Minutes
Zoning Board of Appeals Meeting
December 5, 2018

Board Members Present: Chairman Fuhr, Mr. VanDaele, Ms. Parrish, Mr. Coyne, and Mr. Boyd

Staff Present: Gregory Thorpe, Doug Moslehi

The meeting was called to order at 6:02 P.M.

A motion was made to approve the November 7, 2018 minutes. The motion was made by Mr. Boyd, and seconded by Mr. Coyne. A voice vote was taken, motion carried.

CASE: SU-19-201
SPECIAL USE PERMIT
JASON & BRANDEE VIAGER
The Rock Island County Zoning Board of Appeals will hold a public hearing at the request of JASON & BRANDEE VIAGER (petitioner) on behalf of the FRED & KIMBERLY A. NIGHTENGALE LIVING TRUST (owners) to consider a Special Use Permit for a Density Increase, in an AG-1, Agricultural Preservation District. There were no objectors present. A motion was made to approve the request by Mr. VanDaele and seconded by Mr. Coyne. The vote to approve the request was as follows: Chairman Fuhr – Yes; Mr. Boyd - Yes; Ms. Parrish – Yes; Mr. Coyne - Yes & Mr. Van Daele - Yes. Motion carried.

CASE: SU-19-202
SPECIAL USE PERMIT
NOVEL ENERGY SOLUTIONS
The Rock Island County Zoning Board of Appeals will hold a public hearing at the request of NOVEL ENERGY SOLUTIONS LLC, (petitioner – A Corporation, Owner Cliff Kaehler 4710 Blaylock Way, Inver Grove Heights, MN 55076), on behalf of JAMES W ANDERSON TRUST, (owner) to consider a Special Use Permit for a Solar Farm in an AG-2 General Agricultural District. There were no objectors present. A motion was made to approve the request by Mr. Boyd and seconded by Ms. Parrish. The vote to approve the request was as follows: Chairman Fuhr – Yes; Mr. Boyd - Yes; Ms. Parrish – Yes; Mr. Coyne - Yes & Mr. VanDaele – Yes. Motion carried.

CASE: SU-19-203
SPECIAL USE PERMIT
DAVID RURSCH
The Rock Island County Zoning Board of Appeals will hold a public hearing at the request of DAVID RURSCH (petitioner) on behalf of the DONALD, JOANN, JOHN, DOROTHY & DAVID RURSCH (owners) to consider a Special Use Permit for a Density Increase, in an AG-1, Agricultural Preservation District. There were no objectors present. A motion was made to approve the request, by Mr. Coyne and seconded by Mr. VanDaele. The vote to approve the request was as follows: Chairman Fuhr – Yes; Mr. Boyd - Yes; Ms. Parrish– Yes; Mr. Coyne - Yes & Mr. Van Daele – Yes. Motion carried.

CASE: SU-19-204
SPECIAL USE PERMIT
ROBERT & MARY FUHR
The Rock Island County Zoning Board of Appeals will hold a public hearing at the request of ROBERT & MARY FUHR (owners) to consider a Special Use Permit for a Density Increase, in an AG-2, General Agricultural District. There were no objectors present. A motion was made to approve the request, by Mr. Boyd and seconded by Mr. Coyne. The vote to approve the request was as follows: Chairman Fuhr – Yes; Mr. Boyd - Yes; Ms. Parrish– Yes; Mr. Coyne - Yes & Mr. Van Daele – Yes. Motion carried.

(con’t)
The following Finding of Facts from November 7, 2018 was approved with a motion by Mr. VanDaele and second by Ms. Parrish. A voice vote was taken, motion carried.

1. RZ-18-117 Wynn Rentals, L.L.C. R-1 to I-1 BO
2. RZ-18-118 Sally Munson SE-1 to SE-2 BP
3. RZ-18-119 Bruce & Angela Anderson AG-2 to SE-1 CO

The motion to adjourn was made by Mr. Coyne and second by Mr. Van Daele. A voice vote was taken, motion carried. Meeting adjourned at 6:35 p.m.

This concludes the minutes of the Zoning Board of Appeals meeting.

Respectfully submitted ____________________________
Gregory Thorpe, Secretary