



Board of Adjustment Annual Report

2020

Special Use Permits

Variances

Special Location Plans

Appeals

Miscellaneous Items



Board of Adjustment
City of Bettendorf
2020 Annual Report

Summary of Activities

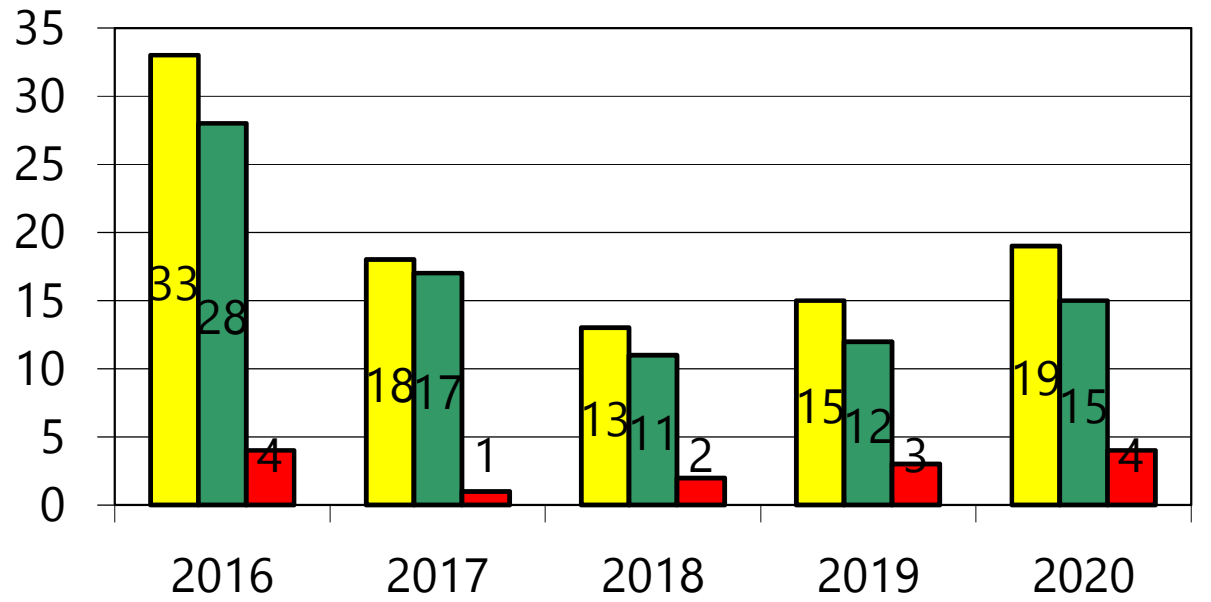
The City of Bettendorf's Board of Adjustment is a five-member board appointed by the Mayor. It is the responsibility of the Board to interpret the City's Zoning Ordinance as it applies to variances and special uses. Each month a visit to the site in question is made individually by the Board Members followed by a public hearing.

The Board of Adjustment held public hearings regarding 22 cases during the year ending December 2020. Of those cases, 19 were variance requests, and 3 were special use permit requests. The Board granted 15 variance requests and 3 special use permits. Four variance requests were denied.

Board Member Listing

Robert Gallagher (Appointed 2/12)
Mary Spranger (Appointed 7/12)
Kris Clements (Resigned 12/20)
Gwen Tombergs (Appointed 10/18)
Jim Tansey (Appointed 11/19)

