

PLANNING & ZONING MEETING AGENDA
Thursday October 20th, 2022 6:00 PM
Eldridge City Hall 305 N 3rd Street

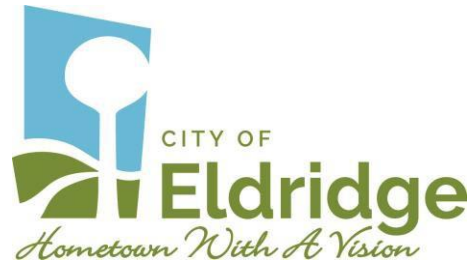
1. Call to Order and Roll Call
2. Approval of the Minutes for the October 12th, 2022 Meeting
3. Consideration of North Scott Schools Rezoning Request
4. Adjournment

Next Meeting: TBD

Karl Donaubauer
Tisha Boussetot
Terry Harbour

Mike Martin
Nancy Gruber

Brad Merrick
Duane Miller



To: Plan & Zone Commission
From: Tony Rupe, City Administrator
Re: Meeting Minutes
Date: 2022-10-12

The Eldridge Plan and Zone Commission met in open session at Eldridge City Hall at 5:30 p.m. on October 12, 2022. Present were Karl Donaubaauer, Tisha Boussetot, Brad Merrick, Duane Miller, Mike Martin and Nancy Gruber. Absent was Terry Harbour. Also present were Tony Rupe, Bruce Cheek and Jeff Martens.

The minutes from the 8/30/22 meeting was presented for approval. Motion by Miller to approve the minutes. Second by Gruber. Motion approved 6-0 by unanimous voice vote.

Consideration of approval of Final Plat for Diamond Builders Addition. Rupe presented an overview and staff recommendation of approval. The parcel is zoned properly for the building. Motion by Martin to approve Final Plat of Diamond Builders Addition. Second by Boussetot. Motion approved 6-0 by unanimous voice vote.

Motion by Martin to adjourn the meeting. Second by Boussetot. Motion approved by unanimous voice vote. Meeting adjourned at 5:39 p.m.

