the extraction of the limestone resource, including the following activities:

- Obtaining necessary air quality, water quality and other environmental permits.
- Conducting exploratory coring and sampling of the resource.
- Obtaining certification of material by various state agencies.
- Completing exploratory excavation to determine topography of bedrock.
- Stockpiling topsoil for future use on slopes of erosion berms.
- Removing unsuitable soil ("overburden") for later use in the construction of soil erosion control berms.
- Constructing soil erosion control berms.

The timing of the outlined activities is dependent upon a number of external factors, many of which may or may not be under the direct control of the applicant. Sequential extraction will provide for continued agricultural operations on land not being utilized for mining purposes.

4. Permitting Agencies and Requirements

In addition to granting the Special Use permit, prior to the commencement of

operations, a number of agencies will be involved in evaluating the project. Legal requirements for the conduct of a mining operation are set forth in Chapter 208 of the 2015 Code of Iowa. Chapter 208 requires the applicant to submit to a review and approval process regarding mining licensure, site registration, reclamation of land, bonding, and inspections.

The Iowa Department of Natural Resources (the "IDNR") serves as the lead agency dealing with issues involving air quality, water use, wastewater discharge, and stormwater discharge. The IDNR, in turn, coordinates their efforts with the various applicable federal agencies overseeing these activities.

5. Air Quality Issues

Prior to the approval and issuance of operating permits, the Air Quality Bureau of the IDNR will review the proposed project for compliance with Iowa air quality standards. The project will comply with the appropriate standards as set forth in the Iowa Administrative Code dealing with Environmental Protection (567), Title II, Air Quality, Chapters 20, 21, 22, 23, 24, 25, 26, 28 and 29.

A fugitive dust plan will be submitted if required and will require approval by the IDNR prior to issuance of air quality permits to construct and operate by the agency.

6. Water Issues

The proposed project will also comply with the applicable rules and regulations as set forth in the Iowa Administrative Code Rules 567, Environmental Protection, Chapters 50, 51, 52, 60, 61, 62, 63 and 64. The IDNR will serve as the lead agency on matters relating to water use, wastewater discharge and stormwater discharge. IDNR will coordinate their efforts with the United States Environmental Protection Agency to ensure that the project meets the requirements set forth by the Federal Clean Water Act.

7. Soil Erosion Control Issues

Soil erosion will be controlled on the project site by construction of earthen berms. The berms will be constructed using topsoil from the site. Upon the conclusion of mining, the soil contained in the berms will be utilized to reclaim the land and create final landforms. The berms will be constructed with 3' to 1 slopes and will be vegetated. Construction of the berms at 3' to 1 slopes is for maintenance purposes only. The final land forms will be constructed in conformance with applicable IDNR guidelines. Silt fences will be constructed and maintained until the vegetation is established on the face of the slopes.

Registration, licensing, bonding, and reclamation activities will be conducted in accordance with Iowa Department of Agriculture and Land Stewardship requirements as set forth in Iowa Administrative Code Title 27, Chapter 60.

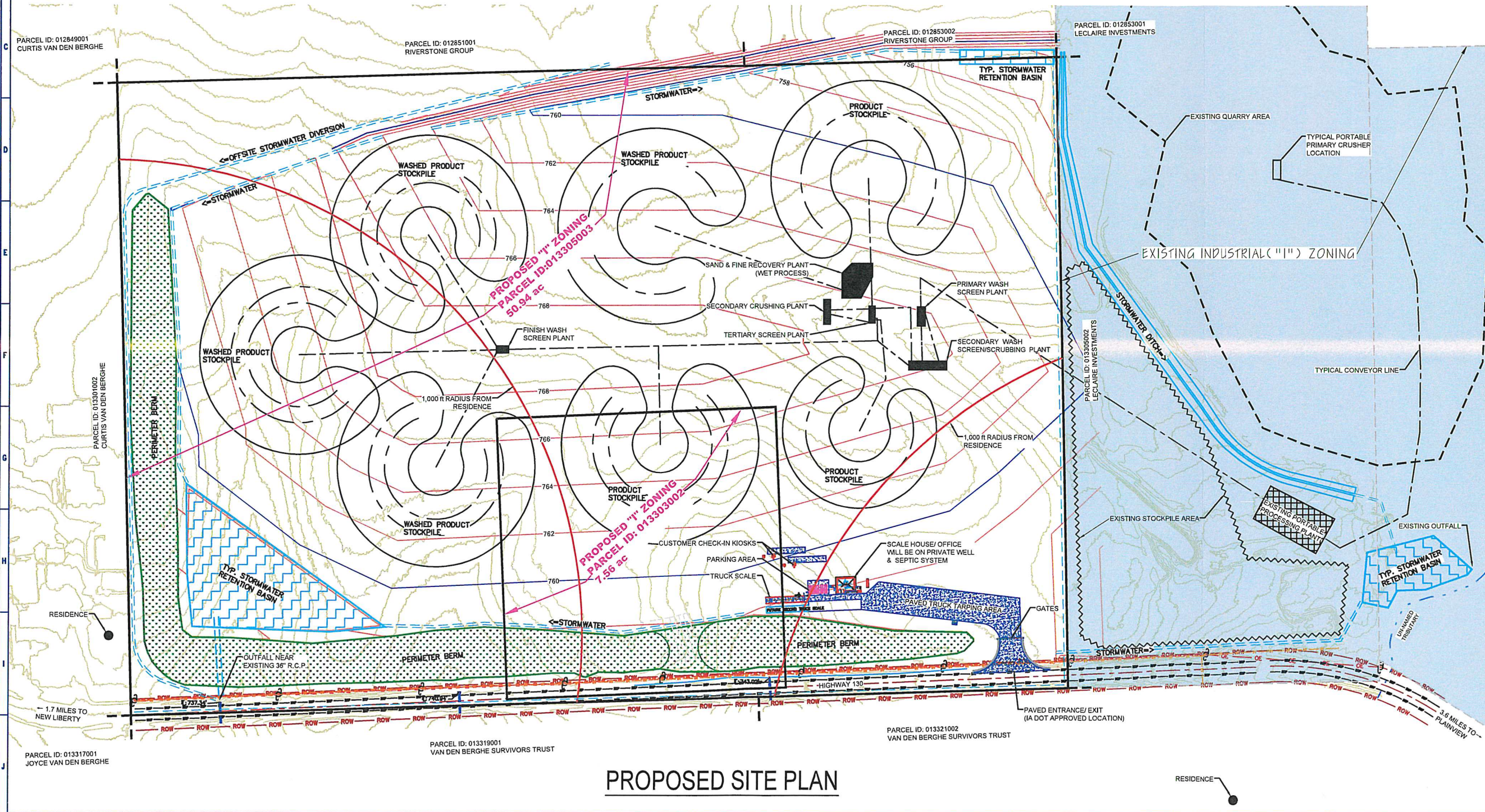
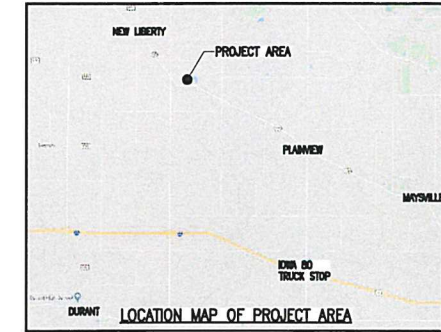
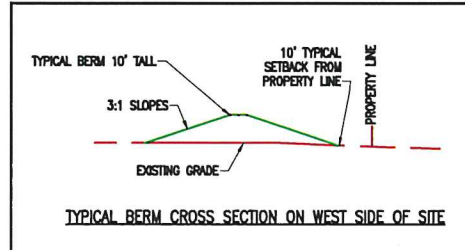
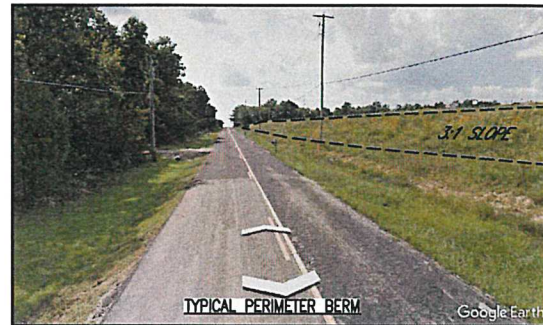
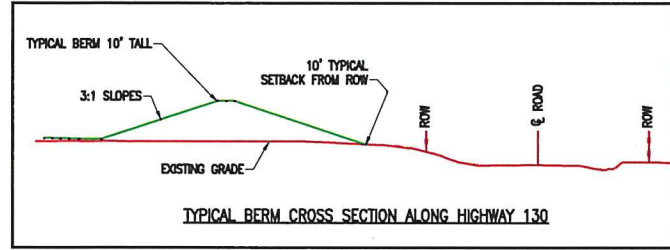
8. Traffic Issues

Ingress and egress for the proposed project will be on top of the hill west of our current entrance. The project will improve safety for the trucks and the general public. Truck traffic would continue to utilize Highway 130 which is a designated for use by highway trucks.

9. Project Benefits

In the end, this project will be a positive development in Scott County. A review of some of the future benefits shows that the project will:

- Provide a much-needed natural resource, high quality construction grade aggregate, which is intended to be developed for and provided to Scott County, as well as city, state, federal governmental agencies, and private consumers in the Scott County area.
- Minimizing piecemeal mining within the County by concentrating the limestone extraction at a location adjoining a similar operation.
- Comply with Iowa and federal statutes and regulations, which assure that extraction activities will not significantly impact adjacent property and other property within the general site area.
- Utilize the site in a manner authorized by and consistent with the Scott County Zoning Ordinance.
- Ensure that project-related truck traffic will continue to use existing roads and highways, which have been designed for such truck and industrial use.
- Provide tax revenues to Scott County for necessary public improvements.
- Ensure that a cost effective material resource will be available for the construction and maintenance of county roads and highways.



