

NOTICE OF PUBLIC MEETING

The Decorah Zoning Board of Adjustment
will meet at City Hall on

Wednesday, January 5, 2022 at **5:15 PM.**

For special accommodations or accessibility, please call City Hall, 563.382.3651 prior to 4:00pm on Wednesday, January 5, 2022 enclosed .

Please follow this link to the board packet and supporting documentation:

<https://www.dropbox.com/sh/m33s3pqwwdbsuaf/AADFdMhcjp5rBSBDIIQRFEI2a?dl=0>

AGENDA

1. Call to Order
2. Approval of Minutes of the October 6, 2021 meeting.
3. Corey Sabin of 709 South Mill Street is requesting variances to construct an enclosed front porch and deck extension on the East side of the residence along Mill Street
4. Nagle Signs, on behalf Briar Apartments/Echo Dev., is requesting variances to erect a sign at 2342 Sweet Parkway Road contrary to R-3 17.76.030 – C. 16sf max and 20ft from property line.
5. HOBS LLC (Bruce Anderson) of 704 Dudley Street is requesting 3 variances to construct a new storage warehouse with a single occupant office.
6. Consider setting a date for public hearing for Prairie Lakes Church, Locally known as 2324 Sweet Parkway, Decorah, Iowa 52101. Pursuant to Chapter 17.32 – Special Permits, of Title 17 of the Decorah Municipal Code, the request is to authorize the location and use of a church in the C-5 Office Park Commercial District, contrary to the provisions of Chapter 17.104, of Title 17 of the Decorah Municipal Code.
7. Extended Discussion on policies, rules and Regulations for Board of Adjustment. Board recommendations for updated Appeal Form.
8. Other Business
9. Adjourn

17.28.070 - Variances

The board of adjustment may authorize upon appeal in specific cases such variance from the terms of this title as will not be contrary to the public interest where, owing to the special conditions, a literal enforcement of the provisions of this title would result in unnecessary hardship. A variance from the terms of this title shall not be granted by the board of adjustment unless and until the following requirements are met:

A. A written application for a variance is submitted demonstrating:

- 1. That special conditions and circumstances exist which are peculiar to the land, structure or building involved and which are not applicable to other lands, structures or buildings in the same district,*
- 2. That literal interpretation of the provisions of this title would deprive the applicant of rights commonly enjoyed by other properties in the same district under the terms of this title,*
- 3. That the special conditions and circumstances do not result from the actions of the applicant,*
- 4. That granting the variance requested will not confer on the applicant any special privilege that is denied by this title to other lands, structures or buildings in the same district, and that no permitted use of land, structures or buildings in other districts shall be considered grounds for the issuance of a variance;*

This notice is sent to you as a courtesy by the City, as you own property near, or adjacent to, one of the properties listed above which have requested variances. If you have any questions or concerns regarding the above request, you are welcome to attend the meeting and express them or contact City Hall at 382-3651.