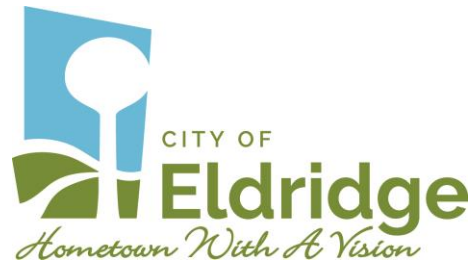
Respectfully submitted,

Tony Rupe, City Administrator

Karl Donaubaauer
Tisha Boussetot
Terry Harbour

Mike Martin
Nancy Gruber

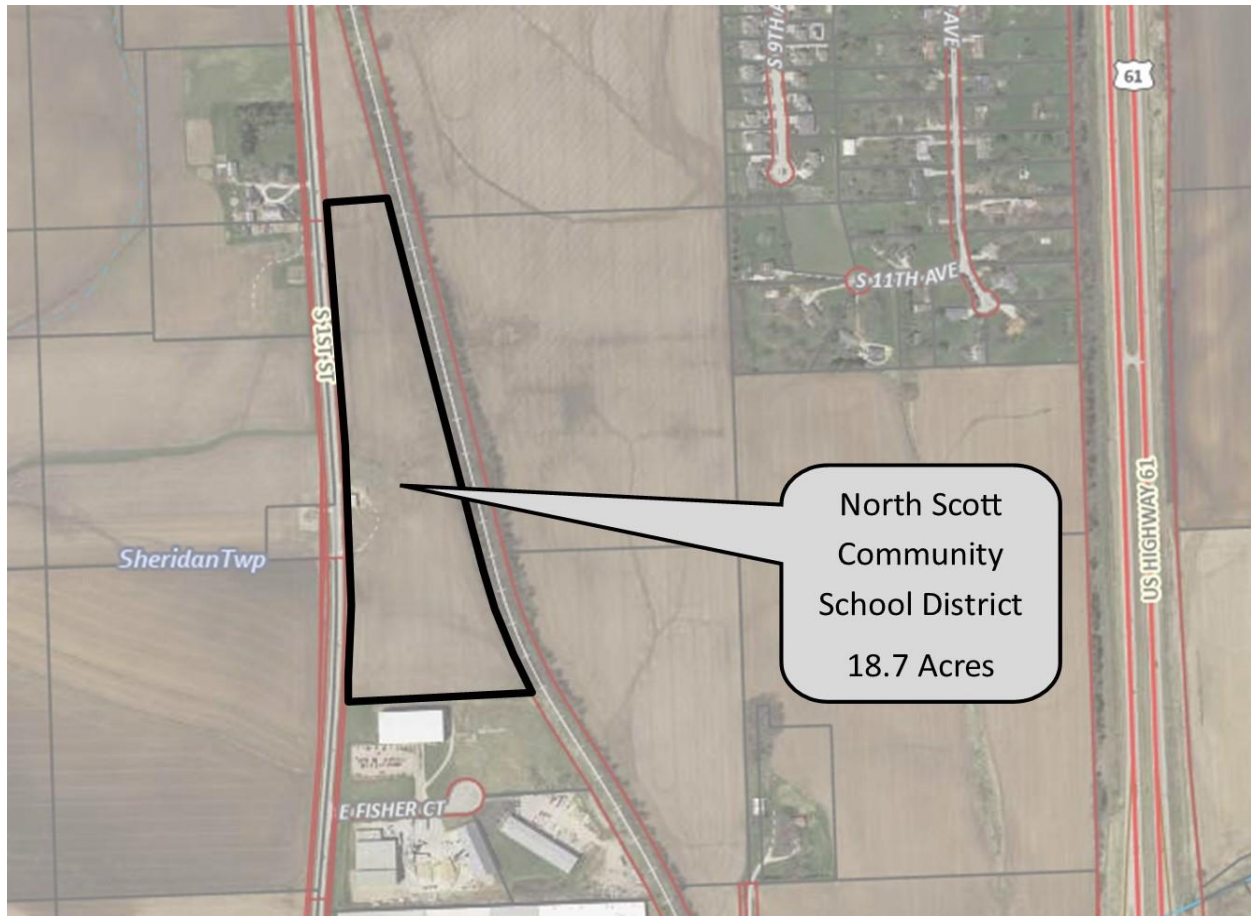
Brad Merrick
Duane Miller



To: Plan and Zone Commission
From: Tony Rupe, City Administrator
Re: North Scott Schools Rezoning
Date: 10/14/22

Plan and Zone Commission

North Scott Community School District is seeking a rezoning of a property they own on South First Street. The property is currently zoned Suburban Ag and the request is to rezone it to Public and Municipal. The site is the home of the future North Scott Innovation Center.



Karl Donaubaauer
Tisha Boussetot
Terry Harbour

Mike Martin
Nancy Gruber

Brad Merrick
Duane Miller



REZONING APPLICATION

Plan and Zone Commission

Property Address No formal address - property located along east side of 1st Street (See attached Plat of Survey)

Rezoning Request From SA-Suburban - Agricultural To P/M-Public and Municipal

Legal Description of Property See attached Plat of Survey

Applicant Name North Scott Community School District

Address 251 E. Iowa Street, Eldridge, Iowa 52748

Phone Number (563) 285-9081

Email Address joe.stutting@north-scott.k12.ia.us


Main Contact Person Joe Stutting, Superintendent

Title Holder's (If different than applicant)

Name _____

Address _____

Phone Number _____

Signature of Applicants (s) 

Intended property use Regional Innovation Center


(please be specific) For agricultural education and training use by North Scott Community School District & EICC

On 8 1/2" x 11" paper, please provide the following:

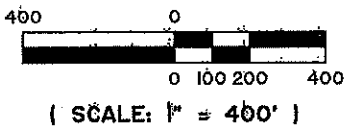
A map showing the property location and surrounding zoning

For office use only			
Filing Fee Paid	\$	<u>154</u>	Date Filed <u>REC'D signed copy 10-18-22</u>
Payment Method		<u>check</u>	Meeting Date <u>10-20-22</u>
Courtesy Letters Sent		<u>✓</u>	

Description: Section 23, T 79, R 3, NW, SW, SE
 Requestor: North Scott School District
 Proprietor: Aaron Arp Farms LLC
 Surveyor: David L. Meyer
 Survey Company: Verbeke - Meyer Consulting Engineers, P.C.
 Return To: Verbeke - Meyer Consulting Engineers, P.C.
 4111 East 60th Street
 Davenport, Iowa 52807
 dlm@verbeke-meyer.com (563) 359-1348