PROPOSED SITE PLAN

11"x17" PLOT SCALE: 1"=220 ft

RIVERSTONE GROUP INC.
4640 E. 56th ST.
DAVENPORT, IA 52807



NO.	DATE	REVISION	BY



NEW LIBERTY QUARRY PROPOSED SITE PLAN
FEBRUARY 2020 AERIAL PHOTO

RIVERSTONE GROUP
MC41-NEW LIBERTY
MC41-L07

G:\CAD-DRAWINGS\MC41\LAYOUT\STOCKPILE YARD GRADING-8_DOCKERY.dwg, E1 MAP H, 7/22/2020 4:39:59 PM, nragdale, 1:2.75









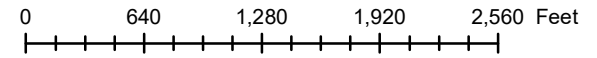






Aerial Photo 1 - RiverStone Group, Inc. "A-P" to "I" Rezoning

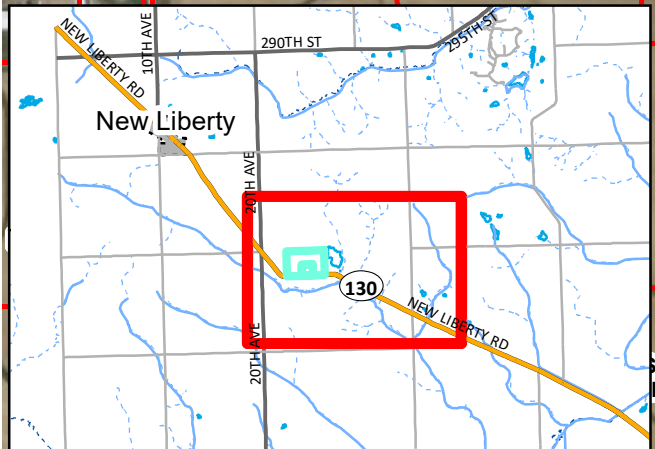
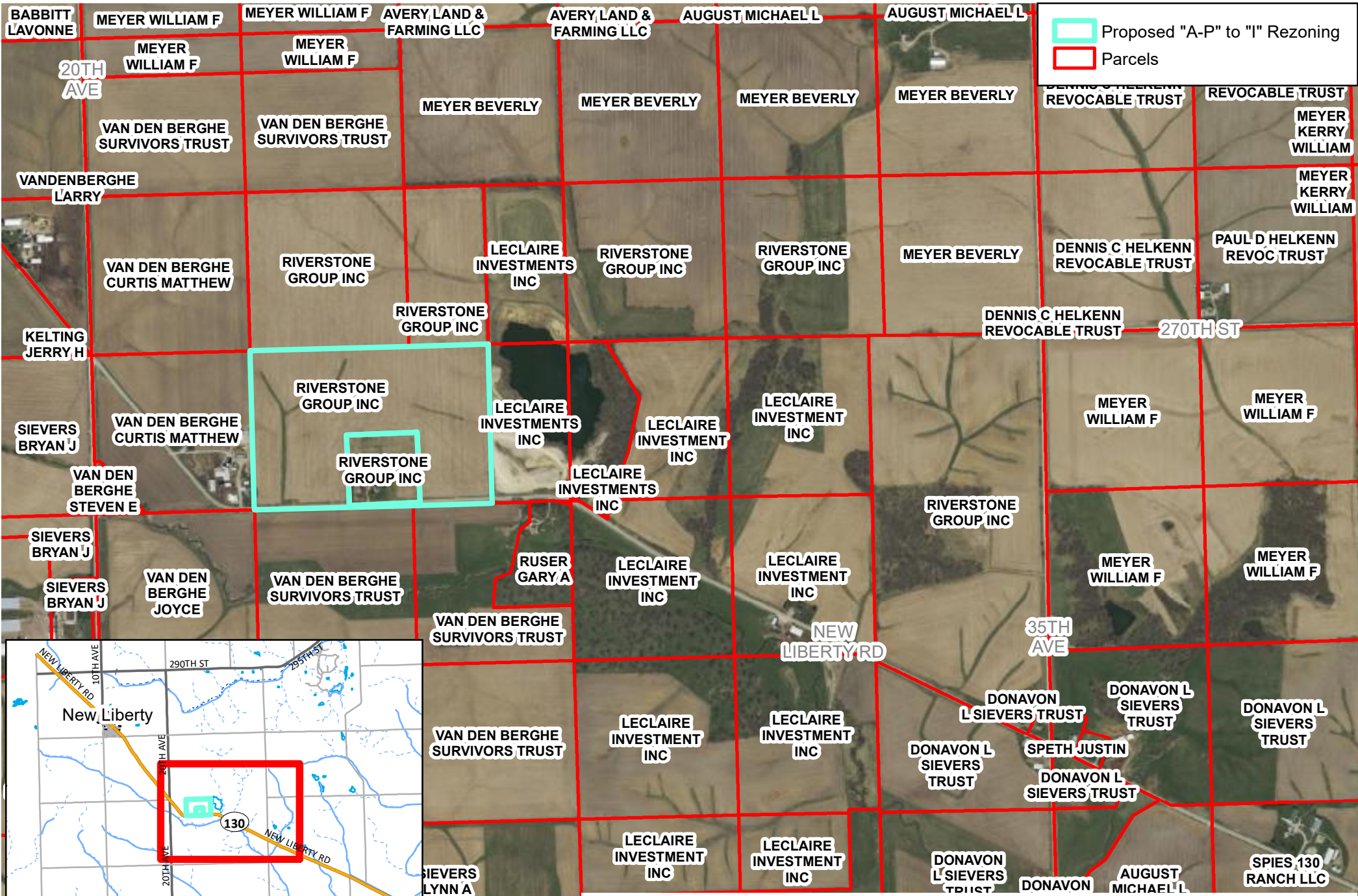
Scott County, Iowa

1 inch = 1,042 feet



 Proposed "A-P" to "I" Rezoning

 Parcels

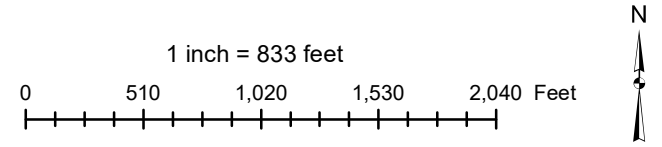



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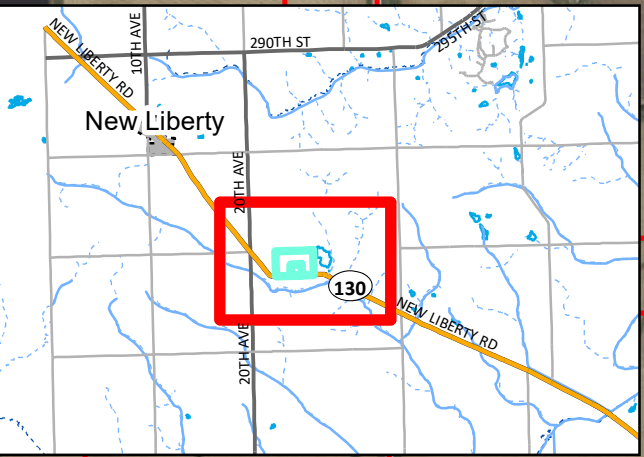
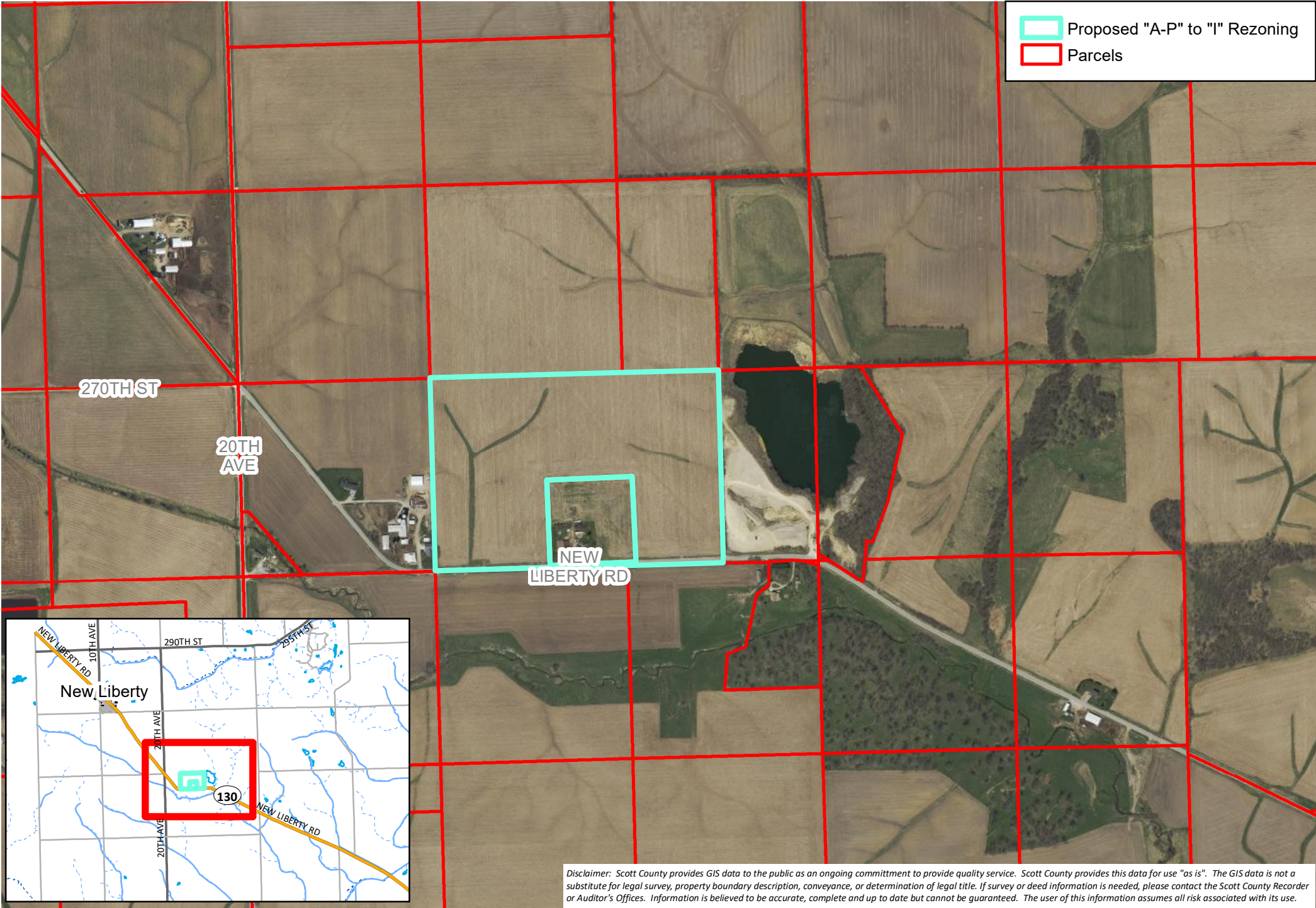
Aerial Photo 2 - RiverStone Group, Inc. "A-P" to "I" Rezoning

Scott County, Iowa



 Proposed "A-P" to "I" Rezoning

 Parcels

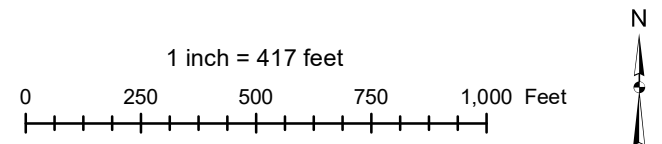




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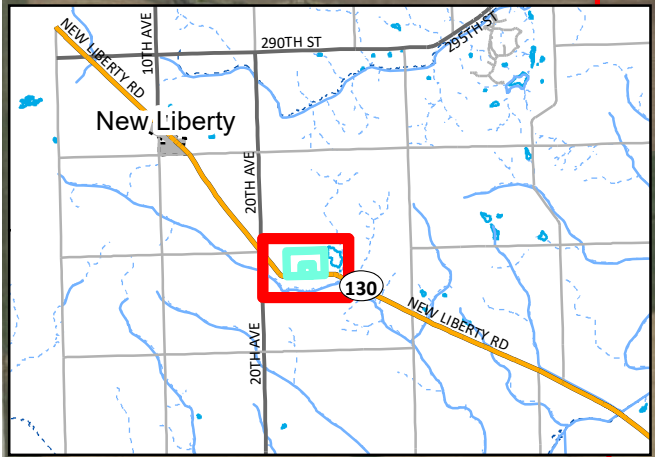
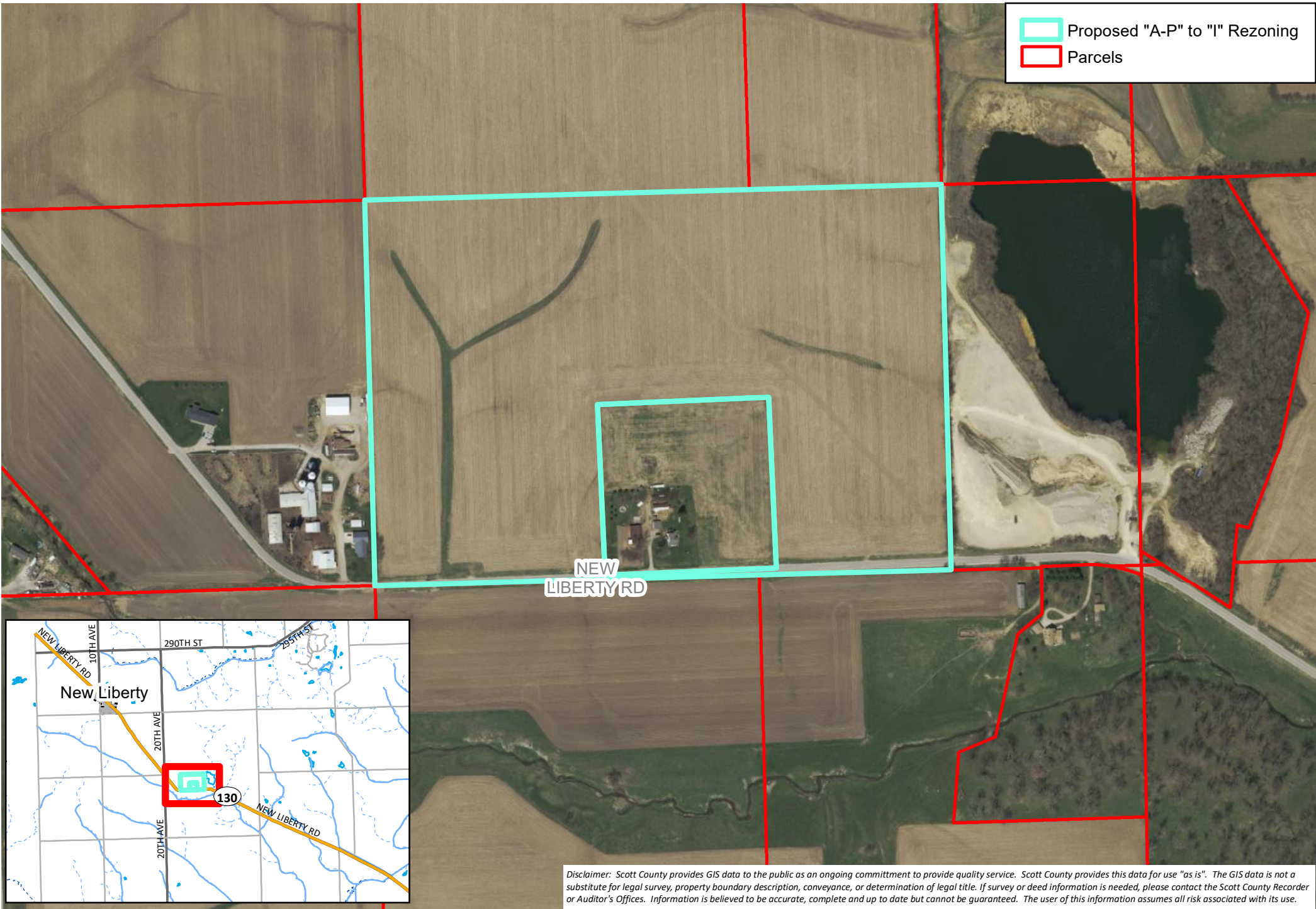


