



Notice of Public Hearing

ZONING BOARD OF ADJUSTMENT

DATE: Thursday, November 16, 2023

TIME: 5:30 p.m.

PLACE: City Council Chamber, Historic Federal Building
350 W. 6th Street, Dubuque, Iowa

Notice is hereby given that the above identified governmental body will meet at the time, date and place as noted above. The tentative agenda for the meeting is as follows:

REGULAR SESSION

CALL TO ORDER

CERTIFICATION OF COMPLIANCE WITH IOWA'S OPEN MEETING LAW

ROLL CALL

MINUTES: November 2, 2023

DOCKET 43-23: **2901 Hillcrest Road**

Applicant: Tim Meuller

Request Type: Conditional Use Permit

Proposal: To permit an accessory dwelling unit in an R-1 Single-Family Residential zoning district.

DOCKET 44-23: **360 Mississippi View Drive**

Applicant: Lance Marting

Request Type: Special Exception

Proposal: To construct a garage addition totaling 1,450 square feet of detached accessory structures and 12' from the front property where 1,000 square feet maximum is permitted and 20' minimum is required in an R-1 Single-Family Residential zoning district.

DOCKET 45-23: **Seippel and Airborne**

Applicant: Trent Kastenschmidt

Request Type: Sign Variance

Proposal: To install a freestanding sign 105' in height where 40' maximum height is permitted in a C-3 General Commercial zoning district.

DOCKET 46-23: **2940 Spring Oaks Court**

Applicant: John and Stephanie Ottavi
Request Type: Special Exception
Proposal: To construct a 960 square foot ground mounted solar array 15' in height and totaling 1,896 square feet of detached accessory structures where 100 square feet, 10' in height, and 1,000 square feet maximum is permitted in an R-1 Single-Family Residential zoning district.

DOCKET 47-23: **781 Locust Street**

Applicant: Patrick Norton, Buesing & Associates
Request Type: Variance
Proposal: To allow encroachments into three visibility triangles, to cover 70% of the lot with structures, and to have 15% permeable area, where 50% maximum coverage is permitted and 20% permeable area is required in a C-4 Downtown Commercial zoning district.

ITEMS FROM PUBLIC:

At this time, anyone in the Council Chamber may address the Board on matters which are of concern to that person, and which are not an agenda item. Please take your place at the microphone and state your name and address clearly. Proceed with your comments; however, no formal action may be taken at this time on your comments because of the notice requirements of the Iowa Open Meetings Law.

ITEMS FROM BOARD:**ITEMS FROM STAFF:****ADJOURNMENT**

This notice is given pursuant to Chapter 21, Code of Iowa and applicable local regulations of the City of Dubuque and/or the governmental body holding the meeting. If you have any questions or comments concerning this notice, please contact the Planning Services Department, City Hall, 50 W. 13th Street (563) 589-4210. Individuals with limited English proficiency or vision, hearing or speech impairments requiring special assistance should contact the Planning Services Department at 589-4210, 48 hours prior to the meeting.



Shena Moon, Associate Planner