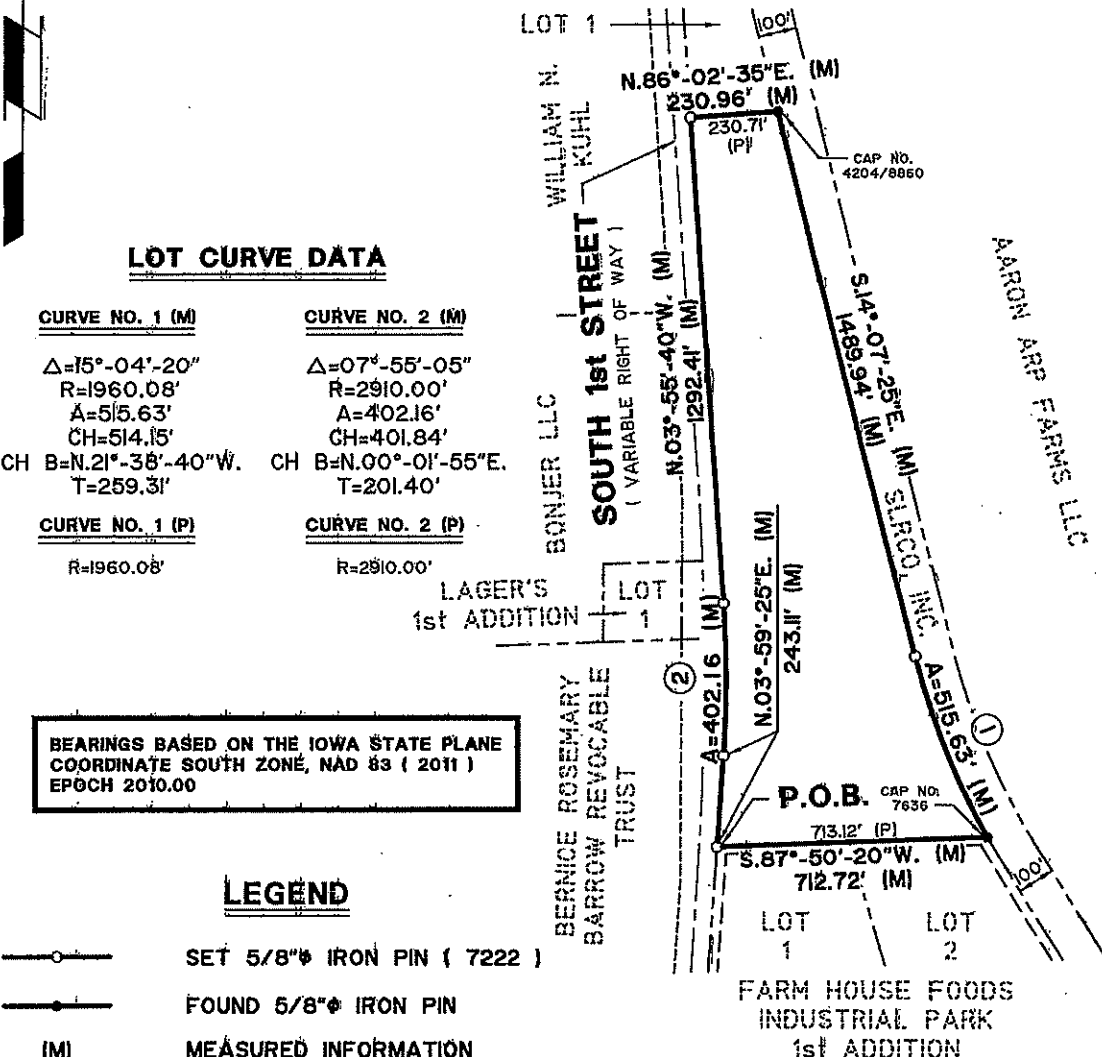

 Doc ID: 021268080001 Type: PLA
 Recorded: 11/21/2017 at 10:29:56 AM
 Fee Amt: \$7.00 Page 1 of 1
 Scott County Iowa
 Rita A. Vargas Recorder
 File **2017-00031996**

PLAT OF SURVEY
PART OF SECTION 23
TOWNSHIP 79 NORTH, RANGE 3 EAST OF THE 5th P.M.



ELDRIDGE, IOWA
 AMERICAN
 LEGION
 1st ADDITION

TOTAL AREA OF SURVEYED
TRACT = 814,740 SQUARE FEET, ±
OR 18.70 ACRES, ±





LOT CURVE DATA

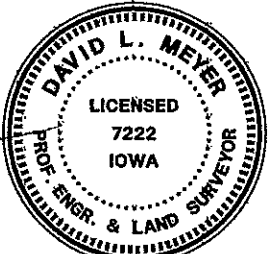
CURVE NO. 1 (M)	CURVE NO. 2 (M)
$\Delta=15^{\circ}-04'-20''$	$\Delta=07^{\circ}-55'-05''$
R=1960.08'	R=2910.00'
A=515.63'	A=402.16'
CH=514.15'	CH=401.84'
CH B=N.21°-38'-40"W.	CH B=N.00°-01'-55"E.
T=259.31'	T=201.40'
CURVE NO. 1 (P)	CURVE NO. 2 (P)
R=1960.08'	R=2910.00'