Aerial Photo 3 - RiverStone Group, Inc. "A-P" to "I" Rezoning

Scott County, Iowa



 Proposed "A-P" to "I" Rezoning
 Parcels

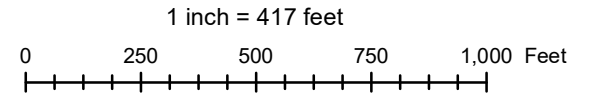


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CSR - RiverStone Group, Inc. "A-P" to "I" Rezoning

Scott County, Iowa

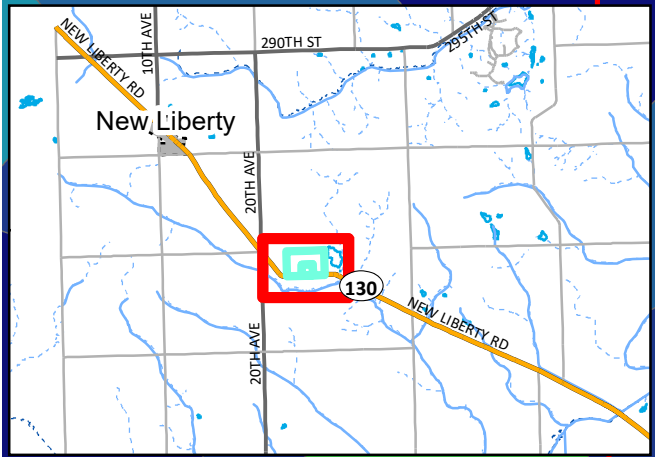
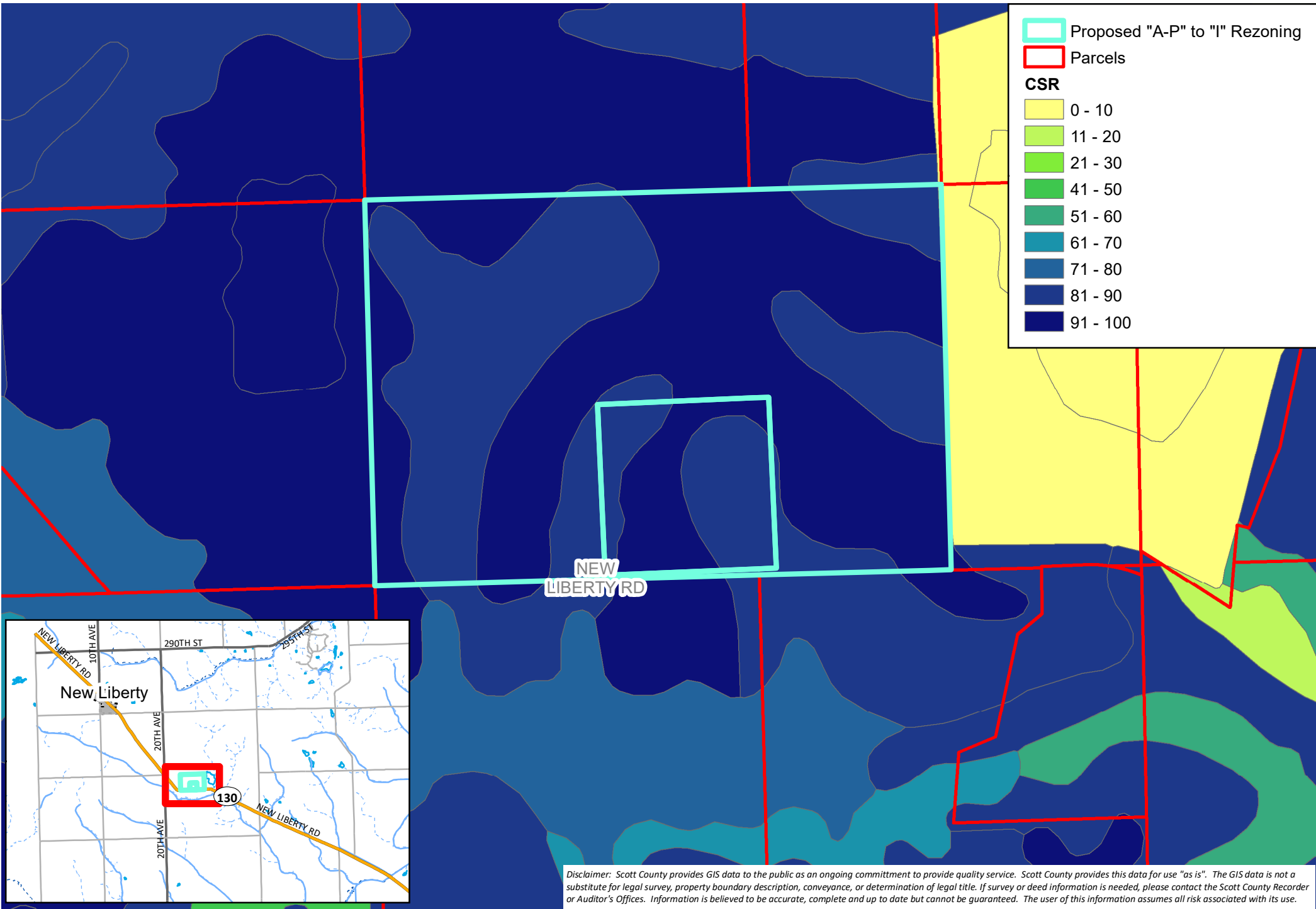


Proposed "A-P" to "I" Rezoning

Parcels

CSR

- 0 - 10
- 11 - 20
- 21 - 30
- 41 - 50
- 51 - 60
- 61 - 70
- 71 - 80
- 81 - 90
- 91 - 100



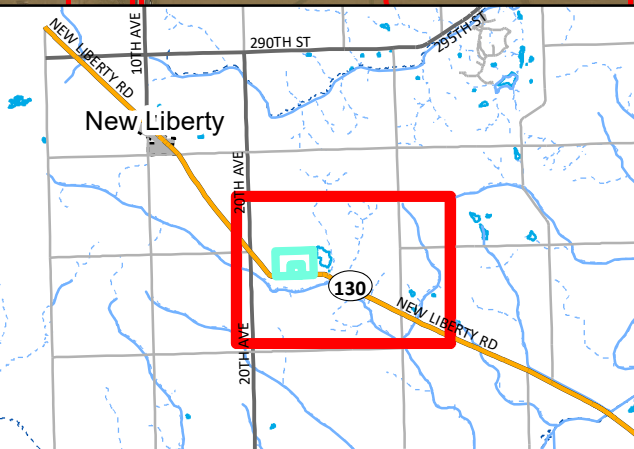
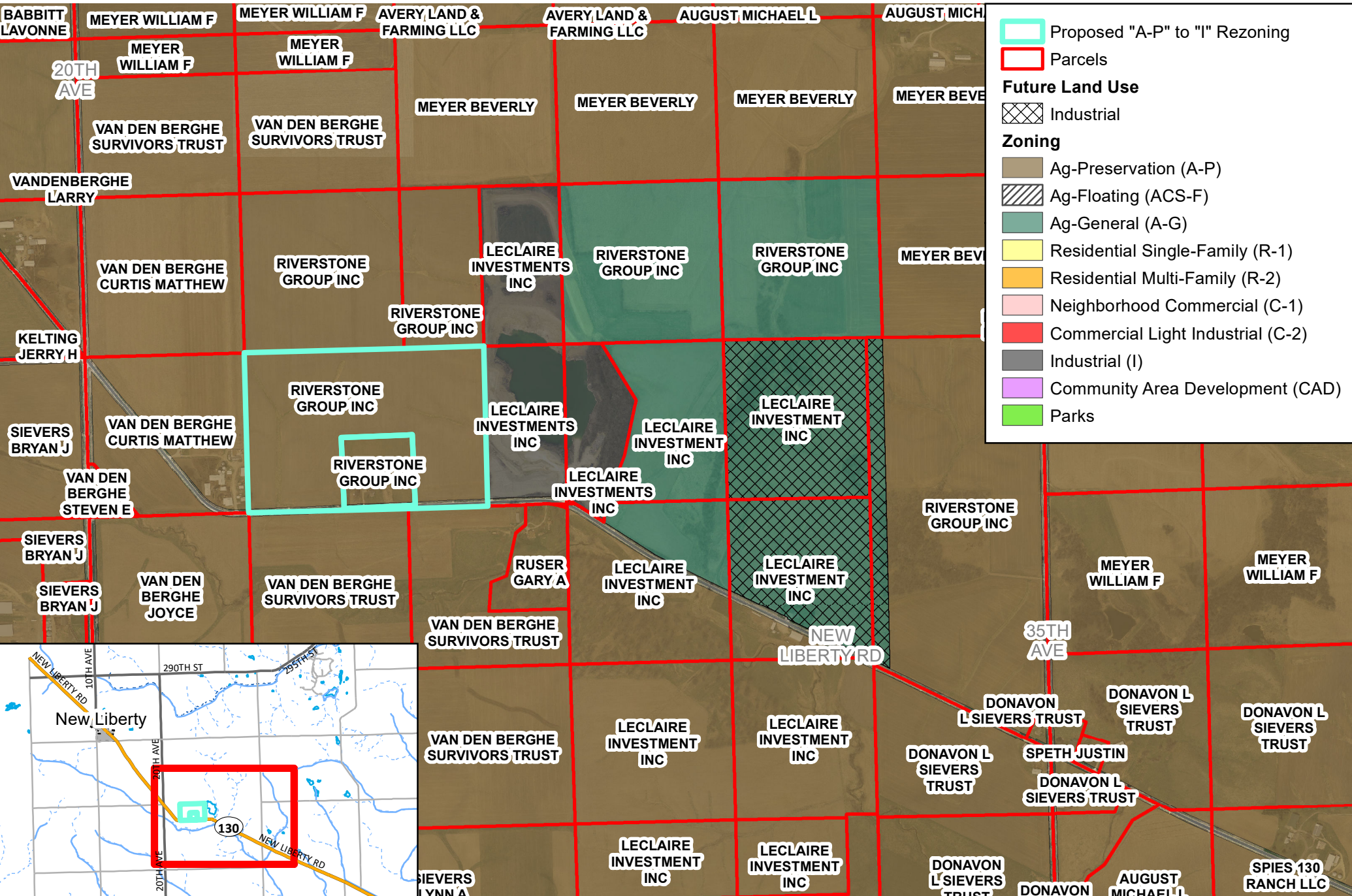
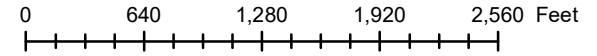
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Current Zoning - RiverStone Group, Inc. "A-P" to "I" Rezoning