BOARD OF ADJUSTMENT ACTIVITY VARIANCES 2016 - 2020

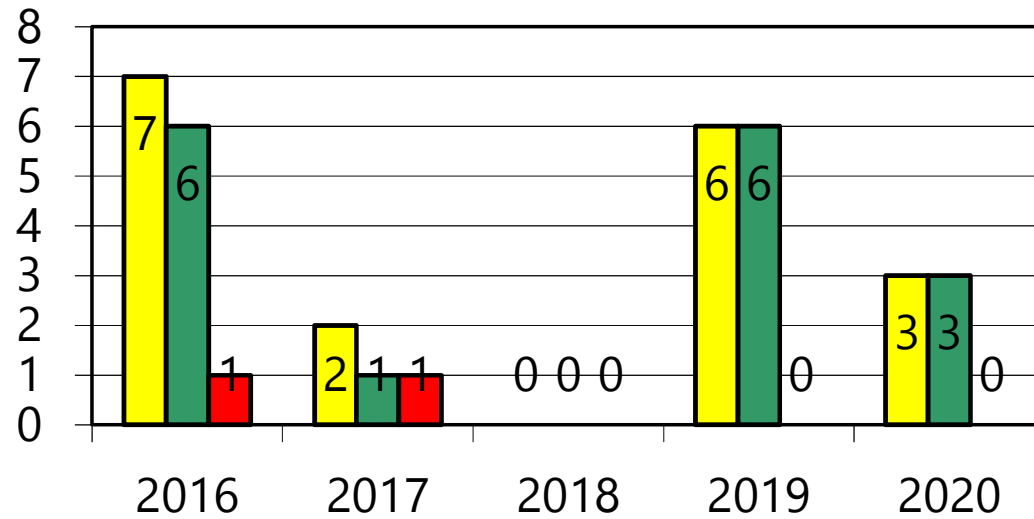


■ CASES HEARD

■ CASES APPROVED

■ CASES DENIED

BOARD OF ADJUSTMENT ACTIVITY SPECIAL USE PERMITS 2016 - 2020



■ CASES HEARD

■ CASES APPROVED

■ CASES DENIED

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Case Number	Location	Request (Applicant)	Decision/Date
20-001	6152 Forest Grove Drive	Special use permit to allow a radio communications tower. (Scott Emergency Communications Center.)	Granted 1/9/20
20-009	3557 Middle Road	Special use permit to allow an outdoor service area associated with a bar. (The Quarry QC, LLC)	Granted 8/13/20
20-015	3557 Middle Road	Variance to reduce the required number of parking spaces. (The Quarry QC, LLC)	Granted 8/13/20
20-012	4465 - 53 rd Avenue	Variance to allow parking in the required front yard adjacent to 53 rd Avenue. (Townsend Engineering)	Granted 3/12/20
20-017	3014 and 3038 Charissa's Place 3010, 3013, 3036, and 3037 Mary Leigh Drive	Variance to reduce the required rear yard setback from 25 feet to 22 feet to allow for construction of 12-foot by 12-foot covered patios. (Townsend Engineering)	Granted 4/9/20
20-022	1510 Bellevue Avenue	Variance to reduce the required rear yard setback from 25 feet to 15 feet. (Mark Brandl)	Granted 6/11/20
20-023	203 Grant Street	Variance to increase the allowable lot coverage in the required rear yard from 40 percent to 70 percent to allow construction of a 22-foot by 30-foot detached garage. (Barbara Mansholt)	Granted 5/14/20
20-027	4950 Woodland Drive	Variance to allow an 8-foot high fence to surround a swimming pool. (Windmill Development)	Granted 5/14/20
20-028	1233 Mississippi Boulevard	Variance to allow a 6-foot high fence in the required front yard along 13 th Street. (Dionne and Robert Bergeson)	Granted 6/11/20
20-030	2849 Cody Street	Variance to allow a 6-foot high fence in the required front yard along 29 th Street. (Vanessa Zepeda)	Denied 6/11/20
20-031	5786, 5804, 5842, 5870, 5894 Danielle Drive	Variance to allow a 6-foot high fence in the required front yard along Devils Glen Road. (Kevin Dolan)	Granted 6/11/20
20-032	4670 Atwood Court	Variance to allow a 5-foot high fence and a swimming pool in the required front yard along Crow Creek Road. (Brock Moshier)	Denied 7/9/20

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Case Number	Location	Request (Applicant)	Decision/ Date
20-032	4670 Atwood Court	Variance to allow a 5-foot high fence and a swimming pool in the required front yard along Crow Creek Road. (Brock Moshier)	Denied 7/9/20
20-036	4288 Augusta Court	Variance to allow a swimming pool within 7 feet of the rear property line. (Kelly Smith)	Denied 7/9/20
20-037	6855 Prairie Grass Lane	Variance to allow a 5-foot high fence in the required front yard along Forest Grove Drive. (John Blackburn)	Granted 7/9/20
20-038	3830 Norwich Court	Variance to allow a 6-foot high fence in the required front yard along Tanglefoot Lane. (Tab McDonough)	Granted 7/9/20
20-039	2814 Villa Court	Variance to reduce the required rear yard setback from 25 feet to 11 feet to allow for construction of a 16-foot by 22-foot deck. (Ward Larson)	Granted 7/9/20
20-040	3655, 3707, 3867, and 3875 Tanglefoot Lane	Variance to reduce the required rear yard buffer yard from 30 feet to 15 feet. (Kevin Dolan)	Granted 7/9/20
20-043	2775 - 53 rd Avenue	Variance to allow a 6-foot high fence in the required front yard. (Greg McCoy)	Granted 8/13/20
20-044	428 - 28 ½ Street	Variance to allow parking in the required front yard adjacent to 28 th Street and to reduce the required buffer yard along the north and west property lines. (Jeremy Richard)	Granted with conditions 8/13/20
20-056	4600 Amber Court	Variance to allow an 8-foot high fence. (Melissa Bigelow)	Denied 10/8/20
20-057	3050 Middle Drive	Special use permit to allow a car wash in a C-2 zoning district. (Maggie Motto)	Granted with conditions 10/8/20

