

Notice of Public Hearing

**ZONING BOARD OF ADJUSTMENT**

---

**DATE:** Thursday, May 26, 2022  
**TIME:** 5:30 p.m.  
**PLACE:** City Council Chamber, Historic Federal Building  
350 W. 6<sup>th</sup> 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:** April 28, 2022

**DOCKET: 13-22**    **1575 Curtis Street**  
**Applicant:** Mark & Deb Rothweiler  
**Request Type:** Special Exception  
**Proposal:** To construct a garden shed 0' from the front property line where 20' minimum setback is required in an R-1 Single-Family Residential zoning district.

**DOCKET: 14-22**    **2719 Brunskill Road**  
**Applicant:** Ron & Silvana Wagner  
**Request Type:** Special Exception  
**Proposal:** To construct a 3,500 square foot detached garage 21' in height where 1,000 square feet and 15' height maximum are permitted in an R-1 Single-Family Residential zoning district.

**DOCKET: 15-22**    **620 South Grandview Avenue & 333 Bryant Street**  
**Applicant:** Roux Conlon Loar & Tim Conlon  
**Request Type:** Variance  
**Proposal:** To allow for the establishment of a Planned Unit Development for a project site totaling approximately .18 acres where a minimum of 2 acres is required.

**DOCKET: 16-22**    **2319 Manson Road**  
**Applicant:**        Kristin & Steve Vaassen  
**Request Type:**    Conditional Use Permit  
**Proposal:**         To allow a detached accessory dwelling unit in an R-1 Single-Family Residential zoning district.

**DOCKET: 17-22**    **2319 Manson Road**  
**Applicant:**        Kristin & Steve Vaassen  
**Request Type:**    Special Exception  
**Proposal:**         To allow a 7,520 square foot detached accessory dwelling unit where a maximum of 600 square feet is permitted in an R-1 Single-Family Residential 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.



\_\_\_\_\_  
Wally Wernimont, Planning Services Manager