Scott County, Iowa

1 inch = 1,042 feet

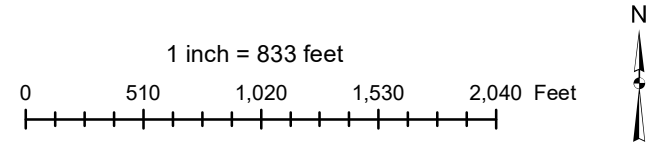


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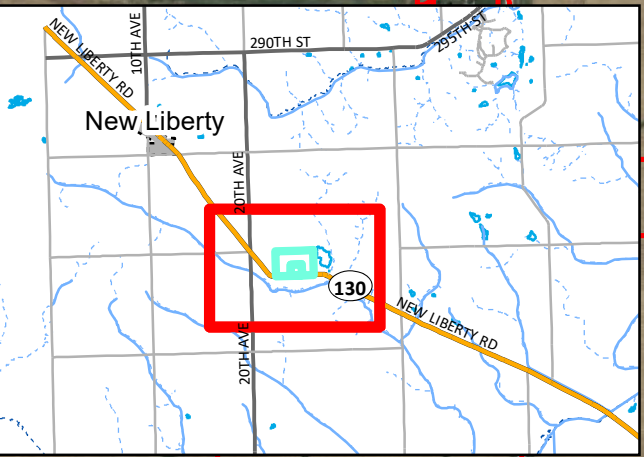
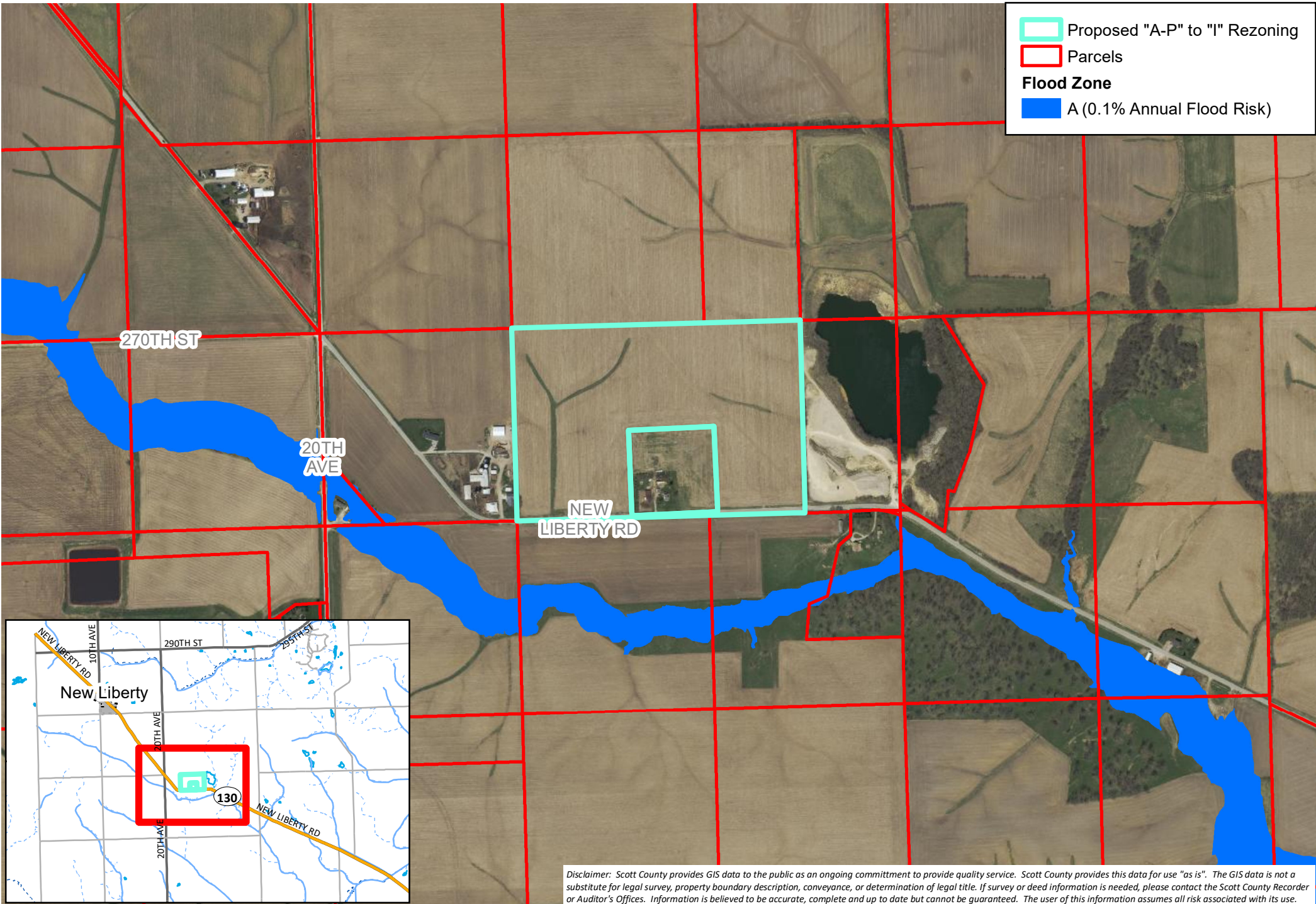


Floodplain - RiverStone Group, Inc. "A-P" to "I" Rezoning

Scott County, Iowa



- Proposed "A-P" to "I" Rezoning
- Parcels
- Flood Zone**
- A (0.1% Annual Flood Risk)



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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: October 20, 2020

Re: Approval of a second six (6) month extension of Planning and Zoning Commission's recommendation for approval of the Final Plat of Brus Commercial Park 2nd Addition.

The Planning Commission unanimously recommended approval of the Final Plat of Brus Commercial Park Second Addition on February 18, 2020 with the following conditions:

1. The septic system for development on Lot 1 be located on that same lot in compliance with Health Department regulations; and
2. Documentation of a recorded and legally binding shared access agreement be submitted prior to Final Plat approval by the Board of Supervisors.

The applicant requested a six month extension of that recommendation that the Board approved on April 30, 2020 to allow issues between the applicant and the seller to be resolved. The applicant has now requested a second extension of the Planning and Zoning Commission's recommendation to approve the Final Plat.

Staff would recommend that the Board of Supervisors approve a resolution extending the Planning and Zoning Commission's recommendation an additional six (6) months in order to accommodate the applicant's request.



PLANNING & ZONING COMMISSION

STAFF REPORT

February 18, 2020



-
- Applicant:** BRUS Farms (owner) and Kwik Trip, Inc. (purchaser)
- Request:** Final Plat approval of a Minor Subdivision known as BRUS Farms Commercial Park 2nd Addition. The plan proposes to subdivide an existing 62.8 acre tract, more or less, into two (2) new lots.
- Legal Description:** part of the NW¹/₄NE¹/₄ of Section 1 in Buffalo Township (Parcel ID#: 720105010; 720105011)
- General Location:** Accessed and located directly south of 118th Avenue and located west of Interstate I-280
- Existing Zoning:** Commercial Light Industrial (C-2)
- Surrounding Zoning:**
- North:** Commercial Light Industrial (C-2)
 - South:** Agricultural-General (A-G)
 - East:** Commercial Light Industrial (C-2)
 - West:** Multi-Family Residential (R-2)

GENERAL COMMENTS: This request is for approval of a Final Plat of a 2-lot minor subdivision of an approximately 62.8 acre tract. The tract currently contains a mixture of tilled ag land and timber. The Final Plat shows Lot 1 to be 23.6 acres, more or less, and Lot 2 to be 40 acres. The proposed Lot 1 is zoned Commercial Light Industrial (C-2) and the proposed Lot 2 is zoned Agricultural General (A-G). The property is accessed and located directly south of 118th Avenue and west of Interstate I-280. The purpose of the proposed subdivision is the development of a Kwik Star gas/diesel station and convenience store on the proposed Lot 1.

The Planning and Zoning Commission reviewed a sketch plan of Brus Farms Commercial Park 2nd Addition Minor Subdivision on December 17, 2019 and voted unanimously to recommend approval with the following conditions:

1. The septic system for development on Lot 1 be located on that same lot in compliance with Health Department regulations;
2. The City of Davenport approve the Final Plat; and
3. Documentation of a recorded and legally binding shared access agreement be submitted in conjunction to final plat approval.

STAFF REVIEW: Staff has reviewed this request for compliance with the requirements of the Subdivision Regulations and Zoning Ordinances for Final Plat approval. This subdivision is classified as a minor plat because it creates less than five (5) lots and would not involve the extension of any new streets or other public services.



PLANNING & ZONING COMMISSION

STAFF REPORT

February 18, 2020



Zoning, Land Use, and Lot Layout

The Final Plat shows Lot 1 to be 23.6 acres, more or less, and Lot 2 to be 40 acres. The proposed Lot 1 is zoned Commercial Light Industrial (C-2) and the proposed Lot 2 is zoned Agricultural General (A-G). The property is accessed and located directly south of 118th Avenue and west of Interstate I-280. The 62.8 acre tract currently contains a mixture of tilled ag land and timber.

Lakeside Manor Mobile Home Park is located to the west and adjacent to the proposed subdivision and contains 124 mobile home pads. The mobile home park is located within the Multi-Family Residential (R-2) Zoning District.

Located adjacent to the east is a 9 acre tract, more or less, zoned Commercial Light Industrial (C-2). Currently the tract is occupied by two (2) commercial businesses and contains four (4) buildings. Each business has access via 118th Avenue.

Access and Roadway Improvements

Currently the 62.8 acre tract is accessed from the north via 118th Avenue. The proposed subdivision will require an access easement to Lot 2 from 118th through Lot 2. The applicants have proposed to place a covenant restricting land use of Lot 2 to agricultural use only, which is the current use.

A proposed traffic signal at the intersection of US-61/118th Avenue is currently being reviewed by the Iowa Department of Transportation (IDOT), Scott County Secondary Roads Department, and the City of Davenport. The proposed minor subdivision and site plan for the gas station, approved on December 17, 2019 by the Planning and Zoning Commission, is not contingent to the approval of the traffic signal and infrastructure improvements to the intersection at US-61/118th Avenue.

Stormwater Management

This proposal does not include any new roadways or smaller development lots, so a stormwater management plan would not be expected.

Erosion and Sediment Control Plan

Erosion Control Plans are typically reviewed by submitted the County Engineer in conjunction with the road construction plans. Since this proposal does not include any new roadways, an Erosion Control Plan would not be expected.

Wastewater Disposal and Water Provision

This proposal was sent to the County Health Department for its review. The County Health Department any development on Lot 1 of the proposed subdivision will require service by a septic field and this would need to be located entirely on the Lot 1.



PLANNING & ZONING COMMISSION

STAFF REPORT

February 18, 2020



City of Davenport Review

This property is within two miles of the Davenport city limits. Therefore, review and approval of the Final Plat by the City of Davenport is required. The Final Plat was approved by the City of Davenport on February 12, 2020.

Others Notified

The Subdivision Ordinance requires additional notification of the following County Departments and local entities: Assessor, and Auditor. Those entities did not have any comments at this time. Staff also notified adjacent property owners of the public hearing before the Planning Commission. No questions or comments have been received, as of yet, on this request.

RECOMMENDATION:

Staff recommends that the Final Plat of Brus Commercial Park 2nd Addition be approved with the following conditions:

1. The septic system for development on Lot 1 be located on that same lot in compliance with Health Department regulations;
2. Documentation of a recorded and legally binding shared access agreement be submitted prior to final plat approval.

Submitted by:
Timothy Huey, Director
February 14, 2020



Store Engineering

FAX 608-793-6237

1626 Oak St., P.O. Box 2107
La Crosse, WI 54602

www.kwiktrip.com

January 23, 2020

Scott County – Planning and Development
Administrative Center
600 W. 4th St.
Davenport, IA 52801-1030

Dear Mr. Huey,

This letter is to accompany Kwik Trip's submittal for Final Plat for the proposed Kwik Star Store #1071 project located at Hwy 61 and 118th Street. A digital submission of the following documents have been emailed to the Planning and Development staff:

1. Final Subdivision Plat
2. Surveyor's Certificate
3. Auditor's Approval
4. Owner's Consent to Plat
5. Platting Opinion
6. Treasurer's Certificate

A check is also enclosed for \$50.00 for the Final Plat Review fee. Please feel free to call me with any questions or if any needed information is missing at 608-793-6461.

Sincerely,

Leah Berlin
Sr. Development Manager
Kwik Trip Inc.

OUR MISSION

To serve our customers and community more effectively than anyone else by treating our customers, co-workers and suppliers as we, personally, would like to be treated, and to make a difference in someone's life.

MID AMERICAN ENERGY CO.

IOWA - AMERICAN WATER CO.

