



## Notice of Public Hearing

# ZONING BOARD OF ADJUSTMENT

**DATE:** Thursday, September 28, 2023

**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:** August 24, 2023

**DOCKET 28-23: 2160 Golden Eagle Drive - Tabled from August**

**Applicant:** Kevin Muehlenkamp

**Request Type:** Special Exception

**Proposal:** To allow a pool shed and pool located 6' and 11' from the front property line, respectively, where 20' minimum is required in an R-1 Single Family Residential zoning district.

**DOCKET 29-23: 1247 Timber Hyrst Court**

**Applicant:** Kathryn Moran

**Request Type:** Special Exception

**Proposal:** To construct a 480 sq. ft. pool house and 624 sq. ft. pool where 1000 sq. ft. maximum is allowed in an R-3 Moderate Density Multi-Family Residential zoning district.

**DOCKET 30-23: 2216 Windsor Avenue**

**Applicant:** Terry Roussel

**Request Type:** Special Exception

**Proposal:** To allow outdoor storage of two vehicles located 0' from side property lines where one vehicle is allowed and a minimum 3' side setback is required in an R-2A Alternate Two-Family Residential zoning district.

**DOCKET 31-23:** **2505 Pennsylvania Avenue****Applicant:** Kenneth Glick**Request Type:** Special Exception**Proposal:** To construct a 10' x 12' detached storage shed for a total of 1,250 sq. ft. of detached accessory structures where 1,000 sq. ft. maximum is permitted in an R-1 Single-Family Residential zoning district.**DOCKET 32-23:** **2775 Andrew Court****Applicant:** Bryan Ortiz**Request Type:** Special Exception**Proposal:** To construct a 30' x 36' detached garage for a total of 1,080 sq. ft. of detached accessory structures where 1,000 sq. ft. maximum is permitted in an R-1 Single-Family Residential zoning district.**DOCKET 33-23:** **3040 Arbor Oaks Drive****Applicant:** Julie Rolling**Request Type:** Special Exception**Proposal:** To construct a 6' high fence in the required front yard where 4' high maximum is allowed in an R-1 Single-Family Residential zoning district.**DOCKET 34-23:** **2053 Jackson Street****Applicant:** Roy D. Olds**Request Type:** Special Exception**Proposal:** To construct a 6' x 12' storage shed 0' from the side property line where 3' is required and to have 8% greenspace where 20% minimum is required in an R-2A Alternate Two-Family Residential zoning district.**DOCKET 35-23:** **1749 Churchill Drive****Applicant:** William R. Biver, St. Mary's Inn Maternity Home**Request Type:** Conditional Use Permit**Proposal:** To allow a Group Home as a conditional use in an R-3c Moderate Density Multi-Family Residential with conditions 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