



## Notice of Public Hearing

# ZONING BOARD OF ADJUSTMENT

**DATE:** **Wednesday, April 22, 2020**

**TIME:** **5:00 p.m.**

**PLACE:** **Virtual Meeting**

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:

Due to social distancing guidelines related to the COVID-19 pandemic, Zoning Board of Adjustment members and City staff will participate by **virtual meeting and will not meet in person**. You may access the meeting by computer, tablet or phone. Directions to access the meeting are listed below.

**Join the meeting from your computer, tablet or smartphone.**

<https://global.gotomeeting.com/join/188516509>

**You can also dial in using your phone.**

United States (Toll Free): 1 877 568 4106

United States: +1 (646) 749-3129

**Access Code: 188-516-509**

**REGULAR SESSION**

**CALL TO ORDER**

**CERTIFICATION OF COMPLIANCE WITH IOWA'S OPEN MEETING LAW**

**ROLL CALL**

**MINUTES:** February 27, 2020

**DOCKET: 04-20**

**Applicant:**

**Address:**

**Proposal:**

**Conditional Use Permit – Tabled from February**

Iqbal Singh

1450 Loras Blvd.

To expand existing gas station/convenience store in a C-1 Neighborhood Commercial zoning district.

**DOCKET: 05-20****Variance – Tabled from February**

**Applicant:** John Weber/McGrath Collision Center  
**Address:** 3255 University Ave.  
**Proposal:** To add a third wall mounted sign to a business, where two signs maximum permitted, in a C-3 General Commercial zoning district.

**DOCKET: 06-20****Special Exception**

**Applicant:** Sarah and Thomas Welbes  
**Address:** 3035 Hillcrest Rd.  
**Proposal:** To allow a 6' high fence along the Deborah St. frontage, where 4' high maximum is permitted, and to allow a storage shed 0' from the Deborah St. frontage, where 20' minimum is required, in an R-1 Single-Family Residential zoning district.

**DOCKET: 07-20****Special Exception**

**Applicant:** Don and Lois Friedman  
**Address:** 2645 Windsor Ave.  
**Proposal:** To build a 32' x 32' (1,024 sq. ft.) detached garage 1' from the south side property line, 1,000 sq. ft. maximum and 6' minimum required respectively, and to cover 45% of the lot with structure, where 40% maximum lot coverage is permitted, in an R-2 Two-Family Residential zoning district.

**DOCKET: 08-20****Conditional Use Permit**

**Applicant:** Mark Lightcap  
**Address:** 1987 Washington St.  
**Proposal:** To open a carwash in a C-4 Downtown Commercial zoning district.

**DOCKET: 09-20****Variance**

**Applicant:** Big River Sign Co., Inc.  
**Address:** 3500 Dodge St.  
**Proposal:** To install 86 square feet of wall-mounted signage on the building, where a maximum of 45 square feet is permitted, in a PC Planned Commercial district.

**DOCKET: 10-20****Special Exception**

**Applicant:** Ronal Fuerst  
**Address:** 405 Clarke Drive  
**Proposal:** To build a 16' x 24' detached garage 3' from the east side property line, where 6' minimum required, in an R-2 Two-Family Residential zoning district.

**ITEMS FROM PUBLIC:**

At this time, anyone may address the Board on matters which are of concern to that person and which are not an agenda item. Please 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 Division, 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.

A handwritten signature in blue ink, appearing to read "Wally Wernimont".

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Wally Wernimont, Associate Planner