FINAL PLAT OF BRUS COMMERCIAL PARK 2ND ADDITION

OWNER Brus Farm Joint Venture

SUBDIVIDER: Kwik Trip, Inc.

NORTH IS BASED ON THE NORTH AMERICAN DATUM OF 1983, IOWA STATE PLANE COORDINATE SYSTEM, SOUTH ZONE (2011 ADJUSTMENT)

BY DATE

BY DATE

MEDIACOM

CITY OF DAVENPORT, IOWA

BY DATE

BY ATTEST DATE

CENTURYLINK

PLANNING AND ZONING

BY DATE

BY DATE

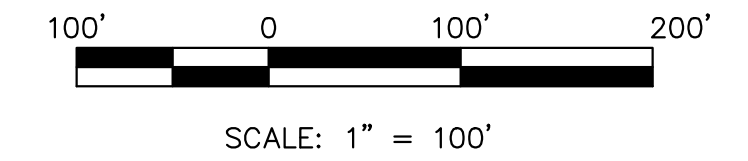


Table with columns: NO., REVISION SUBMISSION NAME, DESCRIPTION, DATE. Row 1: 1, 1/16/2020



Kwik Trip Store #1071 Davenport, Iowa Final Plat

IMEG Project No: 18004409.01 File Name: 18004409-02 Subdivision Plat.dwg © COPYRIGHT 2020 ALL RIGHTS RESERVED Field Book No: Drawn By: DAB Checked By: *** Date: 11/25/2019 Sheet 1 of 1

LEGEND

- R.O.W. MARKER, FOUND
RAILROAD SPIKE, FOUND
REBAR, FOUND
CHISELED "X" IN CONCRETE, FOUND
REBAR WITH CAP #, FOUND
5/8" REBAR WITH CAP #35- SET
P.K. NAIL, FOUND
P.K. NAIL, SET
PIPE, FOUND
CONCRETE MONUMENT, FOUND
MEASURED DIMENSION
RECORDED DIMENSION
LINE CONTINUATION
SURVEY BOUNDARY
PROPOSED LOT LINE
EXISTING LOT LINE
CENTERLINE
HISTORICAL LINE - AS NOTED
PROPOSED EASEMENT LINE
EXISTING EASEMENT LINE
SECTION LINE
EXISTING R.O.W. LINE
PROPOSED SETBACK LINE
EXISTING SETBACK LINE

- AC ACRES
SF SQUARE FEET
BSL BUILDING SETBACK LINE
POB POINT OF BEGINNING
ROW RIGHT OF WAY
UE UTILITY EASEMENT

SURVEYOR'S NOTES

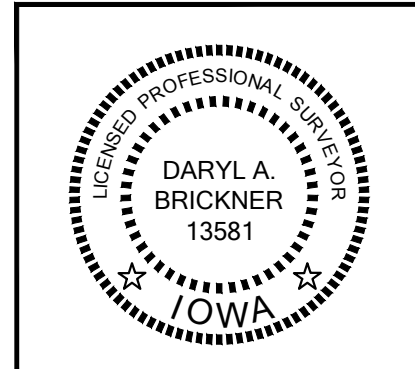
This Final Plat was prepared at the request of, and for the exclusive use of Kwik Trip, Inc. It should be noted that in the performance of this re-survey, the courses and distances of the re-survey may vary from recorded calls, based on the existence of found monumentation, occupation, or other controlling calls or conditions that have occurred in the re-survey of this property. This property is subject to any and all easements and roadways of record. No investigation concerning environmental and subsurface conditions, or for the existence of underground containers, structures or facilities which may affect the use or development of this property was made as a part of this survey. No part of this subdivision is subject to a Special Flood Hazard Area as designated by FEMA on Community Firm Map No. 19163C0345F with an Effective Date February 18, 2011. Distances are listed in feet and decimal part of a foot. All monuments have been found or set as shown on this plat.

GENERAL NOTES

Blanket underground easements granted for all primary and secondary electric cables, pad mounted transformers, electric transformers, primary cable, gas service, water service, sewer laterals, telephone service, and cable T.V. to individual structures and street lights. Zoning setback lines are based on Zoning requirements as of the date of Scott County Board approval. In case of conflict between lines shown and future code requirements the code requirements shall govern.

LOT 1 1,027,883 SF± 23.60 AC±
LOT 2 1,742,367 SF± 40.00 AC±

AREA TABLE with columns: PARCEL, AREA S.F.±, AREA AC.±. Rows for LOT 1, LOT 2, and TOTAL AREA.

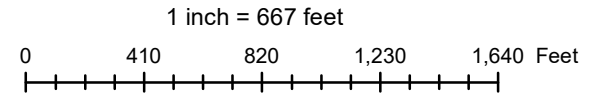


I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly Licensed Land Surveyor under the laws of the State of Iowa. Daryl A. Brickner, PLS No. 13581 My license renewal date is December 31, 2019 No. of sheets covered by this seal: _____



Zoning & Future Land Use - Brus Farms Minor Sketch Plan

Scott County, Iowa



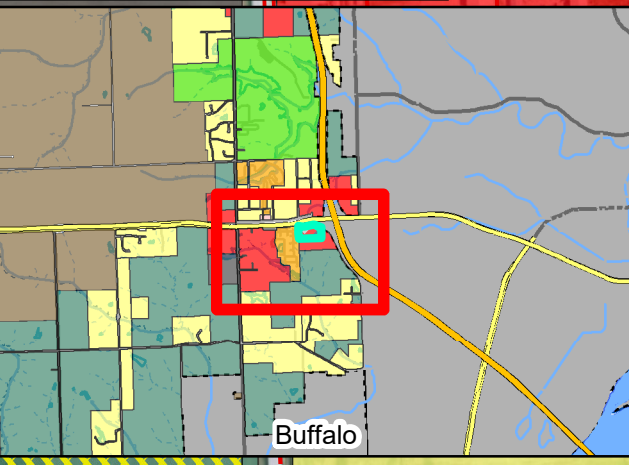
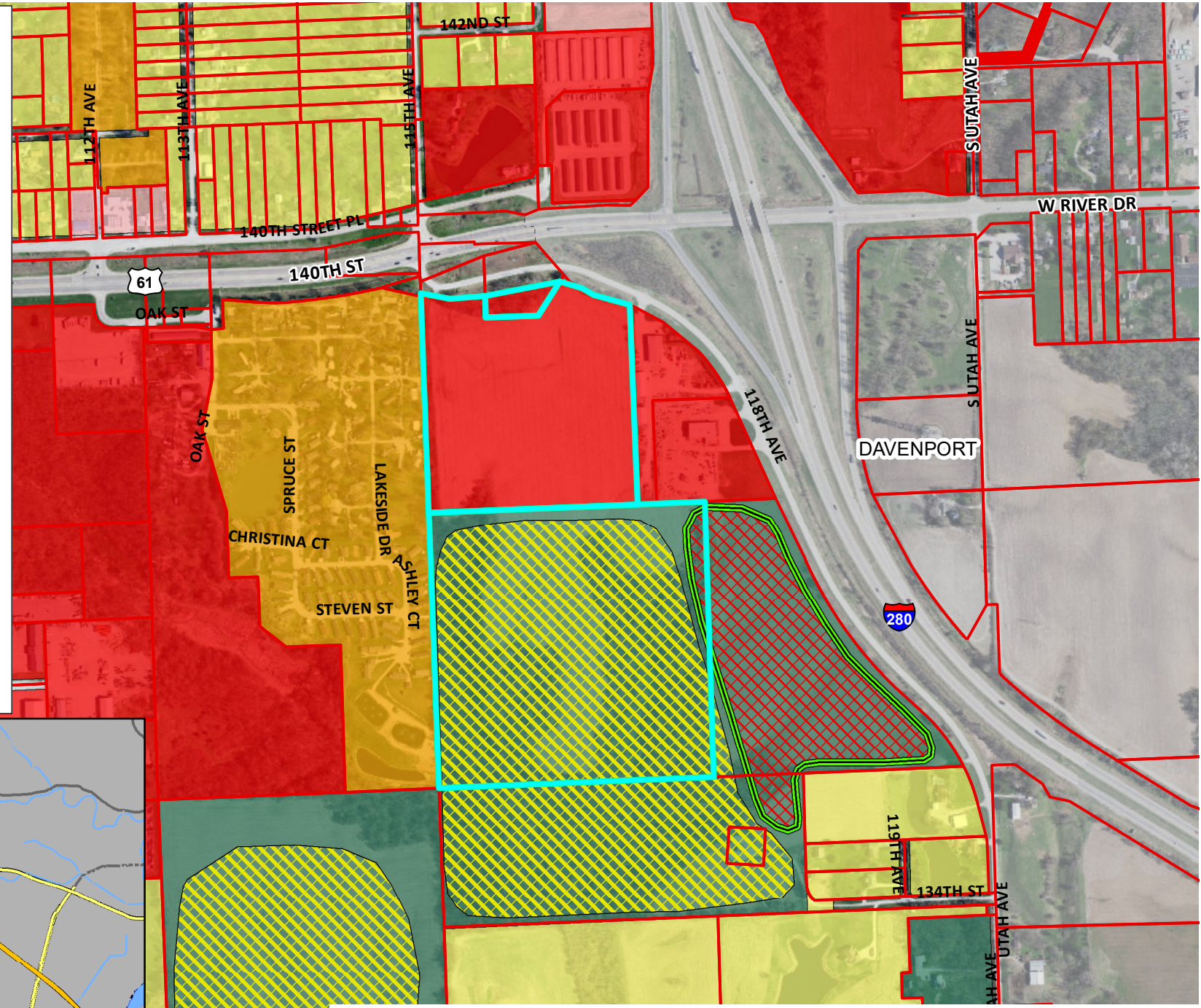
- Subdivision Area
- Parcel
- Annexation Plan

Zoning Districts

- Ag-Preservation
- Ag-Floating
- Ag-General
- Residential Single-Family
- Residential Multi-Family
- Neighborhood Commercial
- Commercial Light Industrial
- Heavy Manufacturing
- Community Area Development
- Parks

Future Land Use

- C
- I
- R1

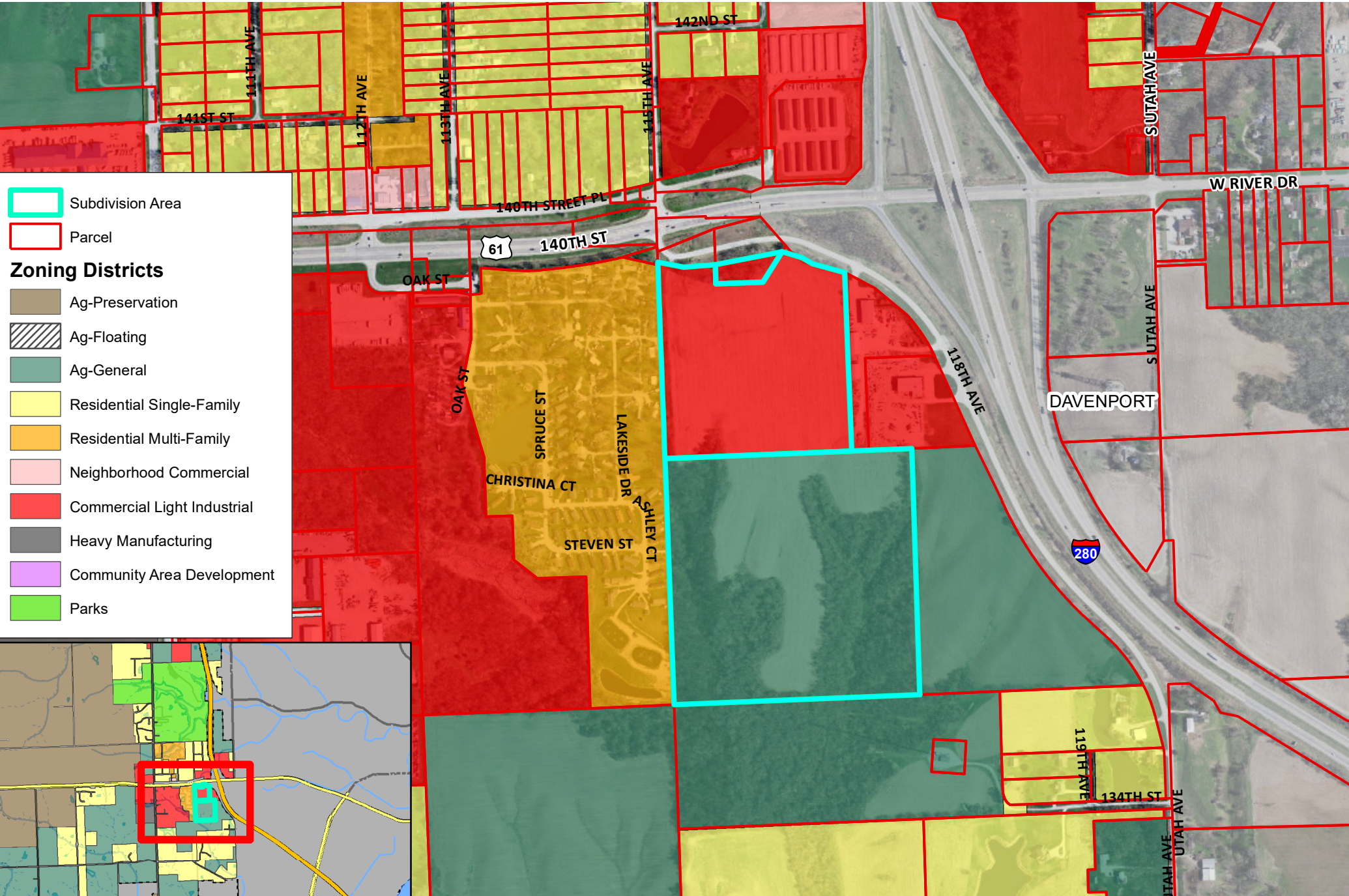
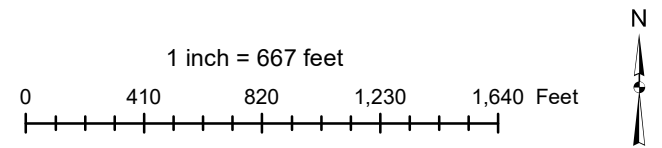


