

Prepared by: Scott County Planning and Development, 600 West Fourth Street, Davenport Iowa

SCOTT COUNTY ORDINANCE NO. 23-\_\_\_\_\_

AN ORDINANCE TO AMEND THE ZONING MAP BY REZONING APPROXIMATELY 3 ACRES IN SECTION 7, PLEASANT VALLEY TOWNSHIP FROM AGRICULTURAL-GENERAL (A-G) TO SINGLE FAMILY RESIDENTIAL (R-1), ALL WITHIN UNINCORPORATED SCOTT COUNTY.

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

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

PART OF THE NE ¼ OF THE NE ¼ OF SECTION 7 OF PLEASANT VALLEY TOWNSHIP, COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 7; THENCE NORTH 87° 26' 15" EAST ALONG THE NORTH LINE OF THE NORTHEAST QUARTER OF SAID SECTION 7, A DISTANCE OF 20.11 FEET TO THE POINT OF BEGINNING; THENCE NORTH 87° 26' 15" EAST ALONG SAID NORTH LINE, A DISTANCE OF 223.07 FEET TO A 2242.00 FEET RADIUS CURVE, CONCAVE SOUTHWESTERLY ON THE WESTERLY RIGHT OF WAY LINE OF WELLS FERRY ROAD; THENCE 442.47 FEET SOUTHEASTERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 11°18'27" WITH A 441.75 FEET CHORD THAT BEARS SOUTH 31° 35' 15" EAST; THENCE SOUTH 87° 26' 15" WEST, A DISTANCE OF 436.89 FEET; THENCE NORTH 02° 38' 18" WEST, A DISTANCE OF 386.27 FEET TO THE POINT OF BEGINNING, CONTAINING 3.000 ACRES OR 130,678 SQUARE FEET, MORE OR LESS AND SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

**Section 2.** This ordinance changing the above described land to Single Family Residential (R-1) is approved as recommended by the Planning and Zoning Commission.

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

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

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 All ordinances or part of ordinances in conflict with the provisions of the Ordinance are hereby repealed.

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

Approved this \_\_\_\_\_ day of \_\_\_\_\_ 2023.

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Ken Beck, Chair  
Scott County Board of Supervisors

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Kerri Tompkins, County Auditor