



CITY OF LECLAIRE, IOWA

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LECLAIRE, IOWA 52753

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NOTICE OF PUBLIC HEARINGS

Notice is hereby given that the Planning & Zoning Commission of the City of LeClaire, Iowa will be conducting a public meeting on **THURSDAY, January 13, 2022**, at 7:00 P.M., (local time), in the LeClaire City Hall Council Chambers located at 325 Wisconsin Street, LeClaire, Iowa, for the purpose of reviewing and receiving comments on and taking action on the following item(s):

1. **COLLIER COMP PLAN AMENDMENT PROPOSAL** – This is a proposed comp plan amendment submitted by the developers, Mr. & Mrs. Rodney Collier of 208 N. Cody Road, LeClaire, Iowa. This proposed amendment would amend the City’s long-range future land use plan by changing the current commercial use designation for Lot #2 of Grasshoppers 1st Addition to a “low density residential” use. Additional detailed, information and layouts are available at City Hall during regular business hours.
2. **COLLIER ZONING DISTRICT MAP AMENDMENT PROPOSAL** - This is a proposed zoning district amendment submitted by the developers, Mr. & Mrs. Rodney Collier of 208 N. Cody Road, LeClaire, Iowa. This proposed amendment would change the zoning designation of Lot #2 of Grasshoppers 1st Addition (210-218 N. Cody Road) from a C-2: Commercial Business District zoning to an R-2: One and Two Family Residential District. Additional detailed, information and layouts are available at City Hall during regular business hours.
3. **INGLEBY COMMERCIAL/RESIDENTIAL DEVELOPMENT SKETCH PLAN REVIEW & DISCUSSION** - This is an informal, preliminary, sketch plan review and discussion of a proposed combination commercial and residential site development plans (including zoning amendments and one or more subdivisions) submitted by the developer, Mr. Steve Ingleby, d/b/a Ingleby Construction of 285 Madison Drive, Riverdale, IA 52722. This proposal is a 4+/- acre development for the construction of multi-family residential housing units (apartments) and commercial units in the vicinity of the Comfort Inn and Super 8 motel on Riverview Court and Welcome Center Drive. Additional detailed, information and layouts are available at City Hall during regular business hours.

You are hereby further notified that the City Council of the City of LeClaire, Iowa, will also conduct a public hearing on the above-referenced issue(s) on **MONDAY, FEBRUARY 7, 2022, at 6:00 p.m.** (local time), at the LeClaire City Council Chambers located at 325 Wisconsin Street, LeClaire, Iowa, for the purpose of reviewing and receiving comments on and taking additional action on these matters.

Any and all residents, particularly those residing or owning property within two-hundred feet (200') of the area(s) under consideration, are invited and encouraged to attend these hearings at the times and places mentioned above and to submit their comments either orally, in writing, or both. For further information, please feel free to contact LeClaire City Hall at any time.

Dennis M. Bockenstedt
City Administrator