Disclaimer: Scott County provides GIS data to the public as an ongoing commitment to provide quality service. Scott County provides this data for use "as is". The GIS data is not a substitute for legal survey, property boundary description, conveyance, or determination of legal title. If survey or deed information is needed, please contact the Scott County Recorder or Auditor's Offices. Information is believed to be accurate, complete and up to date but cannot be guaranteed. The user of this information assumes all risk associated with its use.



Zoning - Brus Farms Minor Sketch Plan

Scott County, Iowa

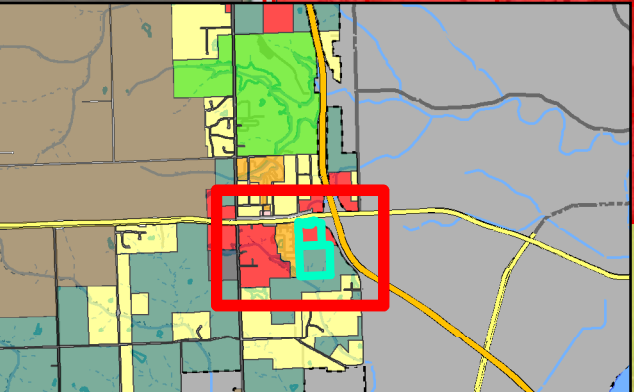


Subdivision Area

Parcel

Zoning Districts

- Ag-Preservation
- Ag-Floating
- Ag-General
- Residential Single-Family
- Residential Multi-Family
- Neighborhood Commercial
- Commercial Light Industrial
- Heavy Manufacturing
- Community Area Development
- Parks



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THE COUNTY AUDITOR'S SIGNATURE CERTIFIES THAT
THIS RESOLUTION HAS BEEN FORMALLY APPROVED BY
THE BOARD OF SUPERVISORS ON _____
DATE

SCOTT COUNTY AUDITOR

RESOLUTION
SCOTT COUNTY BOARD OF SUPERVISORS
October 29, 2020

**APPROVAL OF A SECOND SIX MONTH EXTENSION OF THE PLANNING AND
ZONING COMMISSION RECOMMENDATION FOR APPROVAL OF THE FINAL
PLAT OF BRUS COMMERCIAL PARK SECOND ADDITION.**

BE IT RESOLVED by the Scott County Board of Supervisors as follows:

- Section 1. The Scott County Planning and Zoning Commission recommended approval of the Final Plat of Brus Commercial Park Second Addition at the February 18, 2020 meeting.
- Section 2. Section 9-16.E. of the Scott County Subdivision Ordinance states the Board of Supervisors need to receive the Final Plat and all attachments required by Chapter 354 of the Code of Iowa within sixty days of the Planning Commission's recommendation.
- Section 3. On April 30, 2020, at the applicant's request, the Board approved a six month extension to the Planning and Zoning Commission's recommendation.
- Section 3. The applicant has requested a second six (6) months extension of the Planning and Zoning Commission's recommendation for approval.
- Section 4. The Board of Supervisors hereby extends this time limit for the submittal of the Final Plat of Brus Commercial Park Second Addition for an additional six (6) months.
- Section 5. This resolution shall take effect immediately.



Date: October 14, 2020

To: Board of Supervisors, Scott County
Superintendent, Davenport Community School District
Superintendent, Bettendorf Community School District
Superintendent, North Scott Community School District
President, Scott Community College

From: Susanne Knutsen, Economic Development Manager

RE: North Urban Renewal Area Amendment

The City of Davenport is in the process of amending the North Urban Renewal area and, pursuant to Section 403.5 of the Code of Iowa, the City is sending you the enclosed copy of its urban renewal plan amendment and scheduling a meeting at which you will have the opportunity to discuss this amendment.

The meeting to discuss our new renewal plan amendment has been set for Tuesday, October 20, 2020 at 8:30 a.m. at City Hall, 226 W 4th St. in Davenport. If you will be attending in person please kindly let me know in advance so we can make sure we can properly social distance. You can email Susanne.Knutsen@davenportiowa.com You can also call in to the meeting using the number below:

Phone number: 563-888-2224
Code: 528019

If you are unable to send a representative or call into the meeting, we invite your written comments. Section 403.5 gives your designated representative the right to make written recommendations concerning the urban renewal plan amendment no later than seven days following the date of the meeting.

The City will hold a public hearing on this urban renewal plan amendment at 5:30 p.m. on November 4, 2020, and a copy of the notice of hearing is enclosed for your information.

Please call Susanne Knutsen, Economic Development Manager, at 326-6179 or via email at susanne.knutsen@davenportiowa.com if you have questions.

Enclosure

City of Davenport, Iowa

Urban Renewal Plan Amendment
North Urban Renewal Area

October 2020

The Urban Renewal Plan (the "Plan") for the North Urban Renewal Area (the "Area") is being amended for the purposes of 1) identifying new urban renewal projects to be undertaken therein.

- 1) **Identification of Projects** By virtue of this amendment, the list of authorized urban renewal projects in the Plan is hereby amended to include the following described project descriptions:

Name: Internal TIF
Cost: \$275,000

Rationale: To reimburse the General Fund for Economic Development staff costs and other economic development related activities such as economic research tools and training.

- 2) **Required Financial Information** The following information is provided in accordance with the requirements of Section 403.17 of the Code of Iowa:

Outstanding General Obligation Debt of the City: \$211,352,656
Remaining Constitutional Debt Capacity of the City: \$150,734,717
Proposed Debt to be incurred in the Urban Renewal Area: \$275,000

NOTICE OF PUBLIC HEARING ON PROPOSED URBAN RENEWAL PLAN AMENDMENT

Notice Is Hereby Given: That at 5:30 o'clock p.m., at City Council Chambers on the first floor of City Hall, 226 W. 4th Street, Davenport, Iowa, on the 4th day of November, 2020, there will be conducted a public hearing on the question of amending the North Urban Renewal Area Plan pursuant to Chapter 403, Code of Iowa.

North Urban Renewal Plan Amendment

- 1) Internal TIF: North Urban Renewal Area: \$275,000

The proposed amendment to the urban renewal plan brings the projects described above under the plan and makes it subject to the provisions of the plan.

A copy of the proposed amendment is on file for public inspection in the office of Community & Economic Development. At said hearing any interested person may file written objections or comments and may be heard orally with respect to the subject matters of the hearing.

Community & Economic Development CED.info@davenportiowa.com 563-326-7765

October 29, 2020

Mayor Mike Matson
Davenport City Council Members
Davenport City Hall
226 West Fourth Street
Davenport, Iowa 52801

RE: City of Davenport's proposed amendment to the North Urban Renewal Area Plan to allow the use of tax increment financing funds to reimbursement the City's General Fund for economic development staffing costs.

Dear Mayor Matson and Council Members:

Thank you for the opportunity to comment on the proposed amendment of the North Urban Renewal Area Plan by the City of Davenport. The Board has consistently opposed the use of TIF funds for municipal general fund staffing costs.

The Board supports the use of tax increment financing for economic development projects which both increase the tax base and create new jobs. The Board also supports the use of TIF for urban renewal projects that reverse blight and declining property values but then only if it is to offset the extraordinary cost of such redevelopment in urban renewal areas. The Board does not support the use of TIF as an economic development incentive that gives an unfair advantage to businesses that compete with existing local businesses or that only create secondary market, retail, or service sector jobs. The Board has consistently expressed objections and concerns with the use of TIF reimbursements to the City budget for staffing and other departmental costs.

The Scott County Board of Supervisors appreciates the opportunity to comment on this plan amendment and believes the use of TIF by the City of Davenport to reimburse its General Fund for staffing costs is inappropriate. We do appreciate and would like to continue a spirit of cooperation with the City of Davenport on economic development projects and we look forward to working with you in the future.

Sincerely,

Tony Knobbe, Chairman
Scott County Board of Supervisors

xc: Corey Spiegel, Davenport City Administrator
Mahesh Sharma, Scott County Administrator

Facility and Support Services

600 West 4th Street
Davenport, Iowa 52801-1003
fss @ scottcountyiowa.com
(563) 326-8738 Voice (563) 328-3245 Fax



October 20, 2020

To: Mahesh Sharma
County Administrator

From: Tammy Speidel, Director
Facility and Support Services

Subj: County Attorney Office Expansion Project

As you are aware the Board recently approved the County Attorney's request to add two attorney positions to their staffing levels. This approval necessitates the office expansion project, which repurposes approximately 1100 square feet of space on the second floor to the east of the current Attorney's office space. A small part of the space is currently vacant after it was reclaimed it during the second floor Clerk's office remodel and a portion of it currently houses Family Resources in loaned space. I have talked to Court Administration and they are aware of this project and realize that they will have to look for other space for the Family Resource program.

Working through Purchasing FSS solicited requests for architectural design and engineering services by placing the request both on the Scott County webpage and via the www.publicpurchase.com website.

Eight responses were received and reviewed by FSS and purchasing staff.

FIRM	PROPOSAL
Bray Architects	\$27,000.00
Bruner, Cooper & Zuck Inc.	\$25,500.00
IIW, PC	\$26,400.00
Klingner & Associates. P.C.	\$54,000.00
Legat Architects	\$32,025.00
Ross Shonder Sterzinger Cupcheck PC	\$27,000.00
Shive Hattery, Inc	\$52,140.00
Wold Architects and Engineers	\$21,000.00

It is my recommendation that the Board award the architectural design and engineering contract to Wold Architects and Engineers. I have spoken with Mike Walton and he is in agreement with this recommendation.

I will attend the next Committee of the Whole meeting to answer any questions.

Cc: County Attorney Mike Walton
FSS Management Team

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES
THAT THIS RESOLUTION HAS BEEN FORMALLY
APPROVED BY THE BOARD OF SUPERVISORS
ON _____
DATE

SCOTT COUNTY AUDITOR

R E S O L U T I O N

SCOTT COUNTY BOARD OF SUPERVISORS

October 29, 2020

A RESOLUTION APPROVING A CONTRACT WITH WOLD ARCHITECTS AND ENGINEERS FOR THE COUNTY ATTORNEY EXPANSION PROJECT IN THE AMOUNT OF \$21,000.00.

BE IT RESOLVED BY the Scott County Board of Supervisors as follows:

- Section 1. That the proposal for the County Attorney Office Expansion Project design and engineering services from Wold Architects and Engineers is hereby approved and awarded in the amount of \$21,000.00.
- Section 2. That the Director of Facility & Support Services is hereby authorized to execute contract documents on behalf of the Scott County Board of Supervisors.
- Section 3. This resolution shall take effect immediately.

