



## Notice of Public Hearing

# ZONING BOARD OF ADJUSTMENT

**DATE:** Thursday, November 21, 2024

**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:** October 24, 2024

**DOCKET: 37-24: 4300 Asbury Road (tabled from October)**

**Applicant:** Church of the Resurrection

**Request Type:** Variance

**Proposal:** To construct a 5,930 square foot ground mounted solar array totaling 7,440 square feet of detached accessory structures where 100 square feet and 1,000 square feet maximum is permitted in an R-1 Single-Family Residential zoning district.

**DOCKET: 39-24: 1701 Central Avenue**

**Applicant:** Andrew McCready – 563 Design

**Request Type:** Variance

**Proposal:** To allow a residential use on the first floor where it is only allowed above the first floor in a C-4 Downtown Commercial zoning district.

**DOCKET: 40-24: 1458 Locust Street**

**Applicant:** Mike Lange, Lange Sign Group

**Request Type:** Variance

**Proposal:** To allow two freestanding signs where one is permitted, to allow one sign to be 8' high and the other to be 7'-9" high where 6' in height is permitted, to allow one sign to be 32 square feet where 8 square feet is permitted, and to allow one sign to be in a visibility triangle in an OR Office Residential zoning district and a historic district.

**DOCKET: 41-24: 2600 Dodge Street**

**Applicant:** Jill Barden, Big River Sign Co Inc

**Request Type:** Variance

**Proposal:** To allow a sign to extend above the parapet wall where such placement is not permitted in a PC Planned 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. 13<sup>th</sup> 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.



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Shena Moon, Associate Planner