

ZONING BOARD OF ADJUSTMENT
AGENDA
TUESDAY, APRIL 18, 2017
9:00 A.M. – STUDY SESSION FOR BOARD MEMBERS-SITE VISITS
403 WILLOW AVENUE
4:00 P.M. – REGULAR MEETING
CITY COUNCIL CHAMBERS – 2ND FLOOR, CITY HALL
209 PEARL STREET, COUNCIL BLUFFS, IA 51503

1. CALL TO ORDER
2. ROLL CALL
3. PLEDGE OF ALLEGIANCE
4. ADOPTION OF AGENDA
5. APPROVAL OF THE NOVEMBER 15, 2016 MEETING MINUTES
6. PROOF OF PUBLICATION/POSTING
7. REVIEW OF MEETING PROCEDURES
8. PUBLIC HEARINGS
 - A. CASE #CU-17-001: Public hearing on the request of David H. Edwards, represented by John H. Jerkovich for approval of a conditional use permit to allow ‘automobile sales and rental’ in a C-2 Commercial District on property legally described as being Lot 4, except the north 3.5 feet thereof, and Lots 5 through 8, all in Country Club Acres, City of Council Bluffs, Pottawattamie County, Iowa. Location: Immediately south of property commonly known as 3554 South Expressway.
 - B. CASE #BA-17-001: Public hearing on the request of Omega Foods, Inc./Wendy’s represented by Ken Wales, for a variance from Section 15.32.040(01) Corridor Design Overlay District, Curb Cuts of the Council Bluffs Zoning Ordinance to allow two curb cuts to remain on West Broadway, on property legally described as Lots 8-10 and Lots 21-23, Block 22, Ferry Addition. Location: 3524 West Broadway.
 - C. CASE #BA-17-002: Public hearing on the request of the City of Council Bluffs, for a variance from Section 15.33.100(4)a Signs, Ground and Monument Signs of the Council Bluffs Zoning Ordinance to allow a monument sign to be placed on property where the front wall of the structure is closer than 15 feet from the right-of-way line of the street, on property legally described as Lots 11 and 12 along with the west 47 feet 1-inch of Lot 10, Block B, Perry’s Second Addition. Location: 3320 West Broadway.
9. OTHER BUSINESS
 - A. 2016 Annual Report
 - B. Election of Officers
 - C. Items of interest
10. ADJOURNMENT

NOTE: If you have any comments or questions regarding this agenda, or if you are unable to attend this meeting, please contact the Community Development Department at 328-4629.