Facility and Support Services

600 West 4th Street
Davenport, Iowa 52801-1003
fss @ scottcountyjowa.com
(563) 326-8738 Voice (563) 328-3245 Fax



October 21, 2020

To: Mahesh Sharma
County Administrator

From: Tammy Speidel, Director
Facility and Support Services

Subj: Drainage Easement Request- Eldridge Sheriff Patrol Headquarters

As you are aware, the property south of the Sheriff's Patrol Headquarters has been sold and is planned to be developed as storage units.

Scott County has received a request from Maximum Storage LLC to grant a drainage easement on the west side of the Patrol property running from our south property line north to the shared detention pond.

Chris Still and I met the owner and engineer on site and walked through their request. They were very receptive to our requests and were able to answer any questions that we had.

Additionally we discussed the erosion issues that we have had with the drainage from the south lot onto the patrol headquarters. The owner has agreed to design a landscaped berm at the north edge of his property/ south edge of Patrol, which should solve the problem moving forward. This will require a small drainage easement agreement on the south side, east to west as well.

Mr. Joe Zrostlik, owner of the Maximum Storage Property and Mr. Chris Townsend, Townsend Engineering plan to attend the next Committee of the Whole and formally explain the request and answer any questions you or the Board may have.

Rob Cusack has reviewed have reviewed the Drainage Easement Agreement and found it to be acceptable.

I recommend that the Board approve the requested drainage easement request.

Cc: Sheriff Tim Lane
FSS Management Team

Prepared by and Return to: Gomez May LLP, 2322 E. Kimberly Rd, Ste. 120W, Davenport, IA 52807;
(563) 359-3591

DRAINAGE EASEMENT AGREEMENT

This Drainage Easement Agreement (“Agreement”) is made this ____ day of October, 2020, by and ____.

WHEREAS, Scott County Board of Supervisors, government entity for Scott County, are the owners of the real estate legally described as follows:

Lot 3 Blackhawk Hills Second Addition to the City of Eldridge, Iowa.

(hereinafter referred to as “Parcel A”);

PART OF LOT 3 OF BLACKHAWK HILLS SECOND ADDITION TO THE CITY OF ELDRIDGE, SCOTT COUNTY, IOWA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWESTERLY CORNER OF SAID LOT 3; THENCE NORTH 28° 44' 19" WEST ALONG THE SOUTHWESTERLY LINE OF SAID LOT 3, A DISTANCE OF 583.89 FEET TO THE NORTHWESTERLY CORNER OF SAID LOT 3; THENCE NORTH 61° 15' 41" EAST ALONG THE NORTHWESTERLY LINE OF SAID LOT 3, A DISTANCE OF 47.50 FEET; THENCE SOUTH 28° 44' 19" EAST, A DISTANCE OF 568.75 FEET; THENCE NORTH 61° 05' 38" EAST, A DISTANCE OF 267.17 FEET TO THE WESTERLY RIGHT OF WAY LINE OF SOUTH 16TH AVENUE; THENCE SOUTH 15.00 FEET TO THE SOUTHEASTERLY CORNER OF SAID LOT 3; THENCE SOUTH 61° 05' 38" WEST ALONG SOUTHEASTERLY LINE OF SAID LOT 3, A DISTANCE OF 314.71' FEET TO THE POINT OF BEGINNING, CONTAINING 31,739 SQUARE FEET, MORE OR LESS.

and

WHEREAS, Maximum Storage LLC are the owners of the real estate legally described as follows:

Lot 2 Blackhawk Hills Second Addition to the City of Eldridge, Iowa.

(hereinafter referred to as “Parcel B”);

WHEREAS, the owner of Parcel A is agreeable to providing the owner of Parcel B with certain limited water drainage over a portion of Parcel A as further set forth herein.

NOW THEREFORE, in consideration of the undertakings set forth herein and other good and valuable consideration, the parties hereto make the following dedication of easements and further agree and contract as follows:

1. The Owner of Parcel A grants a non-exclusive access water drainage easement for the benefit of Parcel B over the westernmost fifteen (25) feet of Parcel A and the 5 feet over the southeastern part of

Parcel A.

2. The Owner of Parcel B shall have the right of way to use the Easement for means of water drainage and from Parcel B. The water drainage shall be over the Easement. Said water drainage shall be kept open at all times for use by the owner of Parcel A, their tenants, visitors, invitees and licensees.

3. The Drainage Easement shall be maintained, repaired or replaced, and kept in functional use by the owner of Parcel B, at their sole expense. The owner of Parcel B shall be responsible for any costs or expenses associated with the Drainage Easement, including any damages created during construction and ongoing issues that may arise in conjuncture with the work on the property.

4. This Agreement and all of the terms, provisions, easements, and rights contained and granted herein shall run with the land, are perpetual, and shall be binding upon, and inure to the benefit of, as the case may be, the owners of Parcel A and Parcel B, their respective heirs, executors, administrators, transferees, successors and assigns.

5. This Agreement may be terminated by mutual agreement of all parties in interest.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the date set forth above.

PARCEL A OWNERS: Scott County Board of Supervisors, for Scott County Iowa.

By: _____

PARCEL B OWNERS: Maximum Storage LLC

Joseph Zrostlik, Manager

STATE OF IOWA)
) SS.
COUNTY OF SCOTT)

Now on this ____ day of _____, 2020, this instrument was acknowledged before me by _____ and _____.

Notary Public

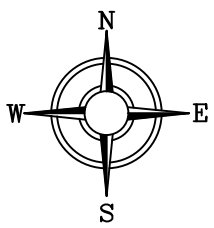
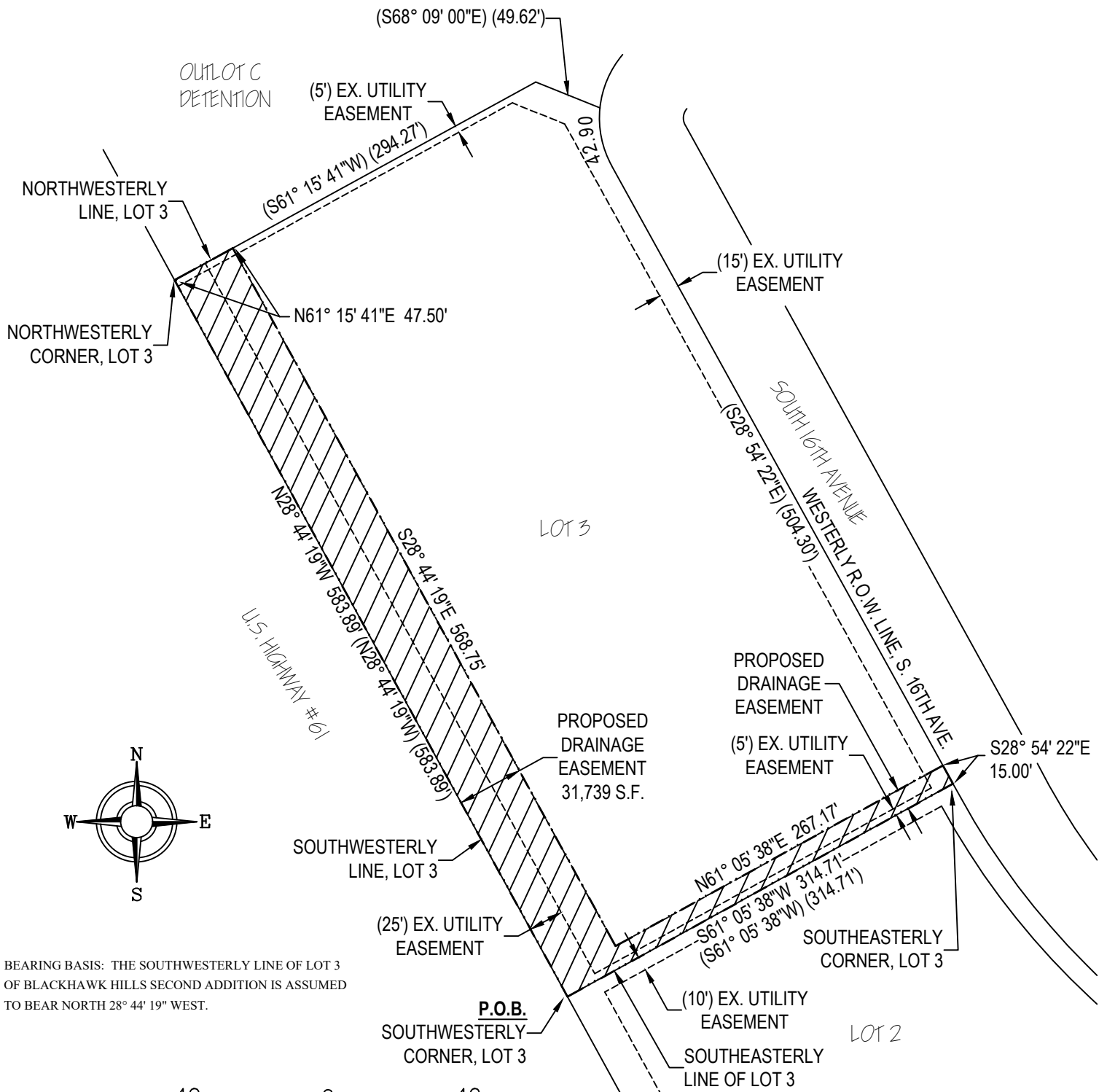
STATE OF IOWA)
) SS.
COUNTY OF SCOTT)

Now on this ____ day of _____, 2020, this instrument was acknowledged before me by _____ and _____.

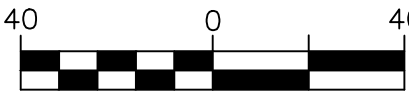
Notary Public

PLAT OF EASEMENT

FOR DRAINAGE PURPOSES
DESCRIPTION ATTACHED



BEARING BASIS: THE SOUTHWESTERLY LINE OF LOT 3 OF BLACKHAWK HILLS SECOND ADDITION IS ASSUMED TO BEAR NORTH 28° 44' 19" WEST.



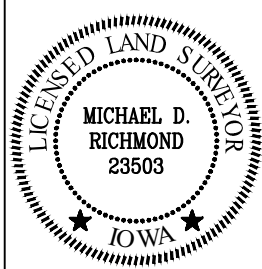
(IN FEET)
1" = 40' (8.5x14)

- LEGEND:**
 DEED DIMENSION = (0.00')
 FIELD DIMENSION = 0.00'
 MONUMENTS FOUND: ●
 AS NOTED = ○
 MONUMENTS SET:
 #5 REBAR W/ YELLOW CAP #23503 = ○
 BOUNDARY LINE = ————
 FENCE LINE = — x — x —
 EASEMENT LINE = - - - -
 SETBACK LINE = - · - · -
 SECTION LINE = - · - · -

REVISIONS:
DATE

DATE: 09/30/2020
 DRAWN BY: KLC
 CHECKED BY: MDR
 DRAWING LOCATION: S:\ZROSTLIK

PREPARED FOR:
 JOE ZROSTLIK
 3216 S. 16TH AVENUE
 ELDRIDGE, IOWA 52748



I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

MICHAEL D. RICHMOND
 Iowa License Number: 23503
 My license renewal date is December 31, 2021
 Pages or sheets covered by this seal: 1

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES
THAT THIS RESOLUTION HAS BEEN FORMALLY
APPROVED BY THE BOARD OF SUPERVISORS ON

DATE

SCOTT COUNTY AUDITOR

R E S O L U T I O N

SCOTT COUNTY BOARD OF SUPERVISORS

October 29, 2020

A RESOLUTION APPROVING AN DRAINAGE EASEMENT REQUEST FOR THE
WEST SIDE OF SCOTT COUNTY PROPERTY LOCATED AT
3206 S 16TH AVENUE, ELDRIDGE, IOWA

BE IT RESOLVED BY the Scott County Board of Supervisors as follows:

- Section 1. That the request by Maximum Storage LLC for an drainage easement located on the west side of 3206 S 16TH Avenue, Eldridge, IA is hereby approved.
- Section 2. That the Director of Facility & Support Services is hereby authorized to sign the Drainage Easement Agreement on behalf of the Scott County Board of Supervisors.
- Section 3. This resolution shall take effect immediately.

Community Services Department
600 W. 4th St.
Davenport, Iowa 52801



(563) 326-8723 Fax (563) 326-8730

October 19, 2020

To: Mahesh Sharma, County Administrator

From: Lori A. Elam, Community Services Director

Re: Approval of Tax Suspension Request

The County has received a tax suspension request to have property taxes currently owed suspended as follows:

REQUESTED TAX SUSPENSION:

Clayton Johnson
7318 Pacific Street
Davenport, IA 52806

Suspend: 2019 property taxes due in September 2020 and March 2021 in the amount of \$2,696.00 including interest.