BEARINGS BASED ON THE IOWA STATE PLANE
COORDINATE SOUTH ZONE, NAD 83 (2011)
Epoch 2010.00

LEGEND

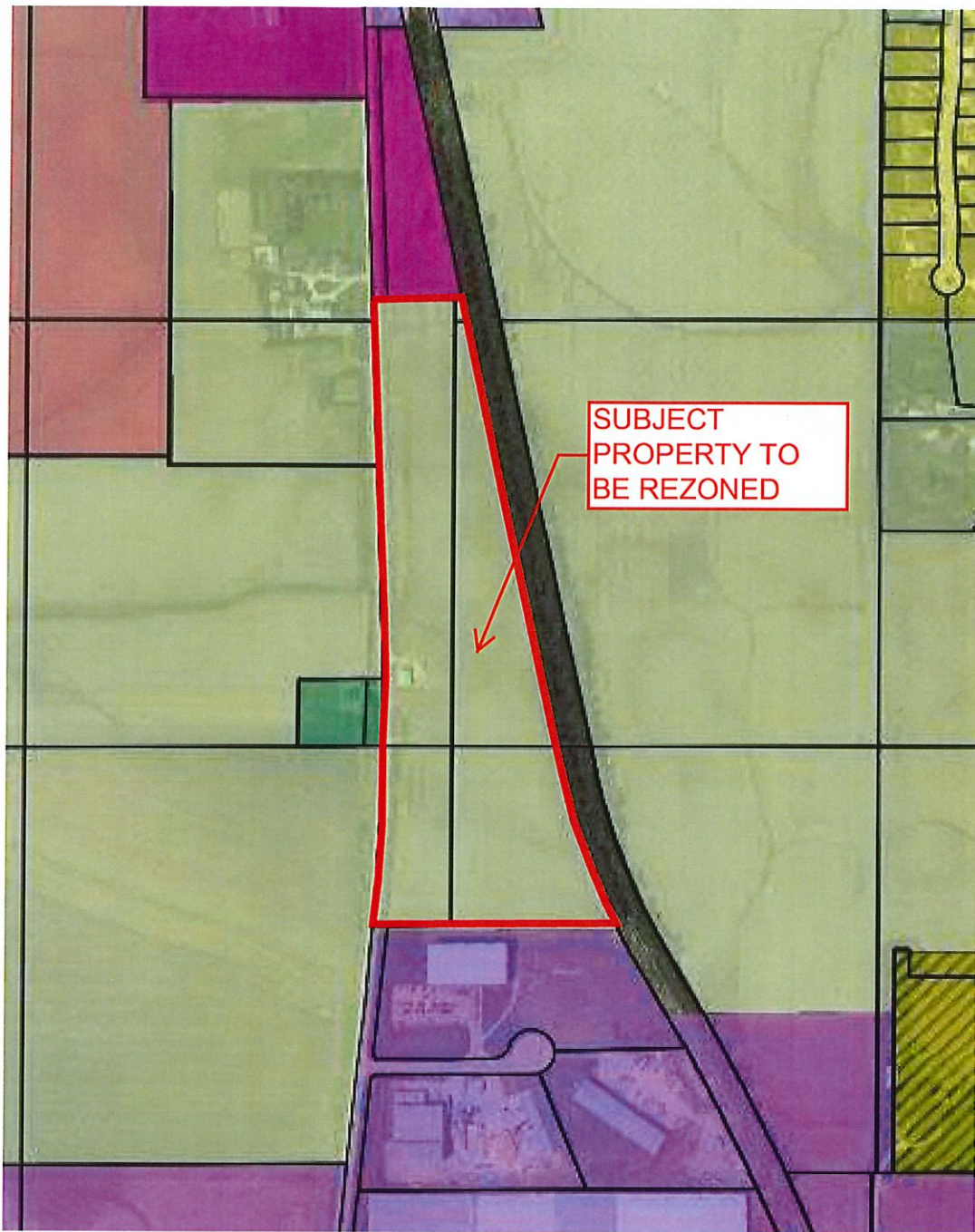
-  SET 5/8" IRON PIN (7222)
-  FOUND 5/8" IRON PIN
- (M) MEASURED INFORMATION
- (P) PLATTED INFORMATION

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.
 Signature: *David L. Meyer*
 David L. Meyer, P.E. & L.S., License Number 7222
 Date: **NOVEMBER 17, 2017**
 My license renewal date is December 31, 2018
THIS SHEET ONLY
 Pages or sheets covered by this seal:



PREPARED BY
VERBEKE - MEYER
CONSULTING ENGINEERS, P.C.
 4111 EAST 60th STREET
 DAVENPORT, IOWA 52807
 PHONE NUMBER: (563) 359 - 1348

VMCE 17350



SUBJECT
PROPERTY TO
BE REZONED

