

The following are minutes of the Bettendorf Board of Adjustment and are a synopsis of the discussion that took place at this meeting and as such may not include the entirety of each statement made. The minutes of each meeting do not become official until approved at the next Board meeting.

**MINUTES
BETTENDORF BOARD OF ADJUSTMENT
MARCH 10, 2022
5:00 P.M.**

Gallagher called the meeting to order at 5:00 p.m.

Item 1. Roll Call

PRESENT: Gallagher, Spranger, Tansey, Tombergs, Vermillion

ABSENT: None

STAFF: Beswick, Fuhrman, Hunt

Item 2. Review of Board procedures.

Item 3. The Board to review and approve the minutes of the meeting of September 9, 2021.

On motion by Spranger, seconded by Tombergs, that the minutes of the meeting of September 9, 2021 be approved as submitted.

ALL AYES

Motion carried.

Item 4. The Board to review and approve the 2021 Board of Adjustment Annual Report.

Gallagher commented that there were more special use permit requests than variance requests in 2021. Hunt added that several of the special use permit requests were for outdoor service areas which is likely related to the pandemic.

On motion by Tansey, seconded by Tombergs, that the 2021 Board of Adjustment Annual Report be approved as submitted.

ALL AYES

Motion carried.

Item 5. Election of officers.

On motion by Spranger, seconded by Vermillion, that Gallagher and Tombergs remain in their respective positions of Chair and Chair Pro Tem for 2022.

ALL AYES

Motion carried.

Item 6.

The Board to hold a public hearing on the following item:

- a. **Case 22-005; 5329 Coachman Road (A-2)** - Variance to reduce the required front yard setback from 40 feet to 32 feet to allow for construction of a garage addition, submitted by Leslie Olsen.

Gallagher asked if there was an affidavit of publication. Beswick stated that notice of public hearing had been received. Notice and affidavit of publication are Annex #2 to these minutes.

Beswick reviewed the staff report. Staff report is Annex #3 to these minutes.

Gallagher asked if there was anyone present wishing to speak in favor of the request.

Timothy Olsen, 5329 Coachman Road, commented that the proposed garage addition would increase the property value of his home.

There being no one else wishing to speak in favor of or in opposition to the request, Gallagher closed the public hearing.

On motion by Spranger, seconded by Vermillion, that a variance to reduce the required front yard setback from 40 feet to 32 feet to allow for construction of a garage addition be approved in accordance with the Decision and Order.

ALL AYES

Motion carried.

Decision and Order is Annex #6 to these minutes.

Hunt stated that an RFP has been drafted for an update to the Comprehensive Plan which will be presented to the Planning and Zoning Commission this month. He added that a zoning ordinance amendment related to allowable fence height will also be presented.

There being no further business, it was unanimously approved to adjourn the meeting at approximately 5:15 p.m.

These minutes and annexes approved _____

Taylor Beswick
City Planner