The application meets the Board Suspension Policy requirements. It is recommended that the Board suspend these taxes at their next Board meeting.

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES THAT THIS
RESOLUTION HAS BEEN FORMALLY APPROVED BY THE BOARD
OF SUPERVISORS ON _____
DATE

SCOTT COUNTY AUDITOR

R E S O L U T I O N
SCOTT COUNTY BOARD OF SUPERVISORS
October 29, 2020

**SUSPENDING THE 2019 PROPERTY TAXES DUE SEPTEMBER 2020 AND MARCH 2021 FOR
CLAYTON JOHNSON, 7318 PACIFIC STREET, DAVENPORT, IOWA, IN THE AMOUNT OF \$2,696.00
INCLUDING INTEREST.**

BE IT RESOLVED by the Scott County Board of Supervisors as follows:

- Section 1. The 2019 property taxes due in September 2020 and March 2021 for Clayton Johnson, 7318 Pacific Street, Davenport, Iowa in the amount of \$2,696.00 including interest are hereby suspended.
- Section 2. The County Treasurer is hereby directed to suspend the collection of the above stated taxes and utility fees thereby establishing a lien on said property as required by law with future collection to include statutory interest, if any.
- Section 3. This resolution shall take effect immediately.



Scott County Health Department

600 W. 4th Street | Davenport, IA 52801-1030 | P. 563-326-8618 | F. 563-326-8774
health@scottcountyiowa.com | www.scottcountyiowa.com/health

October 19, 2020

To: Mary Thee, Human Resources Director
From: Edward Rivers, Health Director

RE: Approval for Hiring of Temporary Contact Tracers

Since COVID-19 was identified in Scott County in March, our department has been performing case interviews and contact tracing efforts seven days a week. During that time, other staff within the department have supplemented our communicable disease investigation team. This was possible due to other responsibilities being put on hold. As the cases increased during the summer months, we were able to involve additional staff to manage the surge. We currently have nineteen staff actively involved in case investigation and contact tracing efforts. We have reached a point in this pandemic where the sustained volume of daily cases and contacts and the need to complete other required work has exceeded our capacity to maintain the quality and timeliness of our efforts without additional support.

The department is requesting that the County approve a Contact Tracer Job Description and allow us to hire accordingly. Any individuals hired in this role would be temporary employees. We are proposing that Contact Tracers be paid \$17.50 per hour. This rate is consistent with what is being paid in Rock Island County as well as Johnson County. Anyone hired in this temporary position would work less than 1,560 hours in a year.

It is difficult to determine what the cost to the County would be regarding these Contact Tracer positions. We do not know whether Scott County's cases will maintain at the current high level, increase further, or decrease. We do not know how long the pandemic will last, or how long we will be asked to continue to complete case investigation and contact tracing at the current level. We do not know how long staff being paid by grants will be allowed to engage in this work when it is not contract required work (dental outreach, HIV, etc). What we do know is that we have an extremely dedicated workforce that have been working tirelessly to respond to the pandemic and we are in need of assistance.

If we were to hire six temporary contact tracers that all worked thirty hours a week at a loaded salary of \$20.50 per hour (FICA/IPERS) for an estimated sixteen weeks, it would cost Scott County approximately \$60,000. The use of contact tracers on the weekends would also allow the department to decrease its overtime expenses. While a Public Health Emergency Response Grant has covered these expenses, these funds are being depleted rapidly.

Thank you for your consideration of our request. If you have any questions, please do not hesitate to contact me at extension 3277 or Amy Thoreson at extension 8833.

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES
THAT THIS RESOLUTION HAS BEEN FORMALLY
APPROVED BY THE BOARD OF SUPERVISORS ON

DATE

SCOTT COUNTY AUDITOR

R E S O L U T I O N

SCOTT COUNTY BOARD OF SUPERVISORS

October 29, 2020

APPROVING THE TEMPORARY POSITION OF CONTACT TRACER IN THE HEALTH DEPARTMENT AND ESTABLISHING THE HOURLY RATE

BE IT RESOLVED BY the Scott County Board of Supervisors as follows:

Section 1. That the temporary position of Contact Tracer in the Health Department is created at an hourly rate of \$17.50.

Section 2. That the position does not alter the Health Department's table of organization.

Section 3. This resolution shall take effect immediately.

INFORMATION TECHNOLOGY

400 West Fourth Street
Davenport, Iowa 52801-1104
Ph: (563) 328-4100
www.scottcountyiowa.com



November 20, 2020

To: Mahesh Sharma, County Administrator
From: Matt Hirst, Information Technology Director
Subject: ECM Software Maintenance and Support

Enterprise Content Management, ECM, software license maintenance and support is due for renewal. Hyland OnBase is the software implemented by Information Technology for records management at Scott County.

The quote summary is as follows:

<u>Vendor</u>	<u>Total</u>
DataBank	\$31,376.13

It is recommended that the Board approve the quote from DataBank in the amount of \$31,376.13.

Notes:

- The term of this agreement is for one year through 12/31/21.
- OnBase software maintenance was \$29,606.74 in FY'20.
- Pricing is provided at government contract rates.
- Multi-year rates are not available.

The DataBank proposal provides Information Technology the ability to obtain the latest updates and patches to the OnBase software as well necessary support. The result is a more functional and dependable records management solution.

This contract was awarded to DataBank in 2016 as part of the implementation contract resulting from 2015 Scott County RFP 19177. Budget dollars are available in the Information Technology Department operational budget to fund this contract.

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES
THAT THIS RESOLUTION HAS BEEN FORMALLY
APPROVED BY THE BOARD OF SUPERVISORS
ON _____
DATE _____

SCOTT COUNTY AUDITOR

R E S O L U T I O N

SCOTT COUNTY BOARD OF SUPERVISORS

October 29, 2020

APPROVING PURCHASE OF ECM SOFTWARE MAINTENANCE AND SUPPORT

BE IT RESOLVED BY the Scott County Board of Supervisors as follows:

Section 1. The purchase of Hyland OnBase Enterprise Content Management software maintenance and support from DataBank in the amount of \$31,376.13 is hereby approved.

Section 2. This resolution shall take effect immediately.

INFORMATION TECHNOLOGY
400 West Fourth Street
Davenport, Iowa 52801-1104



Ph: (563) 328-4100 Fax: (563) 326-8669
www.scottcountyiowa.com

October 21, 2020

To: Mahesh Sharma, County Administrator
From: Matt Hirst, Information Technology Director
Subject: Board Room Audio/Video (A/V) Project

IT was tasked with addressing County public meeting access short comings and changes needed to accommodate today's social distancing requirements. The overarching goal of the project is to provide easier and better access to County meetings for the Board(s), participants, attendees, and the public.

To that end, IT identified and has reported on five (5) tasks to the Board which include:

1. Implemented WebEx Event Center in September. Event Center is a meeting facilitation application from Cisco Systems.
2. Augmented Board of Supervisor technology in September. In addition to the smart phones and iPads previously provided, laptops have been configured and implemented for the Board.
3. Address Boardroom audio/video deficiencies. IT has solicited a quote from Heartland Buisness Systems, HBS, for hardware and professional services for A/V improvements to work with the County online meeting solution, Cisco WebEx.
4. Publish recorded meetings to ScottCountyIowa.gov.
5. Communicate meeting improvements to participants and citizens by working with and providing details of implemented technology and SOP recommendations to County Administration and the Board.

A quote has been received for the purchase of Audio/Video, A/V, equipment from HBS to address Boardroom A/V as detailed below:

The quote summary is as follows:

<u>Vendor</u>	<u>Total</u>
- Video Conference Equipment	\$14,998.89
- Hearing Assist System	\$ 922.60
- Room audio	\$25,317.00
- Labor	\$ 9,120.00
-	\$50,358.49

It is recommended that the Board approve the bid from HBS in the amount of \$50,358.49.

HBS in delivering the Board Room A/V project will:

- Install 2 HD cameras as part of Cisco Presentation/Collaboration Kit
- Install Shure wireless discussion mic system including Access Point and Discussion Units
- Install Listen EVERYWHERE listening assistance system for hearing impaired
- Remove old and install new rack-mounted equipment
- Program Crestron A/V control system

- Program Touch10 system control touch panels
- Tune room for audio/video performance
- Test system
- Provide system instruction

Notes:

- Pricing for the Cisco hardware was obtained from Cisco through HBS at approximately fifty-four percent below list.
- Pricing was compared to and beats the State of Iowa NASPO (National Association of State Procurement Officials) contract with Cisco by nineteen percent. (Pricing through NASPO is competitively sourced and is available for use by all State of Iowa Agencies and Political Sub-Divisions within the State of Iowa including Scott County.)

Budget dollars are available in the Capital Improvement Program budget to fund the cost of this project.

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES
THAT THIS RESOLUTION HAS BEEN FORMALLY
APPROVED BY THE BOARD OF SUPERVISORS ON

DATE

SCOTT COUNTY AUDITOR

R E S O L U T I O N

SCOTT COUNTY BOARD OF SUPERVISORS

October 29, 2020

APPROVING BOARD ROOM A/V PROJECT

BE IT RESOLVED BY the Scott County Board of Supervisors as follows:

Section 1. The audio/video project for the County Board Room with a total cost of \$50,358.49 from Heartland Business System is hereby approved.

Section 2. This resolution shall take effect immediately.

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES
THAT THIS RESOLUTION HAS BEEN FORMALLY
APPROVED BY THE BOARD OF SUPERVISORS ON

DATE

SCOTT COUNTY AUDITOR

R E S O L U T I O N

SCOTT COUNTY BOARD OF SUPERVISORS

October 29, 2020

RECOGNITION OF BRENT HERMAN'S 9+ YEARS OF SERVICE
ON THE SCOTT COUNTY LIBRARY BOARD

WHEREAS, Brent Herman has been a dedicated member of the Scott County Library Board since 2011; and

WHEREAS, members of the Library Board have a variety of important duties including, supervision of County library buildings, directing and controlling of all affairs, hiring librarian, assistants and employees as necessary, selection and purchase books of pamphlets, magazines, periodicals, papers, maps, journals, furniture and supplies, and they make, adopt, amend, modify and repeal bylaws, rules, and regulations for the care, use and management of the library; and

WHEREAS, Mr. Herman has been a part of the Library Board for over 9 years and the Board realizes he has personally impacted the lives of many during those years; and

WHEREAS, the Board has sincerely appreciated his willingness to invest his time and efforts to faithfully serve the citizens of Scott County.

BE IT RESOLVED BY the Scott County Board of Supervisors as follows:

- Section 1. That the Board of Supervisors wants to offer their sincere appreciation to Mr. Brent Herman for his many years of dedicated service to Scott County.
- Section 2. That the Board of Supervisors extends their very best wishes to Brent Herman to enjoy all his future endeavors.
- Section 3. This resolution shall take effect immediately.

THE COUNTY AUDITOR'S SIGNATURE CERTIFIES
THAT THIS RESOLUTION HAS BEEN FORMALLY
APPROVED BY THE BOARD OF SUPERVISORS ON

DATE

SCOTT COUNTY AUDITOR

RESOLUTION

SCOTT COUNTY BOARD OF SUPERVISORS

October 30, 2020

RECOGNIZING OCTOBER 25-31, 2020 AS NATIONAL LEAD POISONING PREVENTION WEEK

WHEREAS, lead exposure to children can result from multiple sources and can cause irreversible and life-long health effects.

WHEREAS, in 2019, 123 children tested positive for lead poisoning in Scott County; and lead is especially dangerous to children under the age of 6; and

WHEREAS, lead poisoning is preventable; the key is to keep children from coming into contact with lead; and

WHEREAS, there are simple steps that can be taken to protect all family members from lead based-paint hazards in the home; and

WHEREAS, education and awareness about the dangers of lead can help protect the lives of children living in Scott County.

NOW THEREFORE BE IT RESOLVED the Scott County Board of Supervisors as follows:

- Section 1. That the Board of Supervisors proclaims October 25-31, 2020, as National Lead Poisoning Prevention Week.
- Section 2. The Board of Supervisors encourages citizens and government officials to take part in appropriate programs and activities designed to enhance public awareness of lead poisoning prevention and the ways we can protect our families from lead poisoning.
- Section 3. This resolution shall take